

Extra Mile Property Management

"We go the distance!"

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PET AGREEMENT

This agreement is attached to and is part of the Rental Agreement dated _____ between _____ and _____

This Agreement becomes effective on _____

Tenants desire to keep the following described pets:

Type: _____

Breed: _____

Names: _____

Weight: _____

Names: _____

Weight: _____

in the dwelling they occupy under the Rental Agreement referred to above. Because this agreement specifically prohibits keeping pets without the Owners' permission, Tenants agree to the following terms and conditions in exchange for their permission:

- (1) Tenants agree that they are solely responsible for the maintenance of the above described pets, and agree to keep their pets under control at all times.
- (2) Tenants agree to keep their pets restrained, but not tethered, when it is outside their dwelling.
- (3) Tenants agree to adhere to local ordinances, including leash and licensing requirements.
- (4) Tenants agree not to leave their pets unattended for unreasonable periods.
- (5) Tenants agree to clean up after their pets and to dispose of their pet's waste properly and quickly.
- (6) Tenants agree not to leave food or water for their pets or any other animal outside their dwelling where it may attract other animals.
- (7) Tenants agree to keep their pets from being unnecessarily noisy or aggressive and causing any annoyance or discomfort to others and will remedy immediately any complaints made through the Property Manager.

- (8) Tenants agree to provide their pets with an identification tag that the pets will wear at all times while on the premises.
- (9) Tenants agree not to breed or allow the pets to reproduce, but if this should occur, the pet's offspring will be placed within eight weeks of birth.
- (10) Tenants agree to pay a non-refundable pet deposit of \$_____ in order to have the pets in the residence.
- (11) Tenants agree to pay for pest infestation services resulting from pets allowed in the property by tenant after termination of occupancy
- (12) Tenants agree that this Agreement applies only to the specific pets described above and that no other pet may be substituted. Tenants agree to furnish the Owners with a picture of their pets prior to occupancy.
- 13) Tenants agree that the owners reserve the right to revoke permission to keep the pets should the Tenants break this agreement. Tenants will be given 3 days to remove the pets from the premises.
- (14) Any animals on the property not registered under this Rental Agreement will be presumed to be strays and will be disposed of according to law, at the option of the Landlord.

Fees and Security Deposits

Non-Refundable Pet Fee: \$_____

Landlord shall have the right to apply all or part of said deposit toward any rent, fees, charges, cleaning, repairs, or damages, and retention of said deposit shall not preclude Landlord from claiming damages, repairs, or cleaning fees in excess of said deposit.

Signatures:

 (Tenant) Date

 (Tenant) Date

 Property Manager Date