

LEASE (Rental) AGREEMENT

THIS AGREEMENT made this Enter the date Day of Enter the month, 2021, by and between
Enter full

name landlord, herein called "Landlord," and Enter full name Tenant and Enter full name
Tenant,

herein called "Tenant." Landlord hereby agrees to rent to Tenant the dwelling located at
Enter the

address of the property under the following terms and conditions.

1. FIXED-TERM AGREEMENT (LEASE):

Tenants agree to lease this dwelling for a fixed term of Lease term, beginning Enter start
date and ending

Enter the end date. Upon expiration, this Agreement shall become a month-to-month
agreement

AUTOMATICALLY, UNLESS either Tenants or Owners notify the other party in writing at least
30

days prior to expiration that they do not wish this Agreement to continue on any basis.

2. RENT:

Tenant agrees to pay Landlord as base rent the sum of \$base rent the per month per
month, due and

payable monthly in advance on the 1% day of each month during the term of this
agreement. The first

month's rent is required to be submitted on or before move-in.

3. FORM OF PAYMENT:

Tenants agree to pay their rent in the form of a personal check, a cashier's check, or a
money order made
out to the Landlord

4. RENT PAYMENT PROCEDURE:

Tenants agree to pay their rent by mail addressed to the Landlord (replace this with
landlord's mailing

address) Enter the mailing address of the landlord, or in person at the same address, or in
such other way

as the Landlord will advise the Tenant in writing.

5. RENT DUE DATE:

Tenant hereby acknowledges that late payment will cause Landlord to incur costs not
contemplated by

this Rental Agreement. We allow for a 3 day grace period. In the event rent is not received
prior to the

4th of the month, Tenant agrees to pay a \$25 late fee, plus an additional \$5 per day for
every day

thereafter until the rent is paid. Neither ill health, loss of job, financial emergency, or other
excuses will

be accepted for late payment.

6. BAD-CHECK SERVICING CHARGE:

In the event Tenant's check is dishonored and returned unpaid for any reason to Landlord,
Tenant agrees
to pay a returned check charge of \$25 AND accept whatever consequences there might be
in making a
late payment. If for any reason a check is returned or dishonored, all future rent payments
will be cash
or money order.

7. SECURITY DEPOSIT:

Tenants hereby agree to pay a security deposit of \$ Enter the price of the deposit to be
refunded upon
vacating, returning the keys to the Landlord and termination of this contract according to
other terms