

TENANT CHECKLIST

TENANT(S)

PREMISES

DATE

At the meeting between the Tenant and the Lessor's Agent, the Lessor's Agent has explained to the Tenant(s):

- The standard terms and conditions of the Residential Tenancy Agreement
- The special terms of the Lease contained in any annexures (for example Strata By-Laws).
- The commencement and termination dates of the lease.
- The method and timing of the agreed rental payments.
- The action that will be taken by the Lessor's Agent if the rent is not paid
- The requirement of the Tenant(s) to connect water, gas, electricity, and telephone services to the Premises in the name of the Tenant(s) and that the consumption of these services is at the Tenant's expense.
- The Lessor does not provide insurance cover for the Tenant's personal property.
- The Tenant's obligation to report damage to the Premises and to inform the Lessor's Agent of items that require repair and maintenance.
- The procedure to vacate the Premises at the termination of the Lease
- The procedure to request an early termination of the Lease.
- The damages that are likely to be claimed by the Lessor if the Lessor agrees to an early termination of the Lease.
- The purpose of the Property Condition Report.
- The purpose and frequency of routine inspections.
- The Lessor's right under the Residential Tenancies Act to access the Premises without the Tenant being in attendance.
- The lessor will seek a termination of the Lease if the Tenant permits the use of illegal drugs on the Premises.

THE TENANT HAS RECEIVED THE FOLLOWING DOCUMENTS

- A signed copy of the Residential Tenancy Agreement and any annexures
- Property Condition Report Bond Lodgement
- Information for Tenant

Signed in recognition of having received an explanation of the above issues and having received the above documents.

Owner's Agent

Tenant