

Address Code: _____

UNION PROPERTIES, INC.

GENERAL, UNCONDITIONAL, AND CONTINUING GUARANTY

The undersigned, as (relation) _____ of Tenant, in order to induce *Union Properties, Inc.* to lease a property to _____, hereby guarantees to said Landlord the performance of the above named Tenant and all their duties and obligations under such initial lease and/or any subsequent leases and the prompt and unconditional payment of each and every obligation of Tenant under same including damages, expenses, Court Costs and Attorney's Fees incurred under the terms of any such lease.

The undersigned Guarantor consents that the obligation of Tenant for the liabilities hereby guaranteed may be renewed, extended, modified or released, or surrendered, all without notice and all without affecting the obligations of the undersigned Guarantor, including all leases executed by Tenant. This Guaranty shall be construed as a general, absolute, and unconditional Guaranty of payment and shall continue after the terms of said lease or leases until all obligations and payments of Tenant are fully satisfied. Landlord may enforce this Guaranty without being obligated to resort first to any security or any other remedy against Tenant and Guarantor hereby waives any notice of default and/or any right to cure same and there shall be no presentment or dishonor hereunder.

This Guaranty is general and shall inure to, and may be relied upon and enforced by, any successor or assign of Landlord. The obligations of Guarantor shall be binding upon Guarantor and their successors and assigns. This Guaranty shall be governed by the laws of the State of Florida and the parties specifically agree that any legal action brought under this Guaranty or any underlying lease, whether by Landlord/Tenant or Guarantor shall be brought only in Alachua County, Florida and the parties waive the right to jury trial in any such action.

Guarantor represents and warrants that the following information is true and correct, and authorizes the verification of same by reasonable means such as a Credit Bureau Check. **Alteration or Revocation of this Guaranty is not permitted.**

GUARANTOR NAME: _____ SS# _____

ADDRESS: _____ PH# _____

CITY/STATE/ZIP: _____

SIGNATURE: _____ DATE: _____

EMAIL: _____

SWORN TO AND SUBSCRIBED BEFORE ME THIS ____ DAY OF _____, _____

AT _____

NOTARY PUBLIC OR DEPUTY CLERK

*4421 NW 39TH Avenue Building 2 Suite 1 Gainesville, Florida 32606
Phone 352~373~7578 Fax 352~373~0755*