



Landlord | Letter of Intent To Lease Residential

Date: _____

From: Fernando A. Chinchilla, Broker | Cell #: 305-978-5601 | Fax #: 305-248-3003

Landlord | Owner (s): _____ Cell #: _____

Address: _____ Phone #: _____ Fax #: _____

Subject Property: _____ Zip Code: _____ Levels: _____

Property Description: Living Room: ___ Dining Room: ___ Den: ___ Family Room: ___ Bedrooms: ___ Bathrooms: ___

Garage: ___ Parking Spaces: ___ Fenced In: ___ Shed: ___ Swimming Pool: ___ Enclosed Porch: ___

Other: _____ Estimated Sq Ft Living Space: _____ Lot Sq Ft: _____

Kitchen: Stove: ___ Dishwasher: ___ Refrigerator: ___ Microwave: ___ Washer: ___ Dryer: ___ Other: _____

Property Condition : _____

Gated Community: _____ Club House Amenities: _____

Condo Association Info.: _____ Application Fee: \$ _____ Time to Approve: _____

Rent Includes: Electric: ___ | Water : ___ | Cleaning: ___ | Air Conditioning: ___ | Association Dues: ___ | Lawn Maintenance: ___

Alarm: ___ | Cable: ___ | Gated Community: ___ Other: _____

Total Adults to Occupy Property: _____ Total Children: _____ Total Pets: _____

Initial Lease Price: 1st Year: \$ _____ / Month | 2nd Year: \$ _____ / Month | Other: _____

Proposed Lease Starting on: _____ 2009 | Ending Date: _____

Showing Instructions: _____ Install Lock Box: _____ Sign Restrictions: _____

Special Request: _____

Lease Terms: Total Term: _____ Year (s) (_____ Months) | Annual Increases: _____ % | Other: _____

First Month: \$ _____ | Last Month: \$ _____ | Security: \$ _____ Total to Move in: \$ _____

Late Fee: \$ _____ After the _____ Day when due and \$ _____ For every day late thereafter | Bad Check Fee: \$ _____

Tenant Repair Fee: First Minor \$ _____ on Electric | Air Conditioning | Plumbing | Water Damage | Painting, Etc.

Lease Early Termination: Tenant is liable for full payment of remaining lease term plus Attorneys collection fees.

Sub Leasing: Not allowed without written Landlord's approval | Lease Termination: All Furnishing must be in working order.

Lease Option: ___ Asking Price \$: _____ Terms: _____ Listing Term: 12 Months

Rental Commission Fee: _____ to Listing Office: _____ | Fee: _____ to Leasing Office: _____

Selling Fee: _____ to Listing Office: _____ | Fee: _____ to Selling Office: _____

Additional Clauses: _____

If Furnished Items Included:	Estimated Value	Description	Estimated Value
Description	\$ _____	_____	\$ _____
_____	\$ _____	_____	\$ _____
_____	\$ _____	_____	\$ _____
_____	\$ _____	_____	\$ _____

This agreement is non-binding in nature, however serves to establish terms acceptable by both parties in order to move to a final Multiple Listing Agreement transaction within 2 business days after execution of this document. Any changes agreed to by both parties will be reflected in the final Multiple Listing Agreement. Landlord To provide a lease agreement upon receiving a non refundable deposit. We'll represent you as a transaction Broker. We'll prepare the necessary documentation for you final approval. We'll market the property based on our experience and the best possible tools Such as MLS, Internet, Install Approved Directional Signs, e – mails, approved advertising, Other methods, Etc.

Accepted By : _____ | _____ By: _____ | _____
Title: Realtor | Broker (s) Date: _____ Title: Landlord | Owner (s) Date: _____