

- ✓ Some provisions should be included in every lease – beginning and ending dates, rent amount, date rent is due, amount of late fees, any other fees, amount of deposit and what it covers, is it refundable, what bank and account number is the deposit kept in.
- ✓ Leases of more than one year need a notary public to witness the signing.
- Get a copy of the signed lease.
- Create a file of important papers regarding the rental, and keep track of the file.

5) Relocating your stuff

- Use a check-in sheet to document the condition of the unit as you are moving in. Sign and date it, get a copy of it.
- Take pictures of the condition before you move in
- Get renters insurance to cover your belongings. Your landlord only has insurance to cover their building.
- Report needed repairs. Send it in writing if a phone call does not initiate the repairs.
- Ask the manager about what is okay to change in the unit – painting, window treatments, closet doors off, nails in the walls

6) Realities of being a renter

- Pay your rent on time.
 - Respect the property that has been loaned to you for a year. It would be good to return it in the same condition that you received it.
 - Behave like an adult.
 - ✓ Take your trash out. Recycle.
 - ✓ Park only where you are supposed to park
 - ✓ Call the police if your neighbor is too noisy or out of hand.
 - Be a good neighbor
 - ✓ Keep your music to a reasonable level and times, pick up after yourself inside and out.
 - ✓ Take responsibility for your guests' behavior.
 - ✓ Don't let your roommates ruin your rental record.
 - Keep yourself safe.
 - Use available resources if you have problems with your landlord, your roommate, someone who is bothering you (stalking or harassing), or you have a loss of financial support. ASWSU legal services, Health and Wellness, other.
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