



## Cornerstone Real Estate Team

685 Citadel Drive East, Suite 325, Colorado Springs, CO 80909  
719-243-6400 (Office) 888-268-9061 (Fax)  
[admin@callcornerstone.com](mailto:admin@callcornerstone.com)

### Notice of Early Termination of Lease

Property Address: \_\_\_\_\_

Move Out date: \_\_\_\_\_

1. **Early Termination Fee** is equal to one month's rent and must be paid when providing notice of early termination.
2. Tenant is responsible for all rent and utilities through the term of the Lease.
3. Property Manager will make every effort to get property re-leased as soon as possible. Once a new Tenant has moved into the property, the current Tenant will no longer be responsible for rent and utilities for the property.
4. Property Manager will begin efforts to re-lease property **after** current tenant has: a) paid Early Termination Fee; b) made all necessary repairs; c) vacated property; d) provided receipts for home cleaning and carpet cleaning, as required by lease; and e) turned in all keys, garage remotes, etc.
5. Tenant agrees to turn in all keys, garage remotes, etc. to the office of the Landlord no later than 4:00 pm on the Move Out date above.
6. Property Manager represents the Owner and will operate in the Owner's best interest.
7. Deposit Reconciliation will be completed within 60 days after either a) new Tenant moves in, or b) the current lease ends, whichever occurs first.

Tenant(s):

1.			
	(Print)	(Sign)	(date)
2.			
	(Print)	(Sign)	(date)
3.			
	(Print)	(Sign)	(date)
4.			

This form has not been approved by the Colorado Real Estate Commission. It was prepared by Frasca, Joiner, Goodman and Greenstein, P.C., as legal counsel for the use of Cornerstone Real Estate Team.

08/21/2023



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(Print)

(Sign)

(date)

Property Manager: \_\_\_\_\_

(Print)

(Sign)

(date)

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