



**DMD Management LLC**

**6923 Maynardville Pike, STE 137, Knoxville TN 37918**

**+1 (865)896-8817. Email -: [info@doubledandphomes.com](mailto:info@doubledandphomes.com)**

**PET/ ANIMAL AGREEMENT (ADDENDUM TO THE RENTAL AGREEMENT)**

This agreement is attached to and forms a part of the Rental Agreement starting ...../....., 2025 between **DMD Homes LLC, Management and** ..... at ..... Tenants desire to keep a .....(type of pet) named (1).\_\_\_\_\_ in the dwelling they occupy under the Rental Agreement referred to above. Because this agreement specifically prohibits keeping animals without the Owners' permission, Tenants agree to the following terms and conditions in exchange for their permission. **TENANT MUST PROVIDE PICTURE OF THE ANIMAL WHEN SUBMITTING THE COMPLETED DOCUMENT. NO OTHER ANIMAL CAN BE HOUSED AND BABYSAT IN THE PROPERTY**

**IRRESPECTIVE OF WHAT HAPPENS TO THE ABOVE NAMED HOUSED PET(S) OR ANIMAL (S) OWNED BY THE TENANT, THE TENANT CONSENTS TO PAY THE FULL 1 YEAR PET MONTHLY FEE EVERY MONTH WHEN IT'S DUE AS REQUIRED BY THE TERMS OF THE PET ADDENDUM AND BY THE LEASE AGREEMENT TERMS.**

**UNDER NO CIRCUMSTANCES WILL THE TENANT BE EXCUSED TO NOT PAY THE MONTHLY PET FEE AS REQUIRED BY THE TERMS OF THEIR LEASE AGREEMENT AND THE TERMS OF THE PET ADDENDUM THEY HAVE SIGNED.**

**NOTE ANIMAL(S) DEATH DOESN'T GIVE THE TENANT A REASON NOT TO PAY THE MONTHLY PET FEE AS REQUIRED.**

**1) Tenants agree to pay the landlord \$50 monthly pet fee per pet and \$250 pet deposit for the animal, failure to pay this will lead to lease termination due to lease violation. Tenants are keeping only the ..... at the property ..... Tenants can not allow their animal to litter the property with poop and to damage the property at any time. No babysitting or housing of any other animal in and at the property, this will lead to immediate lease agreement termination with no cure. The Landlord has the right to terminate housing of the animal listed above at the property if the tenants do not keep to the agreed rule below.**

- 2) Tenants agree to keep their animal restrained, but not tethered, when it is outside their dwelling. Tenants agree to keep their animal under control at all times.
- 3) Tenants agree to adhere to local ordinances, including leash and licensing requirements.
- 4) Tenants agree not to leave their animal unattended for any unreasonable periods.
- 5) Tenants agree to take 100% responsibility if their animal named above injured someone on the property. Tenants agree to have renter's insurance that will help them cover medical assistance in case their animal injures someone on the property.
- 5) Tenants agree to clean up after their animal and to dispose of their animal's waste properly and quickly.
- 6) Tenants agree not to leave food or water for their animal or any other animal outside their dwelling where it may attract other animals.
- 7) Tenants agree to keep their animal from being unnecessarily noisy or aggressive and causing any annoyance or discomfort to others and will immediately remedy any complaints made through the Owners or Manager.
- 8) Tenants agree to provide their animal with regular health care, to include inoculations as recommended.
- 9) Tenants agree to provide their animal with an identification tag.
- 10) Tenants agree not to use the apartment for any form of breeding
- 11) Tenants agree to pay immediately for any damage, loss, or expense caused by their animal.
- 12) Tenants agree that this Agreement applies only to the specific animal described above and that no other animal may be substituted.
- 13) Tenants agree to furnish the Owners with a picture of their animal.
- 14) Tenants agree that the Owners reserve the right to revoke permission to keep the animal should the Tenants break this agreement.
- (15). Animal Profile Questionnaire:

**Type of Animal 1: Dog, Cat (circle all that apply)**

Name of Animal(s): \_\_\_\_\_ / \_\_\_\_\_

Weight of Animal(s): \_\_\_\_\_ (lbs.) / \_\_\_\_\_ (lbs)

Breed of Animals(s): \_\_\_\_\_ / \_\_\_\_\_

Age of Animal(s): \_\_\_\_\_ / \_\_\_\_\_

Spayed or Neutered?:	Yes	No
Current on Vaccinations?:	Yes	No
Possess Current Animal Licenses?:	Yes	No
Is the animal trained?:	Yes	No
If animal have injured someone in the past?:	Yes	No

**Type of Animal 2: Dog, Cat (circle all that apply)**

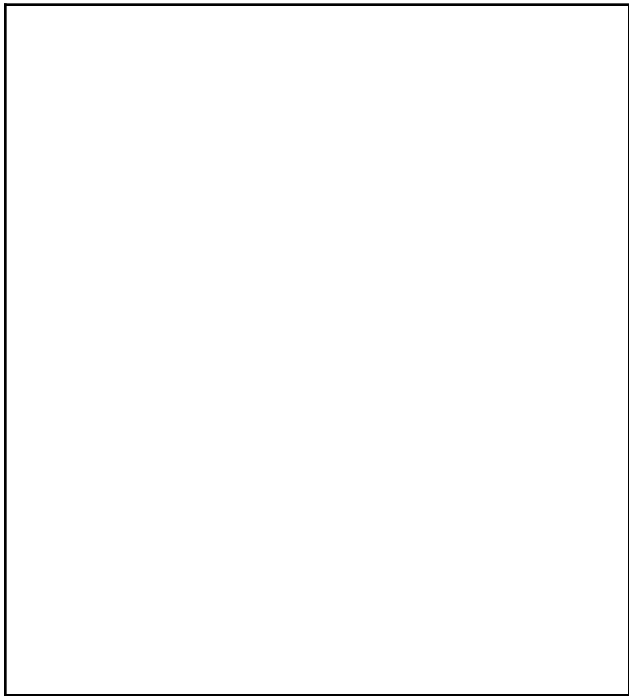
Name of Animal(s): \_\_\_\_\_ / \_\_\_\_\_

Weight of Animal(s): \_\_\_\_\_ (lbs.) / \_\_\_\_\_ (lbs)

Breed of Animals(s):	_____	/	_____
Age of Animal(s):	_____	/	_____
Spayed or Neutered?:	Yes		No
Current on Vaccinations?:	Yes		No
Possess Current Animal Licenses?:	Yes		No
Is the animal trained?:	Yes		No
If animal have injured someone in the past?:	Yes		No

**To facilitate identification and verification, Please provide photographs of your authorized pets below:**

**Pet 1**



**Tenant Signature & Date:** \_\_\_\_\_

**Landlord Signature & Date:** \_\_\_\_\_

**THIS PET/EMOTIONAL ANIMAL ADDENDUM CONSTITUTES PART OF THE LEASE AGREEMENT SIGNED BY THE TENANTS ..... and ..... - FOR THE ABOVE NAMED PROPERTY THEY OCCUPIED.**