## Simple Lease Agreement Template

**This Simple Lease Agreement ("Agreement") is made and entered into as of [Date: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_], by and between [Landlord's Name: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_] ("Landlord"), and [Tenant's Name: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_] ("Tenant"). The property subject to this lease is located at [Property Address: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_].**

**1. Term of Agreement:** The term of this Agreement shall start on [Start Date: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_] and end on [End Date: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_], unless terminated sooner according to the terms provided herein.

**2. Rent:** The rent shall be $[Rent Amount: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_] per month, payable on the first day of each month.

**3. Security Deposit:** A security deposit of $[Deposit Amount: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_] shall be paid at the time of signing this Agreement, to cover any damages or unpaid rent.

**4. Utilities and Services:** Tenant is responsible for the payment of all utilities and services associated with the premises, except [Utilities/Services Provided by Landlord: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_].

**5. Use of Premises:** The premises are to be used exclusively for residential purposes by the Tenant and their immediate family. No other use is permitted without the prior written consent of the Landlord.

**6. Maintenance and Repairs:** Tenant agrees to maintain the premises in a clean and sanitary condition and to immediately report any damage, malfunction, or needed repairs to the Landlord.

**7. Governing Law:** This Agreement shall be governed by and construed in accordance with the laws of the state of [State: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_].

**Signatures:**

[Landlord's Signature: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_]
Landlord

[Tenant's Signature: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_]
Tenant

Date: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_