

VIRGINIA BASEMENT LEASE AGREEMENT

1. **THE PARTIES.** This Lease Agreement ("Agreement") made this _____, 20____ (Date) is between _____ ("Landlord"), AND _____ ("Tenant").

Tenant agrees to lease the Basement from the Landlord located at _____ ("Address") and shall be occupied by Tenant only with no subletting, under the following terms:

2. **LEASE TERM.** The Tenant shall be allowed to occupy the Premises starting on _____, 20____ and end on _____, 20____ ("Lease Term").

3. **RENT.** The Tenant shall pay the Landlord, in equal monthly installments, \$_____ ("Rent"). The Rent shall be due on the _____ of every month ("Due Date") and paid directly to the Landlord.

4. **LATE FEE.** There shall be a penalty of \$_____ due when Rent is paid more than _____ day(s) late.

5. **SECURITY DEPOSIT.** The Landlord requires a Security Deposit in the amount of \$_____. The Security Deposit shall be returned to the Tenant within _____ day(s) after the end of the Lease Term less any itemized deductions. The Security Deposit shall not be credited towards any Rent unless the Landlord gives their written consent.

6. **UTILITIES.** The Landlord shall provide the following utilities and services to the Tenant: _____.

7. **EARLY TERMINATION.** The Tenant shall have the right to terminate this Agreement by providing at least _____ days' written notice to the Landlord.

8. **GOVERNING LAW.** This Agreement is to be governed under the laws located in the State of Virginia.

9. **ADDITIONAL TERMS AND CONDITIONS.** _____

10. **ENTIRE AGREEMENT.** This Agreement contains all the terms agreed to by the parties. The Landlord and Tenant agree to the terms and conditions and are bound until the end of the Lease Term.

Homeowner Name

Homeowner Signature

Date

Homeowner Name

Homeowner Signature

Date

Tenant Name

Tenant Signature

Date

Tenant Name

Tenant Signature

Date