

H.T.R.

Hometown Realtors of Texas LLC

First And Second Alcorn Properties Owner's Rules

Before signing a lease or lease renewal for the property located at:

Prospective Tenants have read and agreed to the following lease terms:

- Exterior Maintenance
 - Any lawn equipment provided by owner are property of the house and will remain with house upon move-out
 - Expected Maintenance on Exterior and Yard
 - Must keep lawn mowed, edged and weeded
 - Fully rake front and back yards at least once per season
 - Water plants as needed to keep alive and follow township guidelines
 - Clean up after your pets in backyard at least once a month (if applicable).
 - Keep all gutters clear and free of debris

- The Property Manager conducts regular visual inspections on the exterior of the home and yard. If your yard is not being properly maintained, you will be notified by email. You'll have 7 days to get the yard work completed. At the end of 7 days, if not complete, you will be charged the cost of a lawn maintenance service. (Not to be less than \$50 or more than \$150 per offense.) The payment will be due along with your next lease payment.

- Roof
 - You are not allowed to install anything on the roof or the exterior of the home. Including Satellite Dishes. You may get a Satellite Dish installed on a tripod in the backyard.

- No parking on the yard at any time

- Change A/C Filters Monthly

- Inspections
 - Tenant agrees to meet with Property Manager for an in-home inspections twice a year
- Insurance
 - Tenant acknowledges that the owner's insurance policy does not cover any of the Tenant's belongings
 - Tenant will maintain Renter's Insurance
- Mailbox Key
 - Tenant is responsible for obtaining a mailbox key from the post office at Tenant's expense

Tenants agree to the terms and conditions of the owner for the property located at:

Tenant: _____

Printed Name	Signature	Date
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Tenant: _____

Printed Name	Signature	Date
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