

CREATIVE REAL ESTATE ASSOCIATES

6550 S. Pecos Rd., Building B Suite 105, Las Vegas, NV, 89120-2828

ADVANCE RENT AGREEMENT

The purpose of this agreement is to receipt you for **advance rent** you have agreed to pay. The **advance rent** will hold the **designated property** until the date specified below, which will be the **lease date**, and it is **NON-REFUNDABLE**. While you may enter into the **lease** on a date prior to that specified, your **advance rent** paid to **Creative Real Estate Associates (CREA)** will be **forfeit in its entirety** if you do not enter into and properly **execute the lease** on the **designated property** by the **specified date**, *except if you have made prior arrangements in writing agreed to by all the parties hereto*. You are fully approved to be a **Tenant** of the **designated property** only. Approval is not transferable.

The **advance rent** hereby collected and receipted for will apply only to the **full rent due and payable upon execution of the lease**. You are still obligated to pay a full **security deposit**, as well as any and all **fees** which may apply. The **advance rent** amount shall be one half of the **monthly rent**.

Designated Property Address: _____

Property Manager: _____

Lease Date: ____ - ____ - _____

Advance Rent Amount: \$_____

Name: _____ Signature: _____

Date: ____ - ____ - _____

Name: _____ Signature: _____

Date: ____ - ____ - _____

This agreement shall be attached to and become part of the lease.