



# SECURITY DEPOSIT AGREEMENT

DATE: \_\_\_\_\_ Received From: \_\_\_\_\_

Property Address: \_\_\_\_\_

\_\_\_\_\_ Check No. \_\_\_\_\_

\_\_\_\_\_ Money Order \_\_\_\_\_

\_\_\_\_\_ Other \_\_\_\_\_

Amount Paid: \_\_\_\_\_

Balance Due: \_\_\_\_\_ Date Due: \_\_\_\_\_

## REFUNDING THE SECURITY DEPOSIT IS SUBJECT TO THE FOLLOWING PROVISIONS:

1. Full term of the lease has expired and all terms and conditions of the lease have been met.
2. Thirty (30) days written notice must be given prior to vacating the premises.
3. No damage to residence beyond the normal wear and tear.
4. Entire residence is left clean (including windows, trim and exterior) and in rentable condition, according to the Residential Move-out guidelines (on page 5 and 6 of the lease).
5. No stickers, glue-on picture hangers, large scratches or holes left in/on walls. All burned out light bulbs replaced.
6. No noticeable indentations in floor or broken tiles.
7. Cost of bug spray, carpet cleaning, other cleaning & any damage repairs will be deducted from the security deposit.
8. No unpaid charges or delinquent rents.
9. All keys and remote controls have been turned in to Alfonso Property Management LLC.
10. Forwarding address left with Alfonso Property Management LLC.
11. All trash and debris placed in proper trash containers.
12. Your deposit refund will be mailed to you within 45 days if the above conditions are met. If a partial refund is made, you will be furnished an accounting of how the charges are made.
13. A portion or all of the deposit for pets is not refundable, depending on your lease.

In the event applicant refuses to execute the Lease Agreement and does not accept the residence by \_\_\_\_\_ (agreed move-in date) for any reason whatsoever, this deposit shall be forfeited as liquidated damages.

NOTE: Alfonso Property Management, LLC must be notified immediately about carpet stains or any type of damage to residence or equipment; immediate repairs or adjustments could avoid later misunderstandings.

I acknowledge I have read and understand the provisions of the above agreement.

\_\_\_\_\_  
Lessee Date

\_\_\_\_\_  
Lessor Date

\_\_\_\_\_  
Lessee Date

\_\_\_\_\_  
Lessor Date

\_\_\_\_\_  
Kristyn K. Steenkamp

Property Management Agent Date