



RESIDENTIAL LEASE INVENTORY AND CONDITION FORM

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INVENTORY AND CONDITION FORM CONCERNING THE PROPERTY AT _____

Complete the move-in section of this form and return it to your Landlord within the time required by your lease. All items are presumed to be in good condition unless noted otherwise. Test all locks, window latches, smoke alarms, and equipment. This form is not a repair request. Submit all requests for repairs separately in accordance with your lease. The Landlord may also use this form upon move-out. Keep a copy for your records. Note any defects in the items listed below.

A. Exterior Items	Move-In Comments	Landlord's Move-Out Comments
Mailbox		
Fences & Gates		
Pool/Spa & Equip.		
Lawn, Trees & Shrubs		
Undgrd. Lawn Sprinkler		
Exterior Faucets		
Roof & Gutters		
Siding & Paint		
Driveway		
Front Door		
Door Knob & Lock		
Light/Bulb		
Door Bell		
Back Door		
Door Knob & Lock		
Light/Bulb		
Patio or Deck		
Patio Door		
Door Knob & Lock		
Light/Bulb		
Other		
Water Shut-Off Valve Located? <input type="checkbox"/> yes <input type="checkbox"/> no	Electrical Breakers Located? <input type="checkbox"/> yes <input type="checkbox"/> no	

B. Garage	Move-In Comments	Landlord's Move-Out Comments
Ceilings & Walls		
Floor		
Auto Door Opener		
Safety Reversal		
Remotes		
Garage Doors		
Exterior Doors & Stops		
Storage Room		
Other		

(TXR-2006) 05-15-24 Initialed for Identification by Landlord or Landlord's Representative: _____, _____

C. Entry

Move-In Comments

Landlord's Move-Out Comments

- Ceiling & Walls
- Paint & Wallpaper
- Doors & Door Stops
- Door Locks & Knobs
- Flooring
- Light Fixtures
- Windows & Screens
- Window Latches
- Plugs & Switches
- Closet Shelves & Rods
- Other

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D. Living Room

Move-In Comments

Landlord's Move-Out Comments

- Ceiling & Walls
- Paint & Wallpaper
- Doors & Door Stops
- Door Locks & Knobs
- Flooring
- Lights & Ceiling Fans
- Windows & Screens
- Window Latches
- Window Coverings
- Plugs & Switches
- Cabinets
- Fireplace
- Other

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_____	_____

E. Dining Room

Move-In Comments

Landlord's Move-Out Comments

- Ceiling & Walls
- Paint & Wallpaper
- Doors & Door Stops
- Door Locks & Knobs
- Flooring
- Lights & Ceiling Fans
- Windows & Screens
- Window Latches
- Window Coverings
- Plugs & Switches
- Cabinets
- Other

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F. Kitchen & Breakfast

Move-In Comments

Landlord's Move-Out Comments

- Ceiling & Walls
- Paint & Wallpaper
- Doors & Door Stops
- Door Locks & Knobs
- Flooring
- Lights & Ceiling Fans
- Windows & Screens
- Window Latches
- Window Coverings

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L. <u>Bedroom (3)</u>	<u>Move-In Comments</u>	<u>Landlord's Move-Out Comments</u>
Ceiling & Walls	_____	_____
Paint & Wallpaper	_____	_____
Doors & Door Stops	_____	_____
Door Locks & Knobs	_____	_____
Flooring	_____	_____
Lights & Ceiling Fans	_____	_____
Windows & Screens	_____	_____
Window Latches	_____	_____
Window Coverings	_____	_____
Plugs & Switches	_____	_____
Closet Shelves & Rods	_____	_____
Cabinets	_____	_____
Other	_____	_____

M. <u>Bedroom (4)</u>	<u>Move-In Comments</u>	<u>Landlord's Move-Out Comments</u>
Ceiling & Walls	_____	_____
Paint & Wallpaper	_____	_____
Doors & Door Stops	_____	_____
Door Locks & Knobs	_____	_____
Flooring	_____	_____
Lights & Ceiling Fans	_____	_____
Windows & Screens	_____	_____
Window Latches	_____	_____
Drapes/Blinds/Shutters	_____	_____
Plugs & Switches	_____	_____
Closet Shelves & Rods	_____	_____
Cabinets	_____	_____
Other	_____	_____

N. <u>Bathroom (2)</u>	<u>Move-In Comments</u>	<u>Landlord's Move-Out Comments</u>
Ceiling & Walls	_____	_____
Paint & Wallpaper	_____	_____
Doors/Locks/Knobs/Stops	_____	_____
Flooring	_____	_____
Light Fixtures	_____	_____
Windows & Screens	_____	_____
Window Latches	_____	_____
Drapes/Blinds/Shutters	_____	_____
Plugs & Switches	_____	_____
Closet Shelves & Rods	_____	_____
Cabinets & Handles	_____	_____
Countertops	_____	_____
Sinks & Faucets	_____	_____
Tub/Shower & Faucets	_____	_____
Toilet/Lid/Seat/Paper Hldr.	_____	_____
Heaters & Exhaust Fans	_____	_____
Towel Fixtures	_____	_____
Other	_____	_____

Q. Other	Move-In Comments	Landlord's Move-Out Comments
Central A/C & Heat	_____	_____
Filter	_____	_____
Thermostat	_____	_____
Window A/C Units	_____	_____
Space or Wall Heaters	_____	_____
Water Heater	_____	_____
Water Softener	_____	_____
Alarm System	_____	_____
Central Vacuum	_____	_____
Other	_____	_____

Smoke Alarms: No. of Units: _____ Tested? yes no Working? yes no
Door Locks on all exterior doors tested? (including but not limited to patio doors, door from house to garage, front door, and rear doors) yes no Working? yes no

R. Number of Keys:	Received	Returned	Garage Door Remotes:	Received	Returned
Door keys:	_____	_____	Laundry Room Keys:	_____	_____
Mailbox keys:	_____	_____	Recreational Facilities Keys/Cards:	_____	_____
Security Cards:	_____	_____	Other _____:	_____	_____
Gate Keys:	_____	_____			

THIS FORM IS NOT A REPAIR REQUEST. SUBMIT ALL REQUESTS FOR REPAIRS SEPARATELY IN ACCORDANCE WITH YOUR LEASE. The undersigned acknowledge that the above is an accurate assessment of the condition of the property as of the date signed.

Tenant _____	Date _____	Tenant _____	Date _____
Ph: (c) _____ (alt) _____		Ph: (c) _____ (alt) _____	
E-mail: _____		E-mail: _____	

Tenant _____	Date _____	Tenant _____	Date _____
Ph: (c) _____ (alt) _____		Ph: (c) _____ (alt) _____	
E-mail: _____		E-mail: _____	

For Landlord's Use:

This form was received by Landlord's on _____ (date)

 (Landlord's or Manager's signature)