

House Sitter Addendum

Addendum to **Residential Lease** contract dated _____ in which _____
_____ is/are referred to as Lessee
and _____ is referred to as Lessor
concerning premises located at _____.

In addition to the promises and agreements contained in the above-cited rental contract, the parties hereto agree to the following special items in consideration of the below-market rental rate being charged Lessee(s) for their occupancy of said premises.

Lessee agrees and understands that during their tenancy the subject property is being actively marketed for resale. To facilitate that marketing effort Lessee agrees to abide by these additional requirements. If there are any conflicts between said rental contract and the items listed herein below these items shall prevail:

1. Lessee agrees to keep all the appliances, the house, the garage and its grounds in above-average condition of neatness and cleanliness.
2. Lessee shall use and maintain bedroom and living room furniture and not appear to be living or sleeping on the floor.
3. Lessee shall not have, board or temporarily take care of any pet without the express approval of the Lessor.
4. Lessee shall not sublet nor allow any person to reside on the premises other than those members of their immediate family as listed in the rental contract.
5. Lessee agrees to show the property to real estate agents and their clients, by appointment only, between the hours of 8:00 AM to 7:00 PM. Lessee will not show the premises to any prospect not escorted by a real estate agent or the Lessor.
6. Lessee understands and agrees that they might have to move upon just 15 days notice rather than having the benefit of the traditional 30 days notice.
7. Lessee shall notify Lessor any time they will be away from the premises more than 24 hours to enable Lessor to show the property during such an absence.
8. Lessee shall install and maintain a working telephone to facilitate the showing of the property.
9. Lessee shall exercise diligence in not letting any guest or unescorted minor use the swimming pool without an adult in attendance.
10. Lessee agrees that in the event Lessor is conducting an "open house" that they will cooperate and not be present during the two to three hours that's involved.
11. Lessee agrees to be upbeat and accommodating in the showing of the property to agents and their clients and not make such visitors feel as if they were intruding. Thus Lessee agrees to gracefully facilitate such visits by lowering the volume of any T.V. or music player, etc.

UNDERSTOOD AND AGREED this _____ day of _____, 20_____

✓ _____ ✓ _____ ✓ _____
✓ _____ ✓ _____ ✓ _____