

**This Agreement is hereby attached to, incorporated in, and shall become a part of the Rental Agreement.**

NAME OF COMMUNITY: \_\_\_\_\_ RENTAL AGREEMENT DATE: \_\_\_\_\_

TENANT(S): \_\_\_\_\_ PET AGREEMENT DATE: \_\_\_\_\_

ADDRESS: \_\_\_\_\_ SPACE #: \_\_\_\_\_

CITY: \_\_\_\_\_ STATE: Oregon ZIP: \_\_\_\_\_

**The definition of a pet is a domestic dog or cat  
DESCRIPTION OF PET(S)**

TYPE: DOG/CAT ( <i>Circle One</i> ) NAME: _____ BREED: _____ COLOR: _____ SEX: M/F ( <i>Circle One</i> ) HT. _____ WT. AT MATURITY: _____ SPAYED/NEUTERED? YES/NO ( <i>Circle One</i> ) LICENSE #: _____ MICROCHIP #: _____ AGE OR DATE OF BIRTH: _____ IF APPLICABLE, PROOF OF: <input type="checkbox"/> INSURANCE. <input type="checkbox"/> LICENSING. <input type="checkbox"/> IMMUNIZATION. <input type="checkbox"/> MICROCHIPPING. <input type="checkbox"/> SPAYING/NEUTERING. <input type="checkbox"/> PHOTO. ===== TYPE: DOG/CAT ( <i>Circle One</i> ) NAME: _____ BREED: _____ COLOR: _____ SEX: M/F ( <i>Circle One</i> ) HT. _____ WT. AT MATURITY: _____ SPAYED/NEUTERED? YES/NO ( <i>Circle One</i> ) LICENSE #: _____ MICROCHIP #: _____ AGE OR DATE OF BIRTH: _____ IF APPLICABLE, PROOF OF: <input type="checkbox"/> INSURANCE. <input type="checkbox"/> LICENSING. <input type="checkbox"/> IMMUNIZATION. <input type="checkbox"/> MICROCHIPPING. <input type="checkbox"/> SPAYING/NEUTERING. <input type="checkbox"/> PHOTO. <b>FAILURE TO PROVIDE THE DOCUMENTS BY _____ SHALL RESULT IN A NOTICE OF TERMINATION FOR AN UNAUTHORIZED PET(S).</b>
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Whereas the Tenant requests to keep a Pet(s) in the premises, and whereas the Rental Agreement or other documents prohibit the keeping of a Pet(s) without the permission of the Landlord; therefore, the Landlord grants to the Tenant permission to keep the aforementioned Pet(s) in the premises subject to mutual agreement between the parties of the following terms and conditions as well as existing laws and/or ordinances and the Tenant's Rental Agreement and Rules and Regulations:

1. The Pet(s) shall be on a leash not longer than 6' at all times when outside of the Tenant's home. Tenant shall be fully responsible for cleaning up after their pet(s) when outside the home. This shall include, but not be limited to, prompt removal of all feces, droppings, etc.
2. The Pet(s) shall not cause any sort of nuisance, damage (person or property) or disturbance to other Tenants, their guests, or any other third party(ies).
3. The Tenant shall be liable for any loss, damage, claims, or liability, including attorney fees (collectively "damages"), directly or indirectly caused by the Pet(s).
4. The Tenant shall not allow any pet to live outside Tenant's home.
5. All pet food and food dishes must be stored inside the Tenant's home. Outside feeding is prohibited.
6. The Tenant agrees to full compliance with the Rules and Regulations regarding control, number, type, size, breed of the Pet(s), etc.
7. The Tenant shall maintain, at all times, a policy of general liability insurance in a company satisfactory to Landlord, with coverage of not less than \$250,000 naming Landlord as co-insured for the purpose of receiving notice of cancellation. As a point of clarification, Landlord only wants to be an "interested party" for the sole purpose of being notified in the event of cancellation of Tenant's insurance policy. Said policy shall provide insurance coverage in the event of any claims, damages or liability arising as a result of any injuries to other Tenants, their guests or other third parties directly or indirectly caused by Tenant's Pet(s). Said policy shall include a provision that Landlord must be notified prior to cancellation. A copy of the policy shall be provided to Landlord together with evidence satisfactory to Landlord that the policy is in full force and effect for so long as the Tenant has the Pet(s) at this Community.
8. This Pet Agreement is hereby incorporated into the Tenant's Rental Agreement. In the event of a breach of this Agreement, Landlord shall have the right to levy a fine not to exceed \$50.00. All fines not paid within ten (10) days may be grounds for termination of tenancy. Notwithstanding the preceding, in the event of breach of this Pet Agreement, Landlord reserves the right in its sole discretion, to: (a) immediately terminate this Pet Agreement and demand removal of the Pet(s) and/or (b) terminate the Rental Agreement in accordance with Oregon law.
9. The Tenant shall immediately notify Landlord if the Pet(s) in any way inflicts any injury to anyone at any time or in any way damages the premises.
10. The Pet(s) described will not be replaced without the written agreement of the Landlord.
11. The Tenant shall disclose any injury that the Pet(s) has previously inflicted to anyone at any time prior to execution of this agreement.
12. The Pet(s) shall be in Tenant's control when outside the home.
13. The Pet(s) shall not be allowed to disturb the quiet and/or peaceful enjoyment of others.
14. The Tenant or any guest shall indemnify, defend and hold the Landlord harmless from and against any actions, suits, claims and demands including legal fees, costs and expenses arising from damage or injury to any person or property of others by any Pet(s) owned, kept housed or maintained by the Tenant.
15. The Tenant agrees to pay any damages, claims, or amounts determined to be due the Landlord for damage to the premises.

TENANT: \_\_\_\_\_

TENANT: \_\_\_\_\_

LANDLORD/AGENT: \_\_\_\_\_