

PET AGREEMENT

NONSTANDARD RENTAL PROVISIONS

If any of the following terms and conditions are violated the owner shall have the right to immediately cancel this agreement and require the tenant to immediately remove the pet(s) from the premises. Cancellation of this agreement does not waive tenant's responsibility for any damages caused by tenant's pet(s).

This Pet Agreement is incorporated into Tenant's Residential Rental Agreement. If there is any conflict between the terms and conditions of this Pet Agreement and those contained in the Residential Rental Agreement, the terms and conditions of this Pet Agreement shall be controlling.

Tenant(s): _____

Address: _____ Apt./Unit No.: _____

City: _____ State: _____ Zip: _____

Tenant agrees to the following terms and conditions:

- A. Only the pets listed below are allowed to be kept on the premises.
- B. Tenant will not allow pet(s) to cause any danger, damage, nuisance, undue noise, or health hazard.
- C. Pet(s) are not allowed to soil the premises, grounds, common areas, sidewalks, parking areas, landscaping, lawns, gardens, and other property of the owner.
- D. Tenant agrees to promptly clean up after pet(s).
- E. Tenant accepts full responsibility and liability for any and all damage, injury or action arising from or caused by tenant's pet(s).
- F. Tenant agrees not to leave food or water for pet(s) outside the premises, in common areas or the grounds.
- G. Tenant agrees to remove the pet(s) offspring within eight (8) weeks of birth.
- H. Tenant agrees to register, license and immunize pet(s) in accordance with all local laws and regulations.
- I. Tenant warrants that pet(s) is/are housebroken and has no history of causing physical harm or injury to persons, animals, or property.
- J. Tenant certifies and warrants the pet has no history of biting, no vicious tendencies, and has never exhibited any aggressive behavior to humans or other pets.

K. Tenant agrees to the following rules as applying to specific pets:

Dogs: Must be controlled at all times. Must be kept on a short leash while on grounds and in common areas. Barking which becomes a nuisance to other tenants will not be tolerated.

Cats: Must be controlled at all times. Must not be allowed to roam freely on the grounds or in common areas. Proper disposal of all cat litter shall be done on a frequent basis. Odors arising from cat litter will not be allowed.

L. Other Terms: Tenant(s) agrees to have carpeting professionally cleaned and deoderized upon vacating, and provide OWNER with paid receipt. _____ Initial _____

M. Allowed Pets:	Kind	Type/Breed	Color	Name	Age	Weight
	_____	_____	_____	_____	_____	_____
	_____	_____	_____	_____	_____	_____

N. **Pet Rent & Deposit:** Tenant Agrees to pay the following pet deposit: \$ _____

Tenant agrees to pay the following pet rent/fee: \$ _____

Other: \$ _____

Total \$ _____

O. Tenant's financial obligations for pet(s) is not limited to any pet fee or deposit.

Tenant _____ Signature _____ Date _____ Tenant _____ Signature _____ Date _____

Tenant _____ Signature _____ Date _____ Tenant _____ Signature _____ Date _____

Owner/Agent of Owner _____ Signature _____ Date _____