

Residential Lease Agreement >>

244. **Equal Housing Opportunity:** Landlord and Brokers comply with federal, state, and local fair housing laws and regulations.

245. **Construction of Language:** The language of this Lease Agreement shall be construed according to its fair meaning and not
246. strictly for or against either party. All singular and plural words shall be interpreted to refer to the number consistent with circumstances
247. and context.

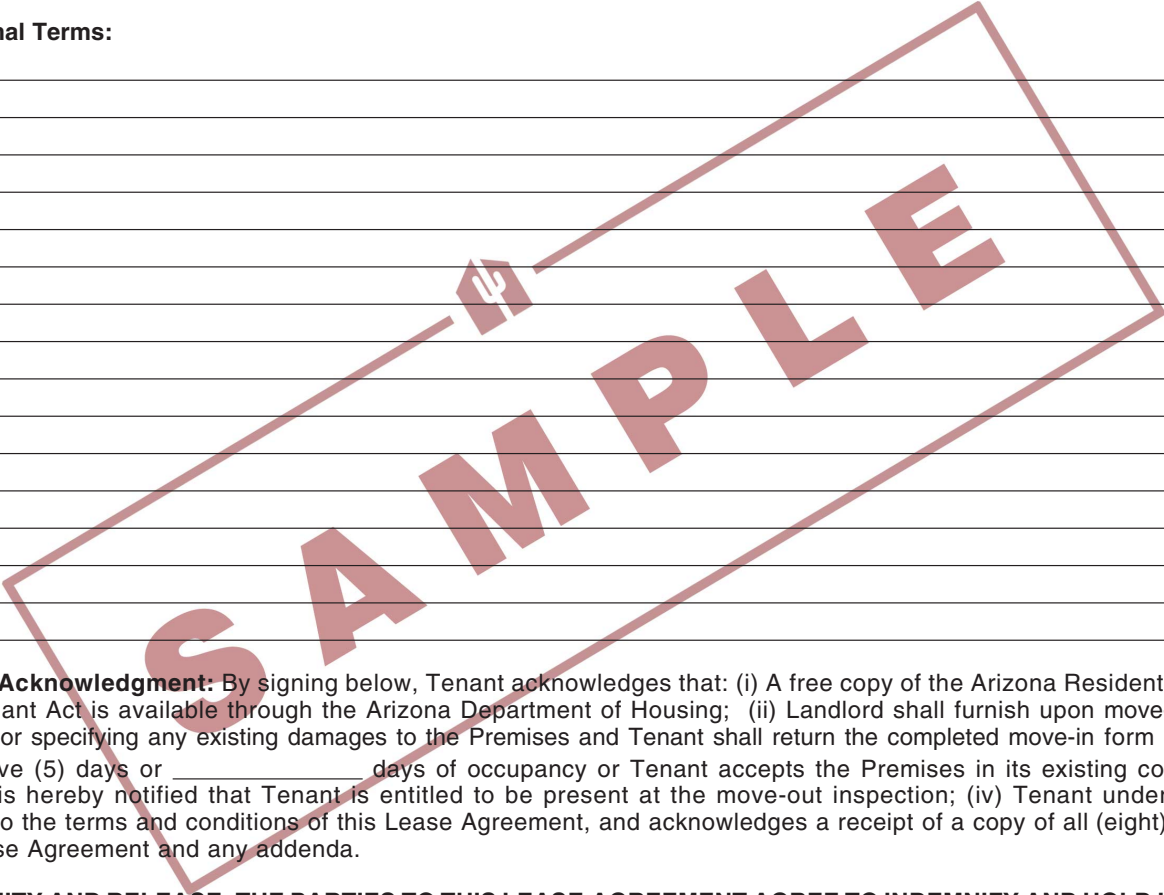
248. **Court Modification:** If any provision of this Lease Agreement is found by a court to be invalid, illegal or vague, the parties agree
249. that such provision shall be modified or stricken by the court to the minimum extent deemed necessary to make it valid, legal and
250. enforceable and that all other provisions of this Lease Agreement shall remain in full force and effect.

251. **Days:** All references to days in this Lease Agreement shall be construed as calendar days and a day shall begin at 12:00 a.m.
252. and end at 11:59 p.m.

253. **Notices:** Unless otherwise provided for by statute or by agreement of the parties, all notices herein shall be in writing and
254. shall be delivered to Landlord at the address set forth herein and to Tenant at the Premises and shall be sent by registered or
255. certified mail, or personally delivered. Such notice shall be deemed received on the date the notice is actually received or
256. five (5) days after the date the notice is mailed by registered or certified mail, whichever occurs first.

