

PROCESSING FEE IS 25.00 FOR PETS AT APPLICATION TO RENT AND IS INCLUSIVE TO ALL PETS AT MOVE-IN PAYABLE WITH PET INFORMATION. DURING RESIDENCY COST IS 25.00 PER PET FOR PROCESSING PET APPLICATION AND ADDENDUM.

PET ADDENDUM

Consent is hereby granted to Tenant(s) to keep the described pet(s) on the leased premises, provided the below listed conditions are abided by:

1. Additional monthly fee of \$ _____ is added to the monthly rent as additional rent.

2. A **non refundable** fee of \$ _____ is paid by Tenant(s).

3. Additional security deposit of \$ _____ is paid by Tenant(s). This sum may be used by Landlord to pay for any pet damage or for any other amounts due and owing under the terms of the lease agreement whether pet related or not upon Tenant(s) vacating the premises

4. ONLY PETS) SPECIFICALLY ON THIS AGREEMENT ARE ALLOWED AND SUCH PET MUST BE PRE APPROVED PRIOR TO BRINGING PET ON THE PREMISES.

5. Pet(s) must be kept on a leash at all times while it is outside of apartment. PETS ARE NOT ALLOWED TO RUN LOOSE AT ANY TIME. Tenant(s) agree to fully indemnify the owner or agent for any damages arising out of injury to another by the pet(s). Pet(s) must not be tied or kept outside apartment door, in the hallways or on the balcony or lanais.

6. In the event any pet(s) have offspring, Tenant(s) will be in breach of this agreement Pet(s) must weigh under the weight limit of _____ **lbs.** at all times.

7. Tenant(s) may be assigned designated area to walk pet. Tenant(s) are responsible for cleaning up after pet(s) including but not limiting to ground area around on all sides of the rented dwelling.

8. No other animals. Only dogs, cats, caged birds and fish are allowed. No exotic species, no reptiles, amphibians, dangerous, harmful or poisonous animal are allowed. Tenant agrees that no additional or different pets will occupy the premises even temporarily.

9. Tenant(s) will be responsible for **FULL** replacement cost of carpet, walls, blinds, flooring or other items damaged in any way by pet(s). Tenant(s) also will be responsible for any exterminating that may be required because of pet(s).

Tenant(s) agree that approval or denial of all pets(s) is at the sole discretion of owner or agent. Owner or agent reserves the right to withdraw consent by giving the Tenant(s) 7 days written notice to remove pet(s) from the premises for any reason including but not limited to noise, barking, disturbances, damage, threatening behavior towards other tenants(s) or employees of owner or agent. In the event the pet(s) are not removed after notice, Tenant(s) will be subject to eviction.

DESCRIPTION OF PET(S):

Type _____ Breed _____ Color _____ Name _____

Type _____ Breed _____ Color _____ Name _____

This lease has been drafted by the Law Offices of Heist, Weisse & Wolk, P.A. 1 800 253 8428

Initials _____