



1. Pet Agreement

1.1 TERMS

WHEREAS, the Resident desires to keep a certain pet described below on the said premises and the Rental Agreement specifically prohibits allowing pets on the premises; the Rental Agreement is hereby amended to grant such permission to the Resident. In exchange for this permission, the Tenant agrees as follows:

1. To deposit with the Owner/Agent a "Pet Deposit" in the amount of \$200.00 (Two-Hundred Dollars) which shall be held as security for the faithful performance of this Pet Agreement. Damages caused by the pet will not be limited to the Pet Deposit and may be deducted from the general damage deposit in the case damages exceed the pet deposit.
2. To keep the pet from causing any annoyance or discomfort to others and to immediately remedy any complaints concerning the pet.
3. To keep the pet from damaging any property belonging to the Owner/Agent or others,
4. To immediately pay for any injury, damage, loss, or expense caused by the pet (In this regard, it is expressly understood that at no time shall the Resident apply any part of the Pet Deposit towards such amounts due, but rather, the Resident shall make restitution immediately and separately from the Pet Deposit.
5. To keep the pet under control at all times.
6. Not to leave the pet unattended for any unreasonable periods.
7. To hold the Owner/Agent harmless from all liability arising from the Resident's ownership or keeping of the pet, including but not limited to any liability resulting from the Owner/Agent turning said pet over to local pet policing authorities should the pet be found unsupervised.
8. To dispose of the pet's droppings properly and quickly.
9. Not to leave food or water for the pet outside of the dwelling.
10. Not to keep the pet's offspring on the premises for longer than 8 weeks after birth.
11. To have any carpets and upholstery professionally cleaned upon vacating the apartment. A copy of the receipt must be submitted to Moll Properties, Inc. or cleaning charges will come out of the pet deposit and damage deposit if necessary.

1.2 PET DESCRIPTION

<<Pet Information>>

1.3 NON COMPLIANCE

Should the Resident fail to comply with any part of this Pet Agreement, the Owner/Agent reserves the right to revoke permission to keep the pet. In such event, the Resident agrees to permanently remove the pet from the premises within 48 hours of receiving written notice thereof from the Owner/Agent; failure to comply with same shall be grounds for immediate termination of the Rental Agreement.

X _____
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