

HABIT CONTRACT AGREEMENT

Property Address: _____ Contract No.: _____

Landlord Information:

Full Name: _____

Identification Number: _____

Address: _____

Phone/Email: _____

Tenant Information:

Full Name: _____

Identification Number: _____

Address: _____

Phone/Email: _____

Premises Details:

Type of Property: _____

Number of Bedrooms: _____

Furnishings Included: _____

Term of Tenancy:

Lease Commencement Date: _____

Lease Expiration Date: _____

Rent and Payment Terms:

Monthly Rent Amount: _____ USD

Security Deposit: _____ USD

Payment Due Date Each Month: _____

Payment Method: _____

Use of Premises:

Tenant shall use the Premises solely for residential purposes and shall comply with all applicable laws, ordinances, and regulations. Tenant shall not engage in any illegal activities on the Premises, shall not cause or permit any nuisance or waste, and shall respect the quiet enjoyment of neighbors.

Maintenance and Repairs:

Landlord shall maintain the Premises in a habitable condition and comply with all health and safety standards. Tenant shall keep the Premises clean and in good condition and shall promptly notify Landlord of any damage, defects, or needed repairs. Tenant shall be responsible for damages caused by Tenant's negligence or misuse.

Utilities and Services:

Tenant shall be responsible for payment of all utilities and services unless otherwise agreed in writing. Landlord shall ensure that all necessary utilities are connected and functional at the beginning of the tenancy.

Entry by Landlord:

Landlord may enter the Premises during reasonable hours to inspect, make repairs, or show the Premises to prospective tenants or buyers, upon providing Tenant with proper notice as required by law, except in cases of emergency.

Termination and Renewal:

Either party may terminate this Agreement upon providing written notice as required by law. Tenant shall vacate the Premises peacefully and return all keys upon termination. Renewal or extension of this Agreement must be in writing signed by both parties.

Default and Remedies:

If Tenant fails to pay rent or otherwise breaches any term of this Agreement, Landlord may pursue all remedies available under applicable law, including eviction and collection of damages. Tenant may cure any default within any applicable grace or cure periods. Landlord's acceptance of rent after default does not waive any rights.

Governing Law and Venue:

This Agreement shall be governed by and construed in accordance with the laws of the State of _____. The parties consent to the exclusive jurisdiction and venue of the state and federal courts located in _____ County, _____.

Miscellaneous:

This Agreement constitutes the entire agreement between the parties and supersedes all prior negotiations and understandings. No amendment or waiver shall be effective unless in writing and signed by both parties. If any provision is held invalid, the remainder shall remain in full force and effect. Both parties acknowledge having read and understood this Agreement.

LANDLORD'S SIGNATURE

TENANT'S SIGNATURE

Signature: _____

Signature: _____

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