

PET ADDENDUM

Page _____
of Agreement

This document is an Addendum and is part of the Rental/Lease Agreement, dated _____ between _____
(Date)

_____ PropOwn/Agent Name _____ (Owner/Agent) and
(Name of Owner/Agent)

_____ ResidentU1a & ResidentU1b _____ (Resident) for the
(List all Residents who will sign this Addendum)

premises located at _____ 123 Anystreet _____, Unit # (if applicable) U1
(Street Address)

_____ Anytown _____, CA 91234
(City) (Zip)

1. The Rental/Lease Agreement provides that without Owner/Agent's prior written consent, no pets shall be allowed in or about the premises.
2. Resident desires to keep the pet described here ("Pet"): _____
3. In the event of default by Resident of any of the terms in this Addendum, Resident agrees, within three days after receiving written notice of default from Owner/Agent, to cure the default or vacate the premises. Resident agrees Owner/Agent may revoke permission to keep said Pet on the premises by giving Resident written thirty (30) day notice.
4. Resident agrees to comply with all applicable ordinances, regulations and laws governing pets.
5. Resident agrees that Pet will not be permitted outside Resident's unit unless restrained by a leash. Use of the grounds or premises for sanitary purposes is prohibited.
6. Pet must need not (check one) be neutered.
7. If Pet is a bird, it shall not be let out of the cage.
8. If Pet is a fish, the water container shall not be over _____ gallons and will be placed in a safe location in the unit.
9. Pet shall not be fed directly on the carpeting in the unit. Resident shall prevent fleas or other infestation of the rental unit or other property of Owner/Agent, and may be held liable for costs associated with any necessary remediation.
10. Resident shall not permit, and represents that Pet will not cause any damage, discomfort, annoyance, nuisance or in any way inconvenience, or cause complaints, from any other Resident, guest, or the public. Any "mess" created by Pet shall immediately be cleaned up by Resident. Resident must provide and maintain an appropriate litter box, if applicable.
11. In the event that Owner/Agent, contractor, or maintenance personnel need access to the unit, the pet will be confined in the following manner:
 put in a kennel/crate removed from premises not applicable other _____
12. Resident shall be liable to Owner/Agent for all damages or expenses incurred by or in connection with Pet, and shall hold Owner/Agent harmless and indemnify Owner/Agent for any and all damages or costs in connection with Pet.



13. Resident shall deposit with Owner/Agent an additional security deposit of \$_____. Owner/Agent does does not (check one) require Resident to carry renter's insurance to cover damages caused by Pet.

The undersigned Resident(s) acknowledge(s) having read and understood the foregoing.

_____	_____	_____	_____
<i>Date</i>	<i>Resident</i> ResidentU1a	<i>Date</i>	<i>Resident</i>
_____	_____	_____	_____
<i>Date</i>	<i>Resident</i> ResidentU1b	<i>Date</i>	<i>Resident</i>
_____	_____		
<i>Date</i>	<i>Owner/Agent</i> PropOwn/Agent Name		

