

ASW Properties, Ltd
453 S. High St. Ste. 301
Akron, OH 44311

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Management and Leasing Agents for University Rentals and Campus View Apartments

INFORMATION SHEET

We will begin showing apartments for the 2008/2009 season on January 15, 2008

Important Leasing Information...

- All parties need to be present for lease signing
- A lease starting after the first day of the month will be pro-rated and all proceeding payments will be due on the 1st of each month through the end of the term.
- Each tenant is personally responsible for paying the entire monthly rent due, not just his or her share. If one of your roommates does not pay his or her rent you are still responsible for paying the entire monthly rent due to the following:
 - ASW Properties, Ltd 453 S. High St. Ste 301 Akron, OH 44311
 - Drop off located at 444 Sumner Street Apartment E (for Akron tenants)
- Monthly rent **will not** be adjusted or reduced if a roommate moves out
- It is your responsibility to find or replace a roommate
- Each tenant must turn in a fully executed co-signer agreement
- A security deposit is just that, a deposit. It is not an advance rental payment and cannot be used towards rent. The security deposit is returned thirty days after lease expiration or delivery of possession of the premises to Lessor, whichever is last to occur. Keep in mind that damages caused by the tenant will be deducted from the deposit.
- Pets are prohibited in our apartments or homes. This includes visiting pets
- All payments to University Rentals or (ASW Properties, Ltd. leasing agent) must be by check or money order. No exceptions. In no case will cash be accepted.
- Apartments with "off street parking" will require the purchase of a parking permit, permit fee is \$10 dollars per tenant

ASW Properties, Ltd Leasing Procedure...

All Applicants Must:

- Complete a rental application and submit a non-refundable application fee of \$25
- Provide two photo I.D.s (a state license and school identification are preferred)
- Pay full security deposit-equivalent to the monthly rental payment
- Read and sign the lease agreement
- Turn in a signed notarized, co-signer agreement for each person on the lease, no exceptions.
- All leases and documents must be returned by the deadline dates
- No keys will be issued unless all paper work is in order

The purpose of this information is to help keep our prospective residents informed of general leasing policies and is not intended to be a complete agreement. Information is subject to change.