



NO-DEPOSIT AUTHORIZATION

In lieu of a traditional deposit, Tenant hereby elects to enroll in the No-Deposit option under the terms outlined herein. Upon termination of the Lease Agreement, Agent authority to withdraw funds will adhere to limitations outlined in Wyoming Statute §1-21-1208 for traditional Security Deposits.

Tenant and Agent agree to the following terms:

- Tenant agrees to pay the No-Deposit Fee listed below with each rent payment for the full term of the lease.
- The No-Deposit Fee is non-refundable.
- The No-Deposit Fee is paid only to secure the rental without a traditional security deposit and will not apply towards cleaning, repairs, or unpaid balances.
- Tenant’s payment of the No-Deposit Fee is does not eliminate, release, or otherwise limit the Tenant’s responsibilities under the Lease Agreement.
- The No-Deposit Fee is not insurance and does not change the Tenant’s obligation to pay rent and damages beyond normal wear and tear.
- Tenant agrees to enroll in automatic ACH payments for rent and other monthly recurring charges via the Tenant Portal and will maintain automatic payments for the full term of the Lease.
- This Agreement does not authorize Agent to withdraw funds for rent, damages, or other charges during the Lease term. Agent shall only withdraw funds after termination of the Lease Agreement, after Tenant has been notified of the charges, and no more than 60 days after termination.
- Tenant certifies they are an authorized user of the below-named bank account and will not dispute any withdrawal so long as the transactions correspond to the terms indicated in this Agreement.
- If Tenant fails to abide by this Agreement, Agent may require Tenant to pay a traditional, refundable Security Deposit equal to two months of rent, due immediately.
- At any time during the term of this lease, Tenant may withdraw their agreement to pay the No-Deposit Fee and instead pay a traditional, refundable Security Deposit equal to the Withdrawal Limit listed below.

After Move-Out

- If there are no charges, Agent will provide Tenant written notification that this Authorization is terminated. Agent has 30 days to provide notification.
- If there is a balance owed, Agent will provide Tenant with a written, itemized list of charges. Agent will withdraw funds from the bank account designated below, not to exceed the authorized limit designated below. Agent will make every effort to limit the withdrawal to a single transaction. Alternatively, Tenant may make payment at the office with certified funds.
- If a transaction is rejected due to lack of funds or because the account was closed, Tenant will be notified and given thirty (30) calendar days to make payment via certified funds, plus a \$50 Fee for the rejected collection. If payment is not received within thirty (30) calendar days, Agent shall turn the balance over for collection. Additional fees and interest may apply.
- Tenant understands this Agreement remains valid until either party provides written notice to the other, or 60 days after termination of the Lease Agreement, whichever occurs first. If Tenant elects to terminate this authorization while still under an active Lease Agreement, Tenant shall pay a traditional Security Deposit equal to the Withdrawal Limit listed below, to be held in accordance with Wyoming Statute §1-21-1208.

Monthly Fee: \$ _____ Withdrawal Limit: \$ _____

Tenant 1 (Print): _____ Sign: _____

Tenant 2 (Print): _____ Sign: _____

Tenant 3 (Print): _____ Sign: _____

Tenant 4 (Print): _____ Sign: _____

Agent (Print): _____ Sign: _____

American West Realty and Management

ACH WITHDRAWAL AUTHORIZATION

Authorization

I hereby authorize American West Realty and Management LLC to electronically debit entries to my (our) account and, if necessary, electronically credit my (our) account to correct erroneous debits as follows:

BANK DETAILS

Bank Name: _____

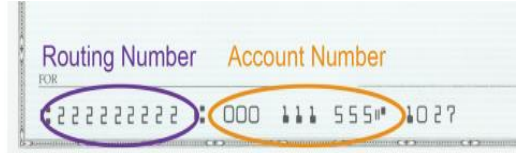
Select one: Checking Account
 Savings Account

Account Name: _____

Account Number: _____

Routing Number: _____

Amount authorized to debit: \$ _____



I (we) understand that this authorization will remain in full force and effect until all parties revoke this authorization. I (we) understand American West Realty and Management LLC requires at least 15 days notice to cancel this authorization.

Tenant 1 (Print): _____ Sign: _____

Tenant 2 (Print): _____ Sign: _____

Tenant 3 (Print): _____ Sign: _____

Tenant 4 (Print): _____ Sign: _____

Agent (Print): _____ Sign: _____