

# 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).

5 This Pet Agreement is an addendum and part of the Rental Agreement as of this date \_\_\_\_\_, 20\_\_\_\_ between  
6 Owner/Agent of Owner and

7 Tenant(s): \_\_\_\_\_

8 \_\_\_\_\_

9 Address: \_\_\_\_\_ Apt./Unit No.: \_\_\_\_\_

10 City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

### 11 Tenant agrees to the following terms and conditions:

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

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

- 25 **Dogs:** Must be controlled at all times. Must be kept on a short leash while on grounds and in common areas. Barking which  
26 becomes a nuisance to other tenants will not be tolerated.
- 27 **Cats:** Must be controlled at all times. Must not be allowed to roam freely on the grounds or in common areas. Proper disposal  
28 of all cat litter shall be done on a frequent basis. Odors arising from cat litter will not be allowed.
- 29 **Birds & Reptiles:** Must be properly caged at all times. Any waste or other materials must be cleaned on a frequent basis to  
30 prevent accumulation, damage and odors.

31 L. Other Terms: TENNANT REQUIRED TO CARRY RENTERS' INSURANCE LISTING PROPERTY OWNER AS THE PROTECTED PARTY.  
32 FOOD DISHES + LITTER BOXES LOCATIONS + DETAILS TBD BY LANDLORD. PET AGREEMENT MUST BE IN-FORCE (PD) PRIOR TO PET

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

36 N. **Pet Rent & Deposit:** Tenant Agrees to pay the following pet deposit: \$ 200.<sup>00</sup> (REFUNDABLE)

37 Tenant agrees to pay the following pet rent/fee: TBD BY ADDRESS

38 Other: NO PET SITTING OR VISITS ALLOWED. ADDL PET ON \$ 50.<sup>00</sup> - 75.<sup>00</sup> /mo/EACH

39 PREMISE WILL BE BILLED AT \$50-\$75/mo @ 12 mos. = \$600-\$900.<sup>00</sup>. \$ 600 - 900 /ANNUAL/EACH

40 WRITTEN CONSENT (THIS FORM) IS REQUIRED BEFORE EACH ANIMAL IS ALLOWED. Total \$ 800-1100 PER ANIMAL

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

41 Tenant \_\_\_\_\_ Signature \_\_\_\_\_ Date \_\_\_\_\_ Tenant \_\_\_\_\_ Signature \_\_\_\_\_ Date \_\_\_\_\_

42 Tenant \_\_\_\_\_ Signature \_\_\_\_\_ Date \_\_\_\_\_ Tenant \_\_\_\_\_ Signature \_\_\_\_\_ Date \_\_\_\_\_

43 Owner/Agent of Owner \_\_\_\_\_ Signature \_\_\_\_\_ Date \_\_\_\_\_

BEING ALLOWED ON PROPERTY