

EARLY LEASE TERMINATION MUTUAL AGREEMENT

Date: [Date]

Landlord: [Landlord Name]

Tenant(s): [Tenant Name(s)]

Property Address: [Full Property Address]

This agreement serves as a mutual understanding between the Landlord and the Tenant(s) to terminate the lease agreement dated [Original Lease Start Date] for the property listed above.

1. Termination Date: Both parties agree that the lease shall officially terminate on [New Termination Date] at [Time]. The Tenant agrees to vacate the premises by this time.

2. Financial Obligations: [Select one option and delete the other]

- The Tenant shall pay a termination fee of \$[Amount] upon signing this agreement.
- No termination fee is required, provided the Tenant fulfills all other obligations in this agreement.

3. Security Deposit: The security deposit of \$[Amount] shall be handled as follows: [e.g., returned in full, used for final month's rent, or returned minus damages as per original lease terms].

4. Condition of Property: The Tenant agrees to leave the property in clean condition, free of trash and personal belongings. A final walkthrough will be conducted on [Date].

5. Mutual Release: Upon the successful handover of keys and payment of any agreed-upon fees, both parties release each other from all future obligations, claims, and liabilities arising from the original lease agreement.

Signatures:

Landlord Signature

Tenant Signature

Tenant Signature