



# Pet Agreement

**Exhibit "C"**

This exhibit is attached hereto and made a part of a Residential Rental Agreement between \_\_\_\_\_ (hereinafter called "Resident") and Berkshire Hathaway HomeServices Georgia Properties (hereinafter called "Management") on a property located at \_\_\_\_\_

Dated \_\_\_\_\_

**No Pets**

No animals, birds or pets of any kind shall be permitted on Premises without consent of Management. If Management discovers a pet on the property, whether or not owned by Resident, Management shall assume pet has been there from the date of possession of property and Resident agrees to pay additional rent of \$75.00 per month beginning the date the Resident took possession of the property plus a one-time non-refundable pet fee equal to one months rent.

**Yes Pets**

1. In consideration of Management allowing tenant to keep and maintain a pet(s) on the premises. Resident shall upon signing of this pet agreement pay to Management an earned and non-refundable pet fee of **\$ 250.00 per pet approved below by Management.**
2. Tenant agrees Management has the right to request pet be removed permanently from the premises if such pet causes unusual noise, disturbance or damage to the premises or personal property belonging to the premises.
3. Any offspring of the pet(s) shall not be kept on the premises.
4. Resident is responsible for any and all damages caused by the pet(s) and agrees to reimburse Management for all such damages.
5. Upon termination of this lease agreement, Resident agrees to have the carpets professionally cleaned and the premises treated for ticks and fleas by a professional exterminator. Proof of carpet cleaning and treatment will be required at move-out inspection. If Resident does not treat the premises as required, Management shall arrange for said treatment and deduct the charges from Resident's deposit.
6. The pet fee(s) stated above are non-refundable and in no way associated with the tenant's security deposit.
7. If Management discovers a pet on the property, whether or not owned by Resident, Management shall assume pet has been there from the date of possession and Resident agrees to pay additional rent of \$75.00 per month per pet beginning the date the Resident took possession plus a one-time non-refundable pet fee equal to one months rent. In addition to this rent, undisclosed pets may result in default in the Lease at the sole discretion of Management.
8. Refusal to comply with a request from Management to remove a pet(s) from the premises shall constitute a default and termination of this and shall be cause for eviction.
9. Tenant agrees to keep and maintain only the pet(s) described below and no other pet(s) will be allowed.

Type of Pet \_\_\_\_\_ Breed \_\_\_\_\_ Sex M or F \_\_\_\_\_ Name \_\_\_\_\_ Weight \_\_\_\_\_

Type of Pet \_\_\_\_\_ Breed \_\_\_\_\_ Sex M or F \_\_\_\_\_ Name \_\_\_\_\_ Weight \_\_\_\_\_

\_\_\_\_\_  
Resident Date

\_\_\_\_\_  
Resident Date

\_\_\_\_\_  
Resident Date

\_\_\_\_\_  
BHHS Georgia Properties Date 12.06.13