

# Tiger Properties, LLC

## RENTAL PAYMENT POLICY

All rental payments are due on the first of each month. Any payments received after the 5<sup>th</sup> of the month are late and a \$30.00 late charge is to be included in the rental payment. There is a drop slot in the front door of Tiger Properties, LLC for after hour payments. **Cash will not be accepted.**

Apartments are rented as a whole. Each apartment has the option to pay rent as a whole or per tenant (must stay consistent throughout lease). Hence, if there is more than one person paying rent, all payments must be in by the 5<sup>th</sup> or each late payment per tenant will be subject to a late fee. Further, if one person does not pay rent, Tiger Properties, LLC will file for eviction for possession of the apartment or home. No exceptions. Late payments can affect everyone's credit/rental history. **In the event that a roommate decides to vacate prior to the expiration of the lease, the entire household will be responsible for that portion of the rent.** Back rents, on the other hand, will be pursued through guarantors (Note: all leases with no guarantors will be treated as one subject).

Returned checks will automatically be considered as late payments and must include a \$30.00 late fee and a \$25.00 NSF fee. Payments for the NSF check must be paid within the ten (10) day period specified on the certified form that you will receive. Failure to pay will result in immediate action for possession of the premises and a warrant for your arrest. Personal checks will no longer be accepted for rental payments after this point.

It is recommended that each apartment elect one person to submit all rental payments as a whole instead of separate payments. Partial payments are not permitted without written consent from Tiger Properties, LLC. This will prevent any payment problems during your residency.

Evictions will be filed on any household with a balance due after the 5<sup>th</sup> of each month. This will result not only in Tiger Properties, LLC gaining possession of the apartment, but will also result in additional charges to you for filing, court costs, and any other fees required in obtaining possession and or money due to Tiger Properties, LLC. Each person in the household will be responsible for the entire amount due and damages. The only way to stop an eviction is to pay all money due along with all late and legal/filing fees. Any apartment/home that has been late three times within a year period will be evicted without any recourse.

Resident charges are considered a part of the rental payment. If you have incurred any charge for damages, fees, maintenance, or Homeowner Association dues, it must be paid with the rent or it will be considered delinquent. (See late rental payments and eviction procedures above).

**I have read and understand the above information regarding rental payments and procedures for nonpayment:**

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**Signature**

**Date**

**Signature**

**Date**

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**Signature**

**Date**

**Signature**

**Date**