257. **Additional Terms:**

258. _____
259. _____
260. _____
261. _____
262. _____
263. _____
264. _____
265. _____
266. _____
267. _____
268. _____
269. _____
270. _____
271. _____
272. _____
273. _____



274. **Tenant Acknowledgment:** By signing below, Tenant acknowledges that: (i) A free copy of the Arizona Residential Landlord
275. and Tenant Act is available through the Arizona Department of Housing; (ii) Landlord shall furnish upon move-in, a move-
276. in form for specifying any existing damages to the Premises and Tenant shall return the completed move-in form to Landlord
277. within five (5) days or _____ days of occupancy or Tenant accepts the Premises in its existing condition; (iii)
278. Tenant is hereby notified that Tenant is entitled to be present at the move-out inspection; (iv) Tenant understands and
279. agrees to the terms and conditions of this Lease Agreement, and acknowledges a receipt of a copy of all (eight) 8 pages of
280. the Lease Agreement and any addenda.

281. **INDEMNITY AND RELEASE: THE PARTIES TO THIS LEASE AGREEMENT AGREE TO INDEMNIFY AND HOLD HARMLESS**
282. **BROKERS, PROPERTY MANAGERS, AND ANY OF THEIR RESPECTIVE AGENTS, REPRESENTATIVES OR EMPLOYEES**
283. **FROM ANY LOSS, CLAIM, LIABILITY OR EXPENSE ARISING FROM INJURY TO ANY PERSON OR DAMAGE TO OR**
284. **LOSS OF ANY PROPERTY, IN ANY WAY CAUSED BY THE PARTIES AND TENANT'S FAMILY, GUESTS, INVITEES,**
285. **AGENTS, PETS OR OTHERS UNDER THEIR CONTROL.**

286. **(LANDLORD'S INITIALS REQUIRED)** _____
LANDLORD LANDLORD
287. **(TENANT'S INITIALS REQUIRED)** _____
TENANT TENANT

288. **Terms of Acceptance:** This offer will become a binding lease agreement when acceptance is signed by Landlord and a signed
289. copy delivered in person, by mail, facsimile or electronically, and received by Broker on behalf of Tenant if applicable, or
290. by Tenant no later than _____, _____ at _____ a.m. p.m., Mountain Standard Time. Tenant may
291. withdraw this offer at any time prior to receipt of Landlord's signed acceptance. If no signed acceptance is received by this date and
292. time, this offer shall be deemed withdrawn.

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LANDLORD LANDLORD

<Initials

Initials>

TENANT TENANT

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293. THIS LEASE AGREEMENT CONTAINS (EIGHT) 8 PAGES EXCLUSIVE OF ANY ADDENDA AND ATTACHMENTS. PLEASE
294. ENSURE THAT YOU HAVE RECEIVED AND READ ALL (EIGHT) 8 PAGES AS WELL AS ANY ADDENDA AND ATTACHMENTS.

295. **Broker on behalf of Tenant:**

296. _____
PRINT SALESPERSON'S NAME AGENT CODE PRINT FIRM NAME FIRM CODE

297. _____
PRINT SALESPERSON'S NAME AGENT CODE PRINT FIRM NAME FIRM CODE

298. _____
FIRM ADDRESS CITY STATE ZIP CODE

299. _____
TELEPHONE FAX EMAIL

300. **Agency Confirmation:** The Broker is the agent of (check one):

301. Tenant exclusively; or both Tenant and Landlord

302. **The undersigned agree to lease the Premises on the terms and conditions herein stated and acknowledge receipt of a copy**
303. **hereof including Tenant Attachment.**

304. _____
^ TENANT'S SIGNATURE MO/DA/YR ^ TENANT'S SIGNATURE MO/DA/YR

305. _____
ADDRESS

306. _____
CITY STATE ZIP CODE

LANDLORD ACCEPTANCE

307. **Broker on behalf of Landlord:**

308. _____
PRINT SALESPERSON'S NAME AGENT CODE PRINT FIRM NAME FIRM CODE

309. _____
PRINT SALESPERSON'S NAME AGENT CODE PRINT FIRM NAME FIRM CODE

310. _____
FIRM ADDRESS CITY STATE ZIP CODE

311. _____
TELEPHONE FAX EMAIL

312. **Broker** is not authorized to receive notices or act on behalf of Landlord unless indicated below.

313. **Agency Confirmation:** The Broker is the agent of (check one):

314. Landlord exclusively; or both Landlord and Tenant

315. **Property Manager**, if any, authorized to manage the Premises and act on behalf of Landlord pursuant to separate
316. written agreement:

317. _____
NAME TELEPHONE

318. _____
FIRM TELEPHONE

319. _____
ADDRESS CITY STATE ZIP CODE

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LANDLORD LANDLORD

<Initials

Initials>

TENANT TENANT

Residential Lease Agreement >>

320. Person authorized to receive service of process, notices, and demands is:

321. _____
NAME / LANDLORD'S NAME

322. **c/o** _____ TELEPHONE _____
PROPERTY MANAGER / AUTHORIZED REPRESENTATIVE

323. _____ CITY _____ STATE _____ ZIP CODE _____
ADDRESS

324. **Landlord Acknowledgment:** Landlord has read this entire Lease Agreement. Landlord acknowledges that Landlord understands the
325. terms and conditions contained herein. Landlord accepts and agrees to be bound by the terms and conditions of this Lease Agreement.
326. Landlord has received a signed copy of this Lease Agreement and directs the Broker to deliver a signed copy to Tenant, and to any other
327. Broker involved in this Lease Agreement.

