

# Lease Agreement

This Lease Agreement between **Jillene Holtaway** (Lessor) and **Jane Donahue** (Lessee) was executed on **Sunday, November 22, 2020**.

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For informational purposes, here are the contact details of both parties:

## Lessee Information

Jane Donahue (123)098-7654  
janed@example.com

## Lessor Information

Jillene Holtaway  
jilleneh@example.com

123 Main St., Gotham, New Jersey, United States  
(123)456-7890

## PREMISE

The Condominium is located at **39628 Golf Pass, Saint Louis, Missouri, 63169**.

The Lessee will use the condominium for residential living purposes only.

The Lessee and Lessor agree that in the time of this agreement, the condominium is in good condition.

## TERM

This Agreement states that the lease term will start on **13-Dec-20 22:16:00** and will end on **13-Dec-22 22:16:00**.

For renewals, a new agreement or contract is required and needs to be signed.

## PAYMENTS

The monthly payment costs **\$4000**.

Payments will be made via **Credit Card**.

The person who will receive the payment is **Jillene Holtaway** (Lessor).

For late payments which is 5 days after the due date, there'll be an additional charge of **\$8000**.

## **SECURITY DEPOSIT**

There'll be one-month advance and a security deposit of **\$12000**. This deposit can be refunded when the Lessee moves out depending on the condition of the condominium and utilities. This fee will also be used for possible repairs or replacement of any materials in the condominium.

If the Lessor has 5 or more units, then it is required to disclose the Security Deposit Holdings in accordance with [State Statute 83.49](#).

This should be done within 30 days of Lessee's payment of the advance rent or security deposit. In a written format, the Lessor should let the Lessee know that the Lessor is holding the money and the interest rate.

## **UTILITIES**

The Lessee is responsible for paying the electric, water, cable, internet connection, and telephone. The Lessee will also be the one responsible for paying the condominium association groups.

## **LANDLORD'S ADDRESS DISCLOSURE**

In accordance with the law ([State Statute 83.50](#)), here's the Landlord's address: **123 Main St., Gotham, New Jersey, 66777**.

## **INSURANCE**

The Lessor is responsible for purchasing and maintaining appropriate insurance for the condominium. If requested by the Lessee, the certificate of insurance can be viewed. The Lessee personal properties are not covered in the insurance purchased by the Lessor against loss, theft, and negligence of the lease condominium.

## **INDEMNIFICATION**

The Lessee indemnifies the Lessor and the condominium free and harmless against any liabilities like accidents, loss of property, injury, or death of any person.

## **AMENDMENT**

This Lease Agreement can only be changed or modified with the written consent or permission from both the Lessee and the Lessor.

## **GOVERNING LAW**

This Lease Agreement shall be governed under the laws of the State of **Missouri**.

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The undersigned, hereby agreed that both the Lessor and the Lessee read this Condominium Lease Agreement and acknowledge it.

**Lessee Signature**

**Lessor Signature**

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