

# **Pet Application** **& Addendum to the Residential Lease**

Pet(s) may be considered for this rental dwelling after submitting the information below in full. These items are required for this Pet Application and for the full approval:

1. Pet Application & Addendum to the Residential Lease.
2. Photograph of the Pet (text the photo to me).
3. Pet's Medical History for the last Three Years (email this to me).
4. Pet Interview.
5. Non-refundable Pet Fee before move in. This is Pet Rent. See Page 2.
6. Tenant or Renter Insurance before move in to cover Pet Liability. See Page 2.

Please fill in this Pet Application and return it with your Lease Application. This is not an approval by filling out this application.

If there is more than one pet to be considered, there must be separate applications. There is a limit of only two pets per rental.

Owner's Name: \_\_\_\_\_ Phone Number: \_\_\_\_\_

Rental Address: \_\_\_\_\_

Pet's Name: \_\_\_\_\_

How long have you owned the pet? \_\_\_\_\_  
New pets will not be accepted that are owned for less than six months. This needs to be verified.

Type of pet: \_\_\_\_\_ Breed: \_\_\_\_\_

Age: \_\_\_\_\_ Weight: \_\_\_\_\_  
Senior pets will not be accepted. Kittens and puppies will not be accepted less than six months old.

Sex: \_\_\_\_\_ Is it Neutered? \_\_\_\_\_  
The pet must be neutered.

Color: \_\_\_\_\_

Coat: Long haired? \_\_\_\_\_ Short haired? \_\_\_\_\_

If a cat, is it de-clawed? \_\_\_\_\_ Front? \_\_\_\_\_ Back? \_\_\_\_\_

Cat and Dog nails must be kept trimmed. Their nails must not scratch floors, woodwork, doors, weather stripping at doors, etc. or not damage the premises in any manner.

If a dog, does it bark? If yes, explain the circumstances: \_\_\_\_\_  
\_\_\_\_\_. **NO BARKING IS PERMITTED.**

Is the dog or cat house broken? \_\_\_\_\_ Will it urinate or have bowel movements inside the rental? \_\_\_\_\_ Cat-is the cat litter box trained? \_\_\_\_\_ Tenant warrants that the pet(s) is house broken. Tenant agrees to accept full responsibility and liability for any damage, injury or actions arising from or caused by the pet(s).

Tenant shall clean the premises inside and outside of pet waste each time the pet defecates. The yard will be completely cleaned upon move out. The rental shall be kept sanitary inside and outside at all times.

Who is your Veterinarian? \_\_\_\_\_

Veterinarian's telephone number? \_\_\_\_\_

Is the pet vaccinated with all the necessary vaccines? \_\_\_\_\_

How will the pet relate to strangers? (Me, my employees, workmen, etc.)?

\_\_\_\_\_

Will the pet be defensive/protective/aggressive when we enter the unit?

\_\_\_\_\_

How will the pet be contained? Is the pet crate trained? \_\_\_\_\_

If the pet is defensive, protective, aggressive or shows any other negative behavior when we (me, my employees, workmen, agents, etc.) enter the unit, the Tenant will need to crate, sequester in another area of the premises, remove the pet from the premises or board it elsewhere for this this entry. It is the responsibility of the Tenant to control the pet so that the those entering do not feel threatened, fearful or are injured by the pet.

There is a **Non-Refundable Pet Fee** of: \_\_\_\_\_ (Landlord/Agent to fill in). The Pet Fee will be a minimum of \$300.00 per pet depending on the pet criteria. This is to be paid after Pet Application approval and before move in. This is a one-time rent fee for the pet. It is **NON-REFUNDABLE** and not part of your Security Deposit. Any pet damage will come out of your Security Deposit.

**You are required to have Tenant's or Renter's Insurance for liability purposes; this is due before move in. You must submit the policy Declaration (Dec) Page. The Policy has to include Pet Coverage and Liability. The Landlord/Property Manager shall be named "Person of Interest" on the Policy: Joan H. Raley, REALTOR, 2425 Bass Bay Drive, Tallahassee, FL 32312.**

**Additional Pets:** You are not permitted to have additional pets until, and if, you are approved for an additional pet. The pet limited per household is two pets. Do not try to conceal having a additional pets. This will be a default of the lease.

**Visiting Pets:** You are required to have approval for visiting pets or pet sitting otherwise this is **NOT PERMITTED**. Do not try to conceal this activity. It will be a default of the Lease.

This is the Pet Application and it is used as the Addendum to the Residential Lease for your pet.

I certify that I understand and accept all of this information and that it is true and correct.

\_\_\_\_\_  
Tenant Date

\_\_\_\_\_  
Tenant Date

Landlord: \_\_\_\_\_  
Date

Agent: \_\_\_\_\_  
Date