



1. 2 LEASE DURATION

The terms of this tenancy shall commence on 01/01/2022 and end on 12/31/2023 , and thereafter, shall be month-to-month on the same terms and conditions as stated herein plus \$80.00 month to month charge, save any changes made pursuant to law, until terminated by notice of at least 30 days. Proper 30 day notice (in writing or email) must be received by the Landlord.

1. 2 RENTS AND CHARGES

Lessee shall pay 895.00 dollars per month for rent. The first month's rent and/or prorated rent amount shall be due prior to move-in.

For any move in date that is after the 15th of the month, Tenant must pay a full month of rent in order to gain possession of the home. The prorated rent amount will be due the second month of lease. Every month thereafter, Lessee must pay rent on or before the 1st day of each month with 5 days of grace period. The following late fees will apply for payments made after the grace period:

Late fee rule: 10 Percent of Recurring Rent Only

A charge of \$50 will apply for every returned check or rejected electronic payment plus the amount of any fees charged to the Owner/Agent by any financial institution as a result of the check not being honored, plus any applicable late fee charges. If Lessee doesn't pay rent on time, you'll be delinquent and all remedies under this Lease Contract will be authorized. Lessor may change the terms of this lease in accordance with applicable law, including rent increases and other modifications to the terms of the contract.