

PET AGREEMENT

This agreement is made and entered into, _____ by and between _____
_____ c/o Hilton Head Long-Term Rentals, Inc., P.O. Box 23528, Hilton Head Island, SC
29925 (hereinafter referred to as "Landlord"), and _____ (hereinafter referred to as
"Tenants").

WHEREAS, Tenant has entered into a Residential Rental Agreement, for the property located at:

Hilton Head Island, SC _____

NOW, THEREFORE, in consideration of the mutual covenants herein set forth, the parties agree as follows:

1. Pets. Paragraph 11 of the above mentioned Residential Rental Agreement shall be changed to permit the pet(s) described below, to occupy the premises. No additional or different pet(s) is (are) authorized under this Agreement.
2. Pet Deposit. An additional Security Deposit shall be required of the Tenant, said amount to be reflected in Paragraph 4 of the Residential Rental Agreement.
3. Damages. Tenant shall be responsible for any and all damages that may be inflicted by the pet(s).
4. Termination. The Tenant agrees to:
 - A. Professionally steam clean and deodorize carpets.
 - B. Provide flea treatment(s) to be performed by a certified South Carolina licensed contractor.
5. Permitted Pet – _____
6. Annoyance. Tenant agrees that if the pet becomes annoying, bothersome, or in any way a nuisance, the Tenant will immediately remove the pet(s) from the premises, upon notice from Landlord. Failure to remove a pet(s) on request will be grounds for eviction.
7. Removal of Pet(s). In the event that the above pet(s) no longer reside in the premises, the Pet Deposit shall be refunded at the end of the Tenancy.
8. ALL PET OWNERS ARE REQUIRED TO OBTAIN AND PROVIDE PROOF OF LIABILITY INSURANCE WHICH COVERS INJURIES OR DAMAGES CAUSED BY THEIR PET(S).

ADDITIONAL TERMS

- (a) A photograph of the pet(s) must be provided to Landlord for verification and identification prior to occupancy.
- (b) All pets are required to be licensed according to state law.
- (c) All pets are required to receive the appropriate vaccinations according to state law.
- (d) All pets taken outside the premises must be kept on a leash. Pets are not allowed to roam the property unattended.

Witness	Date	Landlord	Date
Witness	Date	x Tenant	Date
Witness	Date	x Tenant	Date