



MOVE OUT ATTACHMENT –B

A 30 day notice is REQUIRED for all move outs. If a 30 day notice is not given the Security Deposit will be forfeited to the owner. (See Lease)
Upon termination of the lease, the property must be turned in the exact same condition as when the tenant took possession. The landlord may charge the following reasonable charges to your account; damages to the property, excluding normal wear and tear, costs to repaint due to excessive marks on the walls or painting over non neutral paint that has been applied by the tenant during the term of the lease, costs for which tenant is responsible to clean, deodorize, exterminate and maintain the property. Any unpaid or accelerated rent, any un paid charges on the account. The following list is also charges that will be deducted if not completed.

1. Carpets- Tenant agrees to have the carpets professionally cleaned upon move out. Tenant will provide receipt to Property Manager with the date one week prior to move out inspection.
2. Nails- Tenant will remove all nails that have been put in the walls, fill holes, and touch up with matching paint color and sheen.
3. Light bulbs- Tenant is to replace all burnt out light bulbs
4. Air Filters- A new air filter/s are to be placed in return air vents and media filters in attics
5. Move Out Appointment- Tenant is to coordinate with Property Manager the date and time of the walk through
6. Trash Cans- Trash cans need to be empty and put inside the garage
7. Yard- Yard is to be freshly mowed, edged and bushes are to be trimmed.
8. Cleaning- The home must be thoroughly cleaned to include; fans, all appliances, baseboards, ledges, windows, mini blinds, bath tubs, toilets, all sinks and countertops.
9. Keys and Remotes- All keys and garage or gate remotes are to returned at the move out walk through
10. Sprinkler System- During the move out the property manager will test the sprinkler system to make sure it is working properly.

11. Pets- Tenants must have the carpet treated with a flea treatment and provide receipt to property manager
12. Broken Mini blinds- Please make sure to replace all broken mini blinds or missing wands.
13. Smoking- If there is a smell of smoke in the home, the Property Manager will have the A/C ducts cleaned and the home deodorized.
14. Locks- if the home has had the locks changed without approval, the tenant will be charged for the lock removal.
15. Utilities- ALL utilities have to be left on until the walk through is completed
16. ***The landlord reserves the right to make any additional charges to the tenant's account that is not included in this list. Each move out is a case by case basis.***

Property Address:

Tenants Initials:

Date:

Property Manager: