

PET AGREEMENT Addendum

v.10092019

THE LEASE AGREEMENT (hereinafter referred to as the "Agreement") dated **[[Current_Date]]**, by and between **[[Rental_Owners_Full_Name]]** (hereinafter referred to as "Landlord") and **[[Tenants_Full_Name]]** (hereinafter referred to as "Tenant"), or real property located at **[[Property_Address_Line_1]] [[Property_Address_Line_2]] [[Property_City]] [[Property_State]] [[Property_Postal_Code]]**, is hereby amended to include the following terms and conditions:

The Agreement specifically prohibits keeping pets and animals without Landlord permission. Should Tenant receive Landlord permission to keep pets and animals, in addition to the requirements set forth in the Agreement, Tenant agrees to follow these terms and conditions:

Conditions for keeping a pet:

- Tenant agrees to pay additional rent of \$20 per month per pet for the privilege of keeping pets.
- Tenant agrees to pay additional nonrefundable security deposit of \$200 for the privilege of keeping this pet.

Tenant agrees to:

1. Provide proper care for the pet in accordance with veterinary recommendations or ASPCA (American Society for the Prevention of Cruelty to Animals) guidelines. See www.aspc.org.
2. Adhere to local ordinances, including leash, vaccination, and tag/licensing, requirements.
3. Clean up after the pet and dispose of pet waste properly and quickly.
4. Not to leave pet food or water outside the dwelling, as it could attract other animals.
5. Not to leave the pet unattended for any unreasonable periods of time.
6. Keep the pet from being noisy, aggressive, or from causing any annoyance or discomfort to others.
7. Immediately remedy any complaints that arise from pet behavior.
8. Immediately pay for any damage, loss, or expense caused to others by the pet.
9. Provide pet with regular health care, to include inoculations as recommended by a veterinarian.
10. Spay or neuter the pet when it becomes of age to do so.
11. Arrange for an emergency caretaker for the pet.
12. Maintain adequate insurance to cover claims resulting from damages or injury caused by pet.

Tenant agrees to indemnify, hold harmless and defend Landlord against all liability, judgments, expenses (including attorney fees), or claims by third parties for any injury to any person or damage to property caused by Tenant's pet.

Landlord reserves the right to revoke permission to keep the pet should Tenant break this agreement or provide false or misleading information. Furthermore, if Tenant is found to be keeping one or more unauthorized pets on the Premises, Landlord may terminate this Agreement as set forth in the Agreement.

LANDLORD:

Sign: **[[Adobe_Owner_Signatures]]**

Print: **[[Rental_Owners_Full_Name]]**

Date: **[[Current_Date]]**

Initials: **[[Adobe_Tenant_Initials]]**

TENANTS:

Sign: [[Adobe_Tenant_Signatures]]

Print: [[Tenants_Full_Name]]

Date: [[Current_Date]]

Phone: [[custom_Tenants_Phone_Number]]

Email Address: [[Tenants_Email]]

COSIGNERS:

Sign: [[Adobe_Cosigner_Signatures]]

Print: [[custom_Cosigner_Name]]

Date: [[Current_Date]]

Initials: [[Adobe_Tenant_Initials]]