

Security Deposit: \$ 365.00
(Not for last month's rent)

Last Month's Rent: \$ 365.00
(Due on 7/1/2016)

Lease Agreement for Room B
(Room(s) to be rented)

Your leased premises are rented under the following terms and conditions:

This LEASE AGREEMENT is made on April 10th, 2015, by and between Jianing
(date)

Morris (hereinafter "Lessor") and ZHEN KAI (hereinafter "Lessee(s)).
passport # : G56804072
All persons living in the Lease Premises must sign this Lease.

Definition of leased premises:

Address: #436 W. Northlane Dr., Bloomington, IN 47404

Room(s) to be leased: B (A, B, or C; see attached floor plan)

Common and private areas: The first floor of the unit, including but not limited to the living room, kitchen, dining room, and laundry room, as well as the stairway and upstairs hallway, shall be considered a common area. The master bedroom, the master bathroom, and both smaller bedrooms shall be regarded as private areas, while the upstairs middle bathroom shall be regarded as a common area to be shared by the tenants of both smaller bedrooms. Common areas shall not be used as storage space for personal belongings or for any other purpose which may infringe or limit other tenants' access to said spaces without express permission from each tenant and Lessor. Lessee agrees to maintain common areas according to all other terms and guidelines set forth elsewhere in this lease. Lessee does not have the right to bar others from occupying any common areas and are prohibited from entering private areas leased or occupied by someone else without their express permission. The common area is furnished and the Lessee may not add, alter, or remove any furniture without permission from the Lessor. The Lessor has access at all times to common areas with 24 hour notice, except during emergencies. Lessor shall not access private areas without notice of time and purpose and scheduling an appointment, except during emergencies. Lessee shall not unreasonably withhold scheduling an appointment.

Lessee Initials ZK