

PET AGREEMENT
(Addendum to Rental Agreement)

Date: _____ Property Address: _____

This agreement is attached to and forms a part of the Rental Agreement dated _____
between _____, Owners, and _____,
tenants.

Tenants desire to keep a pet named _____ and described as _____
in the dwelling they occupy under the Rental Agreement referred to above. Tenants agree to the
following terms and conditions in exchange for this permission:

- 1) Tenants agree to keep their pet under control at all times.
- 2) Tenants agree to keep their pet restrained, but not tethered, when it is outside their dwelling.
- 3) Tenants agree not to leave their pet unattended for any unreasonable periods.
- 4) Tenants agree to adhere to local ordinances, including lease and licensing requirements.
- 5) Tenants agree to clean up after their pet and to dispose of their pet's waste properly and quickly.
- 6) Tenants agree not to leave food or water for their pet or any other animal outside their dwelling where it will attract other animals.
- 7) Tenants agree to keep their pet from being unnecessarily noisy or aggressive and causing any annoyance or discomfort to others and will remedy immediately any complaints made through the Owners or Manager.
- 8) Tenants agree to provide their pet with regular health care, to include inoculations as recommended.
- 9) Tenants agree to provide their pet with an identification tag.
- 10) Tenants agree to get rid of their pet's offspring within eight weeks of birth.
- 11) Tenants agree to pay immediately for any damage, loss or expense caused by their pet, and in addition, they will add a refundable pet security deposit of \$ _____ to their security deposit, any of which may be used for cleaning, repairs or delinquent rent when Tenant vacates. No deposit will be refunded if tenant no longer keeps pet until after tenant vacates premises.
- 12) Tenants agree that this Agreement applies only to the specific pet described above and that no other pet may be substituted.
- 13) Tenants agree that Owners reserve the right to revoke permission to keep the pet should Tenants break this Agreement.

Agent for Landlord _____
SOUTHWEST MANAGEMENT GROUP

Tenant _____

Tenant _____

Date _____

Date _____