

Lease Rental Bond

Bond Number: TG1EIC-032545-01

Bond Term: As Noted Below

Total \$21,571

Coverage:

Principals: Ihor Pashko
Nadiya Lyapandra

Rent Coverage: \$21,571

Security

Deposit

Coverage:

KNOW ALL PERSONS BY THESE PRESENTS,

that EVERSPAN INSURANCE COMPANY, as surety (the "Surety") is held and firmly bound unto 3100 Brighton 2nd Street LLC, as Landlord (the "Landlord"), in the penal sum of twenty-one thousand, five hundred seventy-one dollars (\$21,571), for the payment of which sum well and truly to be made, the Surety, bind ourselves, our heirs, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS, the Principal has by written agreement entered into a Lease/Rental Agreement (the "Contract") with the Landlord for the lease of 3100 Brighton 2nd Street, Apt 3C, Brooklyn, NY 11235 from on or about December 15, 2023 to December 14, 2024 for the rental sum of one thousand, nine hundred sixty-one dollars (\$1961) per month.

WHEREAS, the Principal has by written agreement entered into a Lease/Rental Agreement (the "Contract") with the Landlord for the lease of 3100 Brighton 2nd Street, Apt 3C, Brooklyn, NY 11235 from on or about December 15, 2023 to the earlier of, the final expiration date of the lease and renewal leases signed thereafter, the lease termination date as agreed upon by the Principal and Landlord at the time of or after the signing of the initial Lease, the date the Principal has surrendered possession of the apartment, under the Contract for the security deposit amount of ().

NOW, THEREFORE, THE CONDITION OF THIS OBLIGATION IS SUCH, THAT if the Principal shall promptly and faithfully perform the Contract with the Landlord and pay all lease/rental charges thereunder, then this obligation shall be null and void; otherwise it shall remain in full force and effect.

PROVIDED AND SUBJECT TO THE CONDITIONS PRECEDENT:

1. Whenever the Principal shall be, and declared by the Landlord to be in default under the Contract, the Landlord having performed the Landlord's obligations thereunder and having complied with the Bond General Terms and Conditions and Program Agreement if such Program Agreement has been executed.
2. Any claims must be presented to EVERSPAN INSURANCE COMPANY, care of TheGuarantors via their online portal at <http://www.thegarantors.com>.

DATED as of this 21st day of November, 2023,

EVERSPAN INSURANCE COMPANY

By:

(SEAL)

(Surety)

Name: Casey Lasda
Title: Attorney-In-Fact

