

COLORADO RENTAL LEASE AGREEMENT

1. **PARTIES.** This Lease Agreement ("Agreement") made on _____, between:

Landlord: _____, mailing address of _____, ("Landlord"), and

Tenant: _____, ("Tenant").

2. **PROPERTY.** The Landlord agrees to rent to the Tenant the property:

Address: _____ ("Premises").

Bedroom(s): ____ Bathroom(s): ____

Type: Single-Family Apartment Condominium Other: _____

3. **TERM.** This Agreement shall start on _____ and end on _____, ("Term").

4. **RENT.** The Tenant shall pay the Landlord Rent in total monthly installments amount of \$ _____ ("Rent"). The Rent shall be due on the ____ of every month ("Due Date") and paid under the following instructions: _____.

5. **SECURITY DEPOSIT.** The Tenant (check one):

- Shall deposit with the Landlord the sum of \$ _____ as security for any damage caused to the Premises during the Term. Such deposit shall be returned to the Tenant, less any itemized deductions, within the State required timeframe or 30 days, choose the amount that is more.

- Shall NOT be required to pay a security deposit.

6. **UTILITIES.** The Tenant is responsible for all utilities and services to the Premises EXCEPT for: _____.

7. **PETS.** Pets are ALLOWED NOT ALLOWED on the Rental Property.

8. **ADDITIONAL TERMS & CONDITIONS.**

9. **SIGNATURES.**

Landlord's Signature: _____ Date: _____

Print Landlord's Name: _____

Tenant Signature: _____ Date: _____

Print Tenant's Name: _____