

PET/AID ANIMAL ADDENDUM

DATE: _____ TENANT(S): _____
UNIT ADDRESS: _____

The landlord and tenant agree to the allowance of a pet(s) or aid animal, hereafter referred to as "animal" described as follows:

The tenant discloses as follows any injury that the animal(s) has previously inflicted to anyone at any time:

The Tenant herein agrees:

1. To immediately notify the landlord if such animal in any way inflicts any injury to anyone at any time or in any way damages the premises.
2. The animal described will not be replaced without the written agreement of the landlord.
3. The animal shall be in the tenant's control when it is outside the unit.
4. The animal will not be allowed to disturb the peaceful enjoyment of others.
5. The tenant agrees to properly dispose of waste.
6. The tenant or any guest shall indemnify, defend and hold the landlord harmless from and against any actions, suits, claims, and demands, including legal fees, costs and expenses, arising from damage or injury to any person or property of others by any animal owned, kept, housed, or maintained by the tenant.
7. The tenant agrees to pay any damages, claims, or amounts determined to be due the landlord for damage to the unit.
8. ___ If applicable, the tenant shall provide the landlord proof of insurance to cover any damage or injury caused by such animal. The landlord shall be notified should said insurance be canceled or terminated. _____ If applicable, tenant agrees to provide proof of licensing. ___ If applicable, the tenant agrees to provide proof of immunization.

ADDITIONAL RULES, REGULATIONS OR RESTRICTIONS REGARDING THE ANIMALS

NONE

The following documents have been provided:

___ Proof of insurance. ___ Proof of licensing. ___ Proof of immunization.

Failure to provide the documents by _____ shall result in a notice of termination for an unauthorized animal.

NONCOMPLIANCE PENALTIES:

Fees (penalties) for noncompliance of this agreement or rules and restrictions by the tenant/or animal(s) shall be assessed in the amount of \$250.00 occurrence. In addition, a notice of termination may be issued for noncompliance.

OWNER/AGENT: EASOM PROPERTY MANAGEMENT INC.
ADDRESS: 175 14th St., Suite 120, Astoria, OR 97103
TELEPHONE: 503-325-5678

Tenants Initials