

State of _____

ONE-PAGE LEASE AGREEMENT

This Lease Agreement (this "Agreement") is made this _____, 20__ by and between: _____ ("Landlord") and _____ ("Tenant", or collectively "Tenants").

1. Premises. The Premises leased is a house condo room townhouse other: _____ with _____ bedrooms and _____ bathrooms located at _____, City of _____, State of _____.

2. Term. This Agreement is for a Fixed Term beginning on _____ and ending on _____ on a Month-to-Month basis starting on _____. Either Party may terminate the lease with 30 days' notice.

3. Rent. Tenant will pay \$ _____ per month, due on the _____ of each month. Payments can be made via Cash Check Electronic Transfer Other: _____, and will be payable in U.S. Dollars.

4. Utilities. Tenant is responsible for payment of all utility and other services for the Premises.

5. Security Deposit. Tenant will pay a security deposit of \$ _____, refundable within _____ days after the end of the lease, minus any deductions for damage. No security deposit is required.

6. Condition. Tenant has inspected the Premises and accepts them in good condition, except for the following: _____.

7. Maintenance. Tenant agrees to keep the Premises clean and in good condition. Tenant will notify the Landlord of any repairs needed. Tenant will be responsible for damages beyond normal wear and tear.

8. Smoking & Pets. Smoking is is not permitted. Pets are are not allowed.

9. Liability. Landlord is not responsible for accidents, injuries, or loss of personal property unless due to Landlord's negligence.

10. Termination. At the end of the lease, Tenant agrees to return the Premises in the same condition, reasonable wear and tear excepted. Tenant will surrender possession upon termination.

11. Governing Law. This Agreement shall be governed by the laws of the State of _____.

12. Disputes. Disputes shall be resolved through: Court Mediation Arbitration.

13. Additional Provisions. _____

IN WITNESS WHEREOF, the Parties hereto, individually or by their duly authorized representatives, have executed this Agreement as of the Effective Date.

Landlord Signature: _____ **Landlord Full Name:** _____

Tenant Signature: _____ **Tenant Full Name:** _____

