

GUARANTOR RIDER

Attached to lease made October 1, 2018

For apartment 3E at 1765 West 34th Street, Brooklyn, NY 11229

Between

Landlord

&

Tenant(s)

1765 West 34th Street Corp.

Brett Johnson

Cindy Wakefield

David Hunter

The undersigned Guarantor guarantees to Owner the strict performance of and observance by Tenant of all the agreements, provisions and rules in the attached Lease. Guarantor agrees to waive all notices in the event the Tenant is not paying rent or not observing and /or complying with any provisions of attached Lease. Guarantor agrees to be equally liable with Tenant so that Owner may sue both Guarantor and Tenant at the same time and or seek indemnification from either Tenant or Guarantor at any time. The Guarantor further agrees that this guaranty shall remain in full effect in the event that the Lease is renewed, modified or extended in any manner, so long as the tenant is in possession. Owner and Guarantor agree to waive trial by Jury in any action, proceeding or counterclaim brought against the other on any matters concerning the attached Lease or the guaranty. The Guarantor understands that if not for this guaranty the apartment would not be rented to the tenant and / or occupant(s).

Guarantor's Name: Tom Hunter SS#: 260-52-8098 D/O/B: 11/08/1962

Address: 488 Elmwood Road City: Queens

State: NY Zip Code: 11375 Phone #: (718) 368-4999

In the event that the named Tenants and/or occupants fails to abide by the terms of the lease or any claims are made by the Owner / Landlord then Owner/Landlord may send prior written notice to the Guarantor at the address listed above so as to correct any problems that may arise. In the event that the Guarantor shall change the address or telephone number for notices it is responsibility of the Guarantor to notify the Landlord. This last paragraph is not a condition of either party of the lease but a courtesy extended to the respective parties so as try to avoid potential problems so Guarantor will be able to cure or alleviate "problems" and enable owners/landlords to properly manage and maintain the premises of which this apartment is part of.

Tom Hunter