

LEASE ADDENDUM:

APPLIANCES POLICY

Property: *123 ABC Street, Anywhere, USA*

We, the undersigned tenants, hereby acknowledge that the following appliances have been provided to us for rental use only and are considered a non-removable fixture of the Property. As Tenants, we have **no ownership** of these appliances and may not dispose or replace them without prior written consent or until we have fully exercised our Purchase Option.

We fully accept these appliances in "as-is" condition. We agree to use and maintain these appliances with reasonable care at all times.

<u>X</u>	Stove / Range	(Replacement & Reinstallation Cost: <u>\$ 400.00</u>)
_____	Refrigerator	(Replacement & Reinstallation Cost: <u>\$ 400.00</u>)
<u>X</u>	Dishwasher	(Replacement & Reinstallation Cost: <u>\$ 400.00</u>)
_____	Air-conditioner Window Units	(Replacement & Reinstallation Cost: <u>\$ 200.00</u>)
_____	Other: _____	(Replacement & Reinstallation Cost: \$ _____)

We understand and accept the appliances within the Property in "as-is" condition. We fully understand that should the Landlord have to replace any missing appliances with new ones after we move out, they will charge us a Replacement & Reinstallation Cost. We fully accept responsibility for the costs of any Replacement & Reinstallation of said appliances.

In the event of Property Abandonment or Tenant Move-outs (voluntary or involuntary) and appliances have been removed, stolen, or otherwise missing, we understand that **the Landlord will assume we have committed a criminal act of theft** that will be promptly reported to the local Sheriff's Office and the City Police Department and that prosecution fully allowed by the law will be pursued.

As a remedy for any missing appliances, the Tenant must fully reimburse the Landlord the Replacement & Reinstallation Cost or provide a NEW replacement unit ONLY if the Landlord approves the replacement. No "used" appliance replacements will be accepted without special permission and consideration. This notice has been read to me and I fully understand the statements herein.

_____	Tenant	_____	Date
_____	Tenant	_____	Date
_____	Landlord (or Agent for Landlord)	_____	Date
_____	Witness	_____	Date