

LEASE ADDENDUM

This Lease Addendum (this “Addendum”) is made and entered into this ___ day of _____, 2021 by and between _____ (“Tenant”) and _____ (“Landlord”).

WHEREAS, Landlord and Tenant are parties to a lease agreement (the “Lease”) dated _____ to which this Addendum is a part, for Tenant’s tenancy in the unit located at _____ (the “Premises”) and Tenant and Landlord anticipate and expect that Tenant, during the term of the Lease, shall be a student at _____ (the “School”); and

WHEREAS, Landlord, in consideration of Tenant’s execution of the Lease and for good and valuable other consideration, agrees to enter into this Addendum with the Tenant.

IN CONSIDERATION OF THE FOREGOING, LANDLORD AND TENANT AGREE TO THE FOLLOWING:

1. Tenant may delay the commencement date of the Lease from August 1, 2021 for any of the following reasons until the applicable date set forth below:

	Reason for Delay	New Lease Commencement Date
(a)	Tenant is unable to obtain a student visa due to the suspension of student visas by the U.S. Department of State	30 days after Tenant obtains a student visa or an earlier date agreed to between Landlord and Tenant.
(b)	The School does not provide the required documentation for Tenant’s student visa application to be processed.	30 days after Tenant obtains a student visa or an earlier date agreed to between Landlord and Tenant.
(c)	The School has decided not to hold any in-person/on-campus classes.	The date in-person/on-campus classes resume at the School.
(d)	The School permits Tenant to defer enrollment and Tenant provides a copy of the deferral letter.	The date the School requires Tenant to enroll at the School in the deferral letter.
(e)	Tenant is unable to obtain a student visa due to delays relating to issuance of student visas by the applicable embassy.	30 days after Tenant obtains a student visa or an earlier date agreed to between Landlord and Tenant.

In order to be eligible for a delayed commencement date, Tenant must provide evidence of Tenant’s acceptance at the School and delivery of a non-refundable deposit for enrollment. Any delay in the commencement date of the Lease will not change the existing expiration date of the Lease.

2. Tenant may terminate the Lease without penalty if any of the reasons for delay in (a) through (c) in Section 1 above continue beyond June 1, 2022.

3. Either Landlord or Tenant may terminate the Lease without penalty if the reason for delay in (e) in Section 1 above continues for ninety (90) days after the originally scheduled commencement date of the Lease.

4. Landlord and Tenant acknowledge and agree that this Addendum and the Lease to which this Addendum is a part, shall be binding upon and inure to the benefit of their heirs, legal representatives, successors and assigns. Except as set forth in this Addendum and any other addenda or exhibits attached

to the Lease, all other terms of the Lease remain unchanged and the Lease shall remain in full force and effect as between Landlord and Tenant.

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IN WITNESS WHEREOF, Landlord and Tenant have caused this Addendum to be duly executed as of the date and year first written above.

Tenants:
(All residents must sign below)

Date: _____

Date: _____

Landlord (or Authorized Representative)
(Signs Below)

Date: _____