

RESIDENTIAL LEASE AGREEMENT

This Residential Lease Agreement (“Agreement”) is made on this ___ day of _____, **20**,
between:

Landlord: _____

Address: _____

Phone/Email: _____

AND

Tenant(s): _____

Current Address: _____

Phone/Email: _____

1. Property

The Landlord hereby leases to the Tenant the residential property located at:

Rental Address: _____

The property shall be used only as a private residence.

2. Lease Term

The lease shall begin on _____, **20** and end on _____, **20**.

Fixed Term Lease

Month-to-Month Lease

3. Rent

The Tenant agrees to pay rent in the amount of \$_____ per month.

Rent is due on the ___ day of each month.

Rent shall be paid to: _____

Late Fee (if applicable): \$_____ after ___ days past due.

4. Security Deposit

Tenant shall pay a security deposit of \$_____ prior to move-in.

The security deposit will be returned in accordance with state law, minus any lawful deductions for damages beyond normal wear and tear.

5. Utilities

The following utilities will be paid by:

Electricity: Landlord Tenant

Water/Sewer: Landlord Tenant

Gas: Landlord Tenant

Trash: Landlord Tenant

Other: _____

6. Maintenance and Repairs

Tenant agrees to maintain the property in clean and sanitary condition.

Tenant shall notify Landlord promptly of needed repairs.

Landlord agrees to maintain the premises in habitable condition in compliance with local and state law.

7. Occupants

The property shall be occupied only by the following individuals:

8. Pets

No pets allowed

Pets allowed (details): _____

9. Entry

Landlord may enter the property with proper notice as required by state law for inspections, repairs, or emergencies.

10. Termination

If month-to-month, either party may terminate this Agreement by giving ___ days written notice, in accordance with state law.

11. Governing Law

This Agreement shall be governed by the laws of the State of _____.

Landlord Signature: _____ Date: _____

Tenant Signature: _____ Date: _____

Tenant Signature: _____ Date: _____