328. **LANDLORD ACKNOWLEDGES THAT LANDLORD HAS PROVIDED THE REQUIRED INFORMATION ON RESIDENTIAL**
329. **RENTAL PROPERTY TO THE APPLICABLE COUNTY ASSESSOR.**

330. Counter Offer is attached, which is incorporated herein by reference. If there is a conflict between this Lease Agreement
331. and the Counter Offer, the provisions of the Counter Offer shall be controlling. (Note: If this box is checked, Landlord
332. should sign both Lease Agreement and Counter Offer.)

333. ^ SIGNATURE OF LANDLORD OR PROPERTY MANAGER (IF AUTHORIZED) MO/DA/YR

334. _____
PRINT LANDLORD NAME

335. ^ SIGNATURE OF LANDLORD OR PROPERTY MANAGER (IF AUTHORIZED) MO/DA/YR

336. _____
PRINT LANDLORD NAME

337. _____
PRINT PROPERTY MANAGER NAME

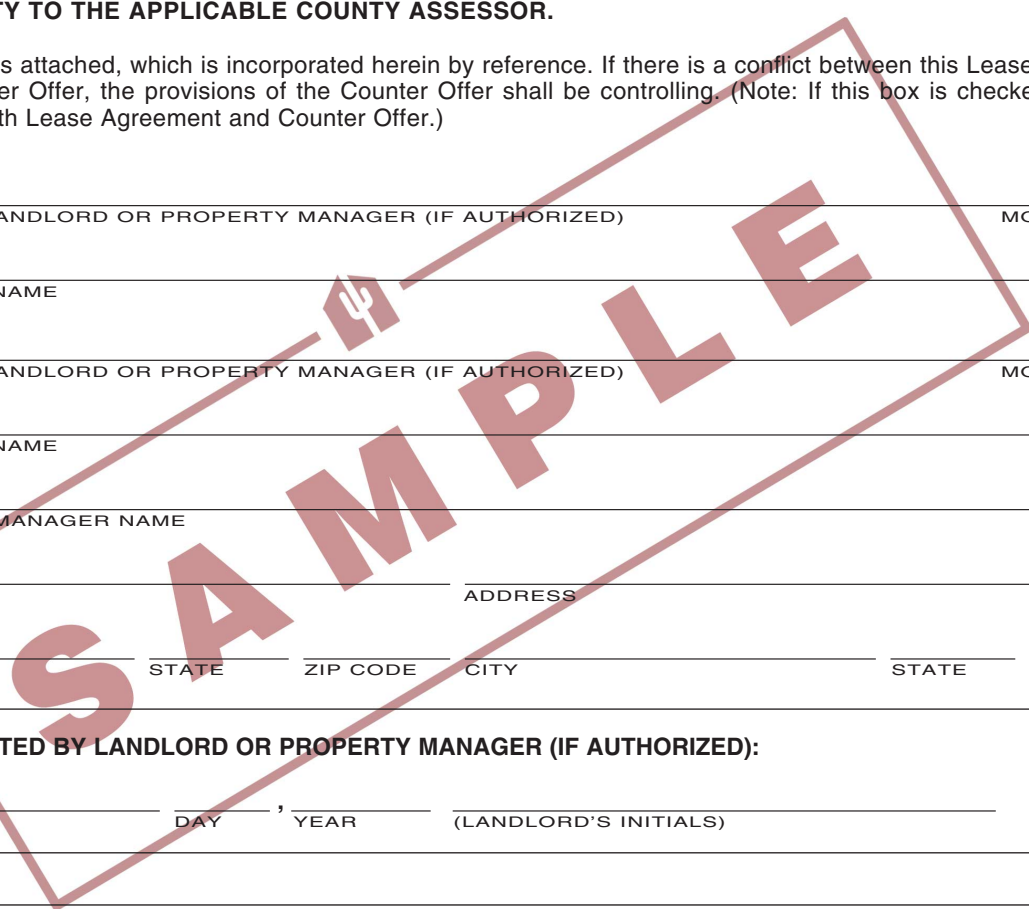
338. _____ ADDRESS _____ ADDRESS _____

339. _____ CITY _____ STATE _____ ZIP CODE _____ CITY _____ STATE _____ ZIP CODE _____

340. **OFFER REJECTED BY LANDLORD OR PROPERTY MANAGER (IF AUTHORIZED):**
341. _____
MONTH DAY, YEAR (LANDLORD'S INITIALS)

For Broker Use Only:

Brokerage File/Log No. _____ Manager's Initials _____ Broker's Initials _____ Date _____
MO/DA/YR



LANDLORD LANDLORD

<Initials

Initials>

TENANT TENANT