

[INSERT CASE STYLE]

_____ /

JOINT STIPULATION

COME NOW the respective parties to this action, and hereby jointly stipulate for the entry of the following:

1. The parties agree that the following amounts are owed by Defendant to Plaintiff:

a. RENT for months _____ \$ _____

b. ATTORNEY'S FEES/COST \$ _____

c. LATE CHARGES \$ _____

d. OTHER AMOUNTS _____ \$ _____

Subtotal of a, b, c and d \$ _____

CREDIT (amounts paid by Defendant into the Court's Registry) \$(_____)

CREDIT (other amounts paid by Defendant as of today's date) \$(_____)

TOTAL AMOUNT OWED AS OF _____, 2019 \$ _____

2. The parties agree that the amount described in Paragraph 1 shall be paid to Plaintiff as follows: _____

_____.

3. The parties agree that all future rent payments, late charges or other amounts due under the lease shall be paid according to the terms and conditions of the lease.

4. The parties agree that a signature obtained by facsimile or email is binding as an original signature.

5. The parties agree that if Defendant fails to comply with the express terms of Paragraph 1 and/or 2 above, the Plaintiff shall be immediately entitled to sign and file an affidavit of noncompliance with this Court, along with a proposed final judgment of eviction without further hearing, under which judgment the Clerk of the Court shall be directed to issue a writ of possession immediately.

6. The parties acknowledge that Plaintiff will file a Motion to Approve Joint Stipulation with the Court requesting that the Court: (a) approve this stipulation; (b) dismiss this case without prejudice, and (c) retain jurisdiction over this matter for 90 days in order to enforce the payment structure described in Paragraph 2 above pursuant to the procedure described in Paragraph 5 above.

Plaintiff

Defendant

[type name]

[type name]

Date ____/____/____

Date ____/____/____