

Dove Properties
Paragraph _____

Animal Policy

1. Pets will not be allowed at any property that has a large amount of new carpet.
 2. Animals over 30 pounds are not allowed inside the house (unless specific permission is given).
 3. NO PIT BULLS OR OTHER DOGS COMMONLY RECOGNIZED AS "AGGRESSIVE BREEDS" WILL BE ALLOWED AT ANY PROPERTY. THIS INCLUDES ALL DOGS THAT HAVE THE APPEARANCE OF ANY OF THOSE BREEDS.
 4. Rabbits are NEVER allowed inside any unit.
 5. The pet fee is determined by a combination of the unit (the overall size, amount of carpet, the age and condition of carpet, etc.) and the number and type of pet(s). Pet fee must be paid prior to pet entering the property.
 - 6. All animals must have permission from landlord to be on the property and must have the pet fee paid in full before they are brought to the property.**
 7. Animals need to be regularly treated to prevent fleas and be kept up to date with vaccinations.
 8. All dog owners must have rental insurance that covers a dog bite.
 9. If an animal is found on a property without written permission, the pet fee for that property will be doubled and become due immediately. Tenants may also risk being given a notice to move due to a violation of the lease.
 10. The first \$100 of the pet fee/deposit is non refundable, the balance of the pet fee is potentially refundable after the tenant moves out providing they receive a full refund of their Security Deposit and there are no pet related damages (fleas, odors, scratches, etc.).
 11. The pet fee refund, if any, will be mailed to the forwarding address no earlier than two weeks after keys have been turned in.
- NOTE:** If a tenant has a service animal, the tenant will be responsible in full for any damages, fleas, odors, etc. caused by that service animal. They will not have the benefit of a deposit on hand to apply towards these expenses and will have to pay in full if any damages occur.

I have read and understand the Animal Policy. I agree to its terms in full. I realize that I am subject to eviction if an animal is found on my property and I have not paid a pet fee or do not pay the doubled pet fee immediately.

Animal(s) to occupy the property: _____

Landlord Date

Tenant Date

Tenant Date

Pet fee Date