

# Rental Agreement

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MONTH-TO-MONTH

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This rental agreement dated Jan 1st 2020, is between Selma Lennie, tenant, and Charlton Mercy, landlord, for the rental unit located at 4621 Friendship Lane, Santa Clara, CA.

Under this rental agreement, the tenant agrees to rent the above-mentioned residence on a month-to-month basis, with a monthly rental amount of \$3,000. The monthly rent will be due and payable on the first day of each month, starting on the first day of March, 2021. A damage deposit is required at the time of signing this rental agreement. The deposit will be placed in an escrow account. The amount of this deposit shall be \$6,000. If the rental unit is returned to the landlord in a clean and good condition, this deposit will be refunded to the tenant within thirty day written notice to the other party. The attached rental policy shall be made part of this agreement and shall be binding on all parties.

The tenant acknowledges reading and understanding this agreement and the rental policy that is part of this agreement. The tenant's signature below indicates acceptance of all terms and conditions of this agreement and the rental policy.

LANDLORD

TENANT