

RENTAL AGREEMENT

Location: _____ Effective Date: _____

Parties:

Landlord Name: _____

Landlord Address: _____

Tenant Name: _____

Tenant Address: _____

Property:

Address of Rental Property: _____

Term of Lease:

Lease Start Date: _____ Lease End Date: _____

Rent:

Monthly Rent Amount: _____ USD

Payment Due Date Each Month: _____

Security Deposit:

Amount of Security Deposit: _____ USD

Conditions for Return: _____

Use of Property:

Tenant shall use the property solely for residential purposes and shall comply with all applicable laws, ordinances, and regulations. Tenant shall not engage in any illegal activities on the premises.

Maintenance and Repairs:

Tenant shall keep the premises clean and in good condition. Tenant shall promptly notify Landlord of any damage or needed repairs. Landlord shall be responsible for repairs not caused by Tenant's negligence.

Utilities:

Tenant shall be responsible for payment of all utilities and services except those specifically agreed to be paid by Landlord.

Alterations and Improvements:

Tenant shall not make any alterations, additions, or improvements to the premises without prior written consent of Landlord.

Access to Premises:

Landlord may enter the premises upon reasonable notice to Tenant for inspections, repairs, or showings, in accordance with Texas law.

Pets:

Are pets allowed? (Yes/No): _____

Default and Remedies:

If Tenant fails to pay rent or breaches any term of this Agreement, Landlord may terminate the lease and pursue all remedies available under Texas law. Tenant shall be responsible for all costs of collection, including reasonable attorney fees.

Termination:

This Agreement may be terminated upon expiration of the lease term or as otherwise provided by Texas law. Tenant shall surrender possession in good condition, reasonable wear and tear excepted.

Governing Law:

This Agreement shall be governed by and construed in accordance with the laws of the State of Texas, without regard to its conflict of laws principles.

Entire Agreement:

This Agreement contains the entire understanding between the parties and supersedes all prior agreements. Any modifications must be in writing and signed by both parties.

Severability:

If any provision of this Agreement is held invalid or unenforceable, the remainder shall continue in full force and effect.

Waiver:

The failure of either party to enforce any provision shall not be deemed a waiver of future enforcement of that or any other provision.

LANDLORD'S SIGNATURE

TENANT'S SIGNATURE

Signature: _____

Signature: _____

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