

EXHIBIT "B"
PET AGREEMENT

Date: (Addendum to Lease Agreement)

This agreement is attached to and forms a part of the Lease Agreement dated,
between _____,
Landlord and _____, Tenant(s).

Tenants desire to keep a pet described as _____
in the dwelling they occupy under the rental agreement or lease referred to above, and
because this agreement specifically prohibits keeping pets without the Landlord's
permission, Tenants agree to the following terms and conditions in exchange for this
permission:

Tenants agree to keep their pet under control at all times.

Tenants agree to keep their pet restrained, but not tethered, when it is outside their
dwelling.

Tenants agree not to leave their pet unattended for any unreasonable periods.

Tenants agree to dispose of their pet's droppings properly and quickly.

Tenants agree to keep pet from causing any annoyance or discomfort to others and will
remedy immediately any complaints made through the Landlord or his agent.

Tenants agrees to indemnify, hold harmless, and defend rental manager or rental
manager's agents against all liability, judgments, expenses (including attorney's fees) or
claims by third parties for any injury to any person or damage to property of any kind
whatsoever caused by the tenant's pet (s).

Tenants agree to pay immediately for any damage, loss, or expense caused by their pet,
and in addition, a **\$350.00 Pet Fee (per Pet)** will be required at the signing of said Lease.

Tenants agree that Landlord reserves the right to revoke permission to keep the pet
should Tenants break this agreement.

TENANT

LANDLORD

