

CONDITION OF PREMISES ADDENDUM

DATE: _____, 20_____, at **Sacramento** _____, California.

Items left blank or unchecked are not applicable

FACTS:

This is an addendum to the following referenced document:

- Lease agreement
- Rental agreement
- Occupancy agreement

dated _____, 20_____

entered into by **Warren Enterprises** _____, as the Landlord,
and _____, as the Tenant,

regarding real estate referred to as _____

AGREEMENT:

1. Landlord and Tenant have jointly inspected the premises and common areas and agree the premises and unchecked items such as fixtures, appliances and furnishings are in a satisfactory and sanitary condition.
2. Check only those items which are unsatisfactory and state why in "REMARKS."

EXTERIOR/Common Areas:

- | | | | |
|---|--|--|--|
| <input type="checkbox"/> Garage/parking lot | <input type="checkbox"/> Garbage facilities | <input type="checkbox"/> Storage area | <input type="checkbox"/> TV antenna |
| <input type="checkbox"/> Pool/spa | <input type="checkbox"/> Satellite dish | <input type="checkbox"/> Patio/decks | <input type="checkbox"/> CATV hookup |
| <input type="checkbox"/> Stairs/railings | <input type="checkbox"/> Garage door openers | <input type="checkbox"/> Hallway/lobby | <input type="checkbox"/> laundry area |
| <input type="checkbox"/> Fencing | <input type="checkbox"/> Roof | <input type="checkbox"/> Exterior lighting | <input type="checkbox"/> Eaves/gutters |
| <input type="checkbox"/> Sprinklers/hose | <input type="checkbox"/> Mailbox | <input type="checkbox"/> Walkways | Other _____ |

ENTRY:

- | | | | |
|--|---|---|---------------------------------|
| <input type="checkbox"/> Door | <input type="checkbox"/> # of keys: _____ | <input type="checkbox"/> Doorbell/knocker | <input type="checkbox"/> Closet |
| <input type="checkbox"/> Intercom/security | <input type="checkbox"/> Shelves | <input type="checkbox"/> Locks | Other _____ |

KITCHEN:

- | | | | |
|---|--|---|---|
| <input type="checkbox"/> Range | <input type="checkbox"/> Trash compactor | <input type="checkbox"/> Oven | <input type="checkbox"/> Water purifier |
| <input type="checkbox"/> Refrigerator | <input type="checkbox"/> Counters/laminate | <input type="checkbox"/> Garbage disposal | <input type="checkbox"/> Cabinets/drawers |
| <input type="checkbox"/> Exhaust fan(s) | <input type="checkbox"/> Pantry/shelves | <input type="checkbox"/> Dishwasher | <input type="checkbox"/> Tile/linoleum |
| <input type="checkbox"/> Microwave | <input type="checkbox"/> Sink/faucets | | |

BATHROOM:

- | | | | |
|---------------------------------|---|---|--|
| <input type="checkbox"/> Sink | <input type="checkbox"/> Tile/linoleum | <input type="checkbox"/> Faucets/hardware | <input type="checkbox"/> Closets/shelves |
| <input type="checkbox"/> Toilet | <input type="checkbox"/> Exhaust fan(s) | <input type="checkbox"/> Shower | <input type="checkbox"/> Shower encloser |
| <input type="checkbox"/> Tub | <input type="checkbox"/> Medicine cabinet | | |

ELECTRICAL:

- | | | | |
|---|-----------------------------------|--|--------------------------------------|
| <input type="checkbox"/> Outlets | <input type="checkbox"/> Lighting | <input type="checkbox"/> Switchplates | <input type="checkbox"/> Thermostat |
| <input type="checkbox"/> Fixtures | <input type="checkbox"/> Furnace | <input type="checkbox"/> Smoke detectors | <input type="checkbox"/> Ventilation |
| <input type="checkbox"/> Air conditioning | Other _____ | | |

PLUMBING:

- | | | | |
|---------------------------------------|---------------------------------|---|--------------------------------|
| <input type="checkbox"/> Water heater | <input type="checkbox"/> Washer | <input type="checkbox"/> Hot/cold water | <input type="checkbox"/> Dryer |
| <input type="checkbox"/> Gas hookups | Other _____ | | |

INTERIOR:

- | | | | |
|---|--|---|---|
| <input type="checkbox"/> Wall coverings | <input type="checkbox"/> Floor coverings | <input type="checkbox"/> Ceilings | <input type="checkbox"/> Walls |
| <input type="checkbox"/> Draperies | <input type="checkbox"/> Rods/tracks | <input type="checkbox"/> Glass doors | <input type="checkbox"/> Windows |
| <input type="checkbox"/> Doorknobs | <input type="checkbox"/> Fireplace | <input type="checkbox"/> Hardware/fitings | <input type="checkbox"/> Paint |
| <input type="checkbox"/> Floors | <input type="checkbox"/> Baseboards/trim | <input type="checkbox"/> Doors | <input type="checkbox"/> Shades |
| <input type="checkbox"/> Closets | <input type="checkbox"/> Screens | <input type="checkbox"/> Sills/jambes | <input type="checkbox"/> Kickplates/stops |
| <input type="checkbox"/> Chimney/flute | Other _____ | | |

REMARKS:

REPAIRS PROMISED:

1. _____

Completion date: _____

2. _____

Completion date: _____

I agree to the terms stated above.

Date: _____, 20_____
Landlord/Manager: _____
Signature: _____
Address: **PO Box 188069**
Sacramento, CA 95818
Phone: _____
Fax: **916-313-3546**
E-mail: **info@sactorentals.com**

I accept the premise as stated above.

Date: _____, 20_____
Tenant: _____
Signature: _____
Signature: _____
Address: _____
Phone: _____
Fax: _____
E-mail: _____