Spudstaterentals.com

5210 E. Cleveland Blvd
Suite 140 #151
Caldwell, ID. 83607

(208) 350-9696

Security Deposit Receipt

Spudstaterentals.com, Inc. hereby accepts the receipt of a security/damage deposit from the tenant in the amount of $_____, on behalf of and for Home Owner as Home Owners Property Management Agent (hereinafter referred to as Agent).

_____
Name of Tenant

_____
Property Address City State Zip

_____ -
Method of Payment Check Number Receipt Number

This deposit will remain in an escrow account with spudstaterentals.com, Inc. during the term of the lease/rental agreement. The Home Owner or Agent has the right to apply this deposit to the cost incurred to offset any damages due to the Tenant's lack of execution as agreed upon in the lease/rental agreement dated _____ between the Home Owner and Tenant.

If the Tenant complies with the lease/rental agreement and no damage is caused to the Home Owner's property, the deposit will be returned to the Tenant within 30 days of the Tenant's vacating the property. If the Tenant violates the terms of the lease/rental agreement, or if the Tenant causes damage to the Home Owner's property, the Home Owner may retain any portion of this deposit necessary to compensate the Home Owner for financial burdens caused by the Tenant.

In such a case, a signed statement as to expenditures required, amount retained and the purpose for which the amount retained was used will be supplied to the Tenant.
This security deposit will also be the tenants non-refundable option fee. If tenant decided to purchase the home, in accordance with the lease to purchase agreement, Tenant shall be credited back her option fee/security deposit.

_____ _____
Home Owner's Agent Signature Date

_____ _____
Tenant Signature Date