LEASE GUARANTOR

Covenants. In consideration of the sum of one dollar ($1.00) now paid by the Landlord to the Guarantor and other valuable consideration the receipt whereof is acknowledged, the Guarantor covenants with the landlord that the tenant shall duly perform and observe every covenants, proviso, condition and agreement in this lease on the part of Tenant to be performed and observed, including the payment of rent and other payments agreed to be paid or payable under this lease on the days and at the times and in the manner herein specified, and that if default is made by the Tenant, whether in payment of rent or other sums from time to the falling due hereunder as and when they become due and payable or in the performance or observance of any of the covenants, provisos, conditions or agreements which under the terms of the this lease are to be performed, or observed by the Tenant, the Guarantor shall forthwith pay to the Landlord on demand the rent and other sums in respect of which default has occurred and all damages that may arise in consequence of the non-observance or non-performance of any of the covenants, provisos, conditions, or agreements.

Enforcement. The Guarantor covenants with the Landlord that the Guarantor is jointly and severally bound with the Tenant for the fulfillment of the obligations for the Tenant under the lease. In the enforcement of its rights hereunder the Landlord may proceed against the Guarantor as if the Guarantor were named Tenant hereunder.

Waiver. The Guarantor waives any right to require the Landlord to proceed against the Tenant or to proceed against or to exhaust any security held from the Tenant or to pursue any other remedy which is available to the Landlord before proceeding against the Guarantor.

Non-waiver. No neglect or forbearance of the Landlord in the endeavoring to obtain payment of the rent or any other payments required to be made under the provisions of the lease when they become due, no delay of the Landlord in taking any steps to enforce performance or observance of the covenants, provisos, or conditions contained in this lease to be performed or observed by the Tenant, no extensions or extensions of time which may be given by the Landlord from time to time to the Tenant, and no other act or failure to act by the Landlord releases, discharger or in any way reduces the obligations of the Guarantor under the guarantee contained in this paragraph 4.

Termination. In the event of the termination of this lease, except by surrender of the Landlord, or in the event of disclaimer of this lease pursuant to any statute, then at the option of the Landlord the Guarantor shall execute a new lease of the premises between the Landlord as Landlord and the Guarantor as tenant for a term equal in duration to the residue of the term remaining unexpired at the date of termination or disclaimer. The lease shall contain the same Landlords and tenant's obligations and the same covenants, provisos, agreements and conditions in all respects (including the proviso for re-entry) as are contained in this lease.

Applicable law. The Guarantor submits to the jurisdiction of the courts of Nova Scotia in any action proceeding by the Landlord to enforce its rights hereunder.

Payment
Any returned payment carries a $80 fee responsible by the tenants.
A second returned payment results in a non refundable damage deposit (one half of months rent.)
A third returned payment results in an eviction notice.

Guarantor Information				
Name:				
Date of birth:		SIN:		Phone:
Current address:			City:	Postal Code:
Own Rent (Please circle)		Monthly payment or rent:		How long?
Landlord:		Phone:	Email:	
Previous address:		City:	Prov:	Postal Code:
Previous landlord:		Phone:	Email:	
Own Rent (Please circle)		Monthly payment or rent:		How long?

Guarantor Employment Information			
Current Employer:	Supervisor		
Employer address:			How long?
City:	Province:		Postal Code:
Supervisor Phone:	E-mail:		Fax:
Position:	Hourly Salary (Please circle)		Annual income:

Date	Guarantor Name:	Guarantor Signature:	Guarantor For: