

# RESIDENTIAL LEASE AGREEMENT

Simplified Standard Form • Optimized for Plain Language and Clarity

## 1. THE PARTIES

This Lease Agreement (the "Agreement") is made and entered into on \_\_\_\_\_, between:

Landlord: \_\_\_\_\_ ("Landlord")

Tenant(s): \_\_\_\_\_ ("Tenant")

## 2. THE PROPERTY

The Landlord agrees to lease to the Tenant the property located at:

(the "Premises"), for use solely as a private residential dwelling.

## 3. TERM OF LEASE

The lease will begin on \_\_\_\_\_ and will end on \_\_\_\_\_ (the "Term").

At the end of the Term, this Agreement will automatically renew on a month-to-month basis unless either party provides written notice of termination at least 30 days in advance.

## 4. RENT & PAYMENTS

**Monthly Rent:** The Tenant agrees to pay a monthly rent of \_\_\_\_\_ . Rent is due on the \_\_\_\_\_ day of each month.

### Payment Method:

**Late Fees:** If rent is not received by the \_\_\_\_\_ day after due date, a late fee of \_\_\_\_\_ will be applied.

## 5. SECURITY DEPOSIT

Upon signing this Agreement, the Tenant will pay a security deposit of \_\_\_\_\_

. This deposit will be held to cover damages beyond normal wear and tear, or unpaid rent. It will be returned within 30 days after lease end, minus itemized deductions in writing.

## 6. MAINTENANCE & REPAIRS

Tenant Obligations:

Landlord Obligations:

## 7. PLAIN LANGUAGE AGREEMENT

This document has been deliberately drafted using clear, straightforward language to reduce ambiguity and legal risk. Both parties acknowledge they have read and fully understand their obligations under this Agreement.

## 8. SIGNATURES

By signing below, both the Landlord and the Tenant agree to the terms and conditions outlined in this Agreement.

Landlord Signature

Tenant Signature

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Date:

Date: