

Deposit Receipt & Agreement

_____, Landlord hereby accepts from
_____, Tenant the amount of \$ _____,
as deposit for the property located at; _____,
to remove said property from the rental market from other prospective tenants. This
deposit will hold the property until _____, 20____.

Should the tenant fail to enter into a lease agreement with the Landlord, than all payments and things of value, receipted for above, shall be forfeited by Tenant and retained by Landlord and both parties shall thereafter be released from all obligations. Such payments and things of value are LIQUIDATED DAMAGES and are Landlords sole and only remedy for Tenant's failure to perform. Landlord and Tenant expressly waive the remedies of specific performance.

Upon execution of the Lease Agreement by the Landlord and Tenant this deposit shall become a/one of the deposit(s) for the lease agreement.

Tenant:

Phone

Address

Landlord:

Phone

Address
