

Pet Amendment

Supplement to the Residential Lease with R & R Real Estate

Property _____ Unit _____

Original lease date _____ Amendment effective date _____

☐ Adds a new pet approval ☐ Replaces approval dated _____

Complete and sign this amendment before the pet is approved. It becomes part of the identified lease when signed by Landlord and every affected tenant. Give each affected party a copy.

Use this included agreement or a separate signed Pet Amendment for the same approval, not both as separate charges. List only approved pets and their responsible tenant owners; unused entries may be marked N/A.

1 Responsible tenant owner name(s) _____

Pet type: ☐ Dog ☐ Cat Name, breed and description _____

Refundable pet-deposit allocation \$ _____ Monthly pet-fee share \$ _____

2 Responsible tenant owner name(s) _____

Pet type: ☐ Dog ☐ Cat Name, breed and description _____

Refundable pet-deposit allocation \$ _____ Monthly pet-fee share \$ _____

3 Responsible tenant owner name(s) _____

Pet type: ☐ Dog ☐ Cat Name, breed and description _____

Refundable pet-deposit allocation \$ _____ Monthly pet-fee share \$ _____

4 Responsible tenant owner name(s) _____

Pet type: ☐ Dog ☐ Cat Name, breed and description _____

Refundable pet-deposit allocation \$ _____ Monthly pet-fee share \$ _____

Pet charges and deposit

For all approved cats and dogs combined: refundable pet deposit \$300 total and monthly pet fee \$50 total per tenancy, unless smaller amounts are agreed: deposit \$ _____ monthly \$ _____. These are totals, not charges per pet or per tenant. The owner allocations above must add up to the agreed totals. Record zero where no amount is assigned. The refundable pet deposit counts toward the total security-deposit limit in Section 4; reduce or refund any excess. An existing pet deposit or fee is not charged again merely because an amendment is signed.

Pet responsibility and approval

Only the responsible tenant owner(s) named for a listed pet owe its allocated pet charges and legally recoverable damage caused by that pet beyond ordinary wear. Other tenants are not liable solely because they share this lease. This specific allocation controls over conflicting general joint-liability wording. It does not excuse anyone from responsibility for their own negligent or intentional acts. Shared responsibility for the house rent remains unchanged.

The responsible owners will control their pets, follow licensing and vaccination requirements, promptly remove waste, prevent unreasonable noise, and report pet damage. Assistance animals are handled through reasonable accommodation, not this pet-fee arrangement. Under Landlord's policy, no pet fee or pet deposit applies to an approved disability-related assistance animal; actual damage responsibility remains subject to law.

Different allocation, only if agreed in writing and signed by all affected parties:

Later pet approvals may be added by a separate written Pet Amendment identifying the property and lease, the approved pet and responsible owner, its effective date, and any change in charges. Landlord and every tenant whose rights or obligations change must sign it. It must identify any earlier approval it replaces. All other lease terms remain unchanged.

Pet agreement signatures

Landlord Russel Moldovan _____ Date _____

Landlord Raylene Moldovan _____ Date _____

Tenant 1 name _____ Signature _____ Date _____

Tenant 2 name _____ Signature _____ Date _____

Tenant 3 name _____ Signature _____ Date _____

Tenant 4 name _____ Signature _____ Date _____