

RENTAL AGREEMENT FORM

Location: _____ Date: _____

Renter Information:

Full Name: _____

Government ID / Driver License No.: _____

Address: _____

Phone/Email: _____

Owner Information:

Full Name / Company: _____

Contact Info: _____

Rental Property Information:

Property Address: _____

Type of Property: _____

Number of Bedrooms: _____ Bathrooms: _____

Furnishings Included: _____

Rental Terms:

Rental Period Start Date: _____ to _____

Monthly Rent Amount: _____ USD

Security Deposit Amount: _____ USD

Payment Method: _____

Late Payment Penalties: _____

Clause 1 – Lease Agreement Purpose

This Rental Agreement Form (the “Agreement”) sets forth the terms and conditions under which the Owner rents to the Renter the property described herein. The parties acknowledge and agree that this Agreement is legally binding under United States law.

Clause 2 – Rental Property Condition and Inspection

The Renter acknowledges that the rental property is in good and habitable condition at the time of lease commencement. The Renter has inspected the property and accepts it in its current state.

Clause 3 – Rent and Deposit

The Renter shall pay the rental amount and security deposit as specified in this Agreement. The security deposit shall be held against damages beyond normal wear and tear and non-payment of rent.

Clause 4 – Payment Terms

Rent payments are due monthly in advance, on the date specified by the Owner. Late payments may incur penalties as detailed herein. Payments shall be made by the agreed method.

Clause 5 – Use of Property

The Renter shall use the property solely for residential purposes and shall comply with all applicable laws, ordinances, and regulations. No illegal activities are permitted on the premises.

Clause 6 – Maintenance and Repairs

The Renter shall maintain the property in a clean and safe condition, promptly notify the Owner of damages or needed repairs, and shall be responsible for damages caused by negligence or misuse.

Clause 7 – Alterations and Improvements

The Renter shall not make any alterations, improvements, or additions to the property without the prior written consent of the Owner.

Clause 8 – Utilities and Services

Responsibility for payment of utilities and services shall be as agreed between the parties and specified in this Agreement or any addendum.

Clause 9 – Access and Inspection

The Owner or authorized agents may enter the property at reasonable times for inspection, repairs, or showings, provided reasonable notice is given to the Renter.

Clause 10 – Termination and Renewal

This Agreement may be terminated or renewed according to the terms herein and subject to applicable laws. Early termination may be subject to penalties or forfeiture of deposit.

Clause 11 – Liability and Insurance

The Renter shall be responsible for personal property insurance. The Owner shall not be liable for loss or damage to Renter's personal property or for injuries on the premises except as provided by law.

Clause 12 – Default and Remedies

If either party breaches this Agreement, the non-breaching party may pursue any legal or equitable remedies available, including eviction and damages.

Clause 13 – Governing Law and Jurisdiction

This Agreement shall be governed by and construed in accordance with the laws of the State of _____. The parties consent to the exclusive jurisdiction and venue of courts located within _____ County, _____.

Clause 14 – Entire Agreement

This Agreement constitutes the entire agreement between the parties regarding the rental property and supersedes all prior understandings, whether written or oral.

Clause 15 – Amendments

Any amendments or modifications to this Agreement must be in writing and signed by both parties.

Clause 16 – Notices

All notices required or permitted under this Agreement shall be in writing and delivered personally, by certified mail, or by recognized overnight courier to the addresses set forth herein.

Clause 17 – Severability

If any provision of this Agreement is held to be invalid or unenforceable, the remaining provisions shall remain in full force and effect.

Clause 18 – Signatures; Counterparts

This Agreement may be executed in counterparts, each of which shall be deemed an original, and all of which together constitute one and the same instrument.

RENTER'S SIGNATURE

OWNER'S SIGNATURE

Signature: _____

Signature: _____

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