

Lead Properties Incorporated
P.O. Box 1300
Statesboro, GA 30459
Phone: (912) 856-1029

STATE OF GEORGIA
COUNTY OF BULLOCH

SUMMARY OF TERMS – ADDENDUM TO PERMIT PET ON LEASED PROPERTY

OWNER/LANDLORD: Lead Properties Incorporated

TENANT(S):

PROPERTY (LEGAL DESCRIPTION):

STREET ADDRESS:

LEASE TERM:

THIS AGREEMENT made and entered into this 1st day of January 2014 by and between LEAD PROPERTIES INCORPORATED, hereinafter referred to as “LANDLORD”, whose address is P.O. Box 1300, Statesboro, Georgia 30459 (Bulloch County) and the tenant(s) named above, hereinafter referred to as “TENANT”. Such lease agreement, as referenced above shall be modified to permit a pet on the leased property as part of the lease agreement as described below.

-WITNESSETH-

Pet described below and approved by the Landlord shall be permitted on the leased property referenced above. In consideration for the permission of the pet to be on said property, Tenant(s) agrees to remit appropriate non-refundable pet fee to Landlord in the amount of \$500.00 (Five Hundred Dollars) for each and every pet that is permitted on said property. Tenant agrees that he/she is completely responsible for such pet and that all liability associated with the pet shall be covered by the tenant and his/her insurance policies at all times of the lease period. The tenant’s liability for the pet extends to any damage to third parties and/or their belongings or persons. The tenant’s liability also extends to any damage to the Landlord, the Landlord’s personal property, the Landlord’s real property, the agents of the Landlord, or guests/clients of the Landlord. Full responsibility of the permitted pet must be maintained at all times, even when tenant is not physically present to control/oversee the pet and/or its activities.

Under no circumstance, may any non-approved pet or other pet not covered by this agreement be on said leased property referenced above. Violation of this agreement will result in the fines stated in the original lease for each and every pet that are not to be on said property and/or the lease may be deemed to be in default at the Landlord’s sole discretion. Pets may also not be “substituted” without the express, written permission of the landlord, which will be handled by the execution of an additional addendum to the original lease for the new pet.

Pet to be permitted:

(each individual pet permitted requires an additional addendum to the lease, i.e. this addendum may only be used to permit one pet to be on the leased property)

Name of Permitted Pet (name that the pet is referenced as/commonly referred to in ordinary circumstances):

Type of Animal of Permitted Pet (i.e. --- Dog, Cat, Bird, etc. ---- include breed of animal if applicable)

Initials: _____

Physical Description of Permitted Pet (Be very specific, include colors, markings, eye color, etc.)

Other Information Pertinent to Permitted Pet (Include any and all relevant information regarding the pet not otherwise included above)

ACKNOWLEDGEMENT

TENANT(S) HEREBY ACKNOWLEDGES THAT HE OR SHE HAS READ AND AGREE TO ABIDE BY THIS LEASE AGREEMENT, ALL ADDENDUMS HERETO, ALL EXHIBITS HERETO, THE RENTAL APPLICATION AND THE COMMUNITY POLICIES. TENANT(S) UNDERSTAND THAT THE COMMUNITY POLICIES MAY BE AMMENDED FROM TIME TO TIME AND ARE FOR THE PURPOSE OF PROTECTING THE PREMISES AND PROVIDING FOR THE SAFETY AND WELL BEING OF ALL OCCUPANTS OF THE COMMUNITY, AND AFFIRMS THAT TENANT(S) WILL, IN ALL RESPECTS, COMPLY WITH THE TERMS AND PROVISIONS OF THE LEASE AGREEMENT. TENANT ACKNOWLEDGES THAT THIS LEASE IS A LEGAL DOCUMENT AND IS INTENDED TO BE ENFORCEABLE AGAINST TENANT(S) AND ANY GUARANTOR IN ACCORDANCE WITH ITS TERMS AND CONDITIONS. TENANT(S) SHOULD SEEK COMPETENT LEGAL ADVICE IF ANY PORTION OF THIS LEASE AGREEMENT OR RELATED DOCUMENTS ARE NOT CLEAR OR OTHERWISE UNDERSTOOD BY TENANT(S).

Tenant Signature Date

Tenant's Name Printed Date

Initials: _____