


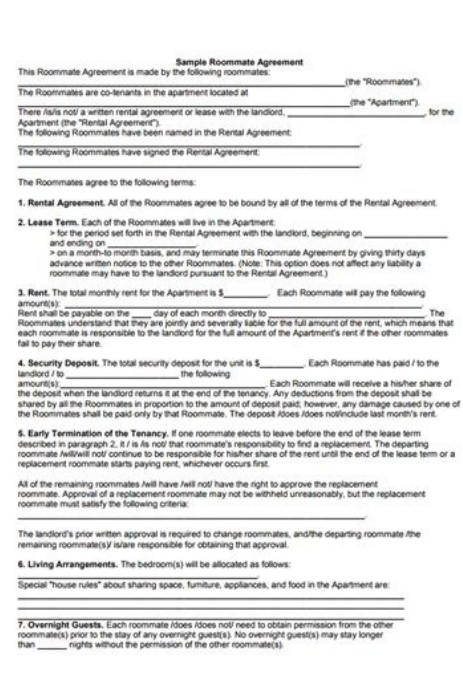
I'm not robot  reCAPTCHA

I am not robot!

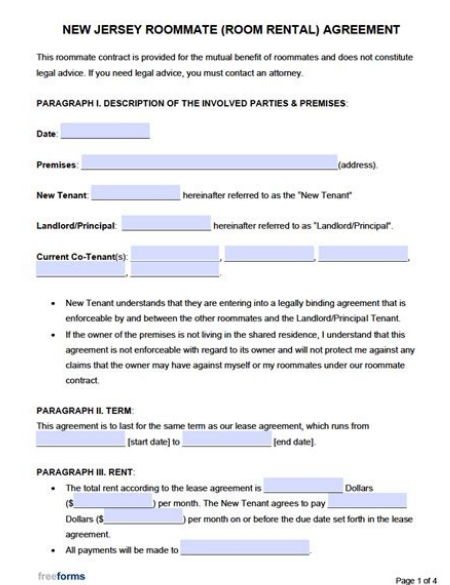
Roommate lease agreement template

What is a roommate agreement. Example of roommate rental agreement. Roommate lease agreement template word. Roommate agreement vs lease. Roommate agreement rules. How to write a rental agreement for family member.

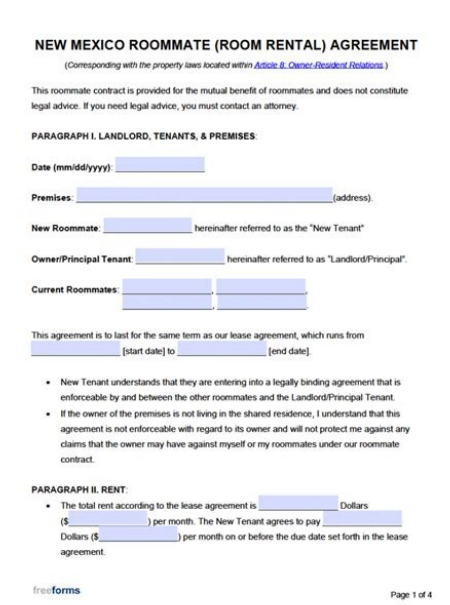
Updated August 31, 2023 A roommate agreement is among or between the members of a residence and outlines the rules for living on the property. All the individuals listed in the contract shall be liable to each other in regard to payments for rent, bills, services, and any other agreed-upon charges. In addition, if there is any damage in the communal areas the roommates, as a whole, will be liable.



A roommate agreement outlines the obligations of roommates living in a shared residence. The landlord can be included but is not required. Its main purpose is to establish the rules for living on the premises. How to Find a Good Roommate (7 steps) Make a post on popular social media sites like Facebook or Instagram. It's best to find someone within a network of friends and is recommended as a good person. If no one is looking with their social groups, it's time to find a roommate by using 3rd party websites. This is a straightforward process of listing the property details and accept incoming applicants. Popular websites include: Craigslist.org Roomster.com Roommates.com As the requests come in, request to obtain income verification and set up a meeting. If the individual passes the eye test, give them a rental application to fill in to verify their credentials. A non-refundable fee between \$20 to \$50 can be required to pay for the credit and background check. It's highly recommended that the roommate is screened for credit, criminal history, credit report, and eviction data from all 50 States. Recommended Services MySmartMove.com (\$35) LeaseRunner (\$47) Cozy.co (\$40) MyRental.com (\$30) It's recommended to contact the roommate's employer and the previous landlord to get an understanding of their character. Download: PDF, MS Word, or OpenDocument The parties should get together to write an agreement. This should include the full terms and conditions related to tenancy. After a roommate agreement has been signed, and all deposits and first month's rent are paid, the roommate can move into the premises. Frequently Asked Questions (7) Are roommate agreements legally binding? Yes, a roommate agreement must be followed, by all parties, until its end date. What happens if a roommate breaks their agreement? The roommate will be subject to the eviction laws in their State. The landlord or a roommate can send a Notice to Quit citing the roommate's violation with a specific time period to correct the issue. How to evict (kick out) a roommate? The process for evicting a roommate depends on the State. In most cases, this will be the same process as if evicting a normal tenant. The 5 steps usually include: Give the roommate official notice; File an eviction case (with local housing court); Send the summons and complaint to the roommate; Attend court hearing; and Obtain re-possession of the property. How to break a roommate agreement? There is no legal way to break without the roommate's permission. To get out of an agreement, a roommate can request to quit with a fee (usually 1-month's rent) or negotiate another alternative. Should a roommate be added to the original lease? Depends if subleasing is allowed in the original lease. If allowed, the roommate does not need to be added. If subleasing is not allowed, the roommate will be required to obtain the landlord's consent and possibly be added to the lease. How to ask a roommate for rent money? Send them a polite text message or e-mail when rent is due. Try not to bring up around other roommates as it could lead to embarrassment. It's recommended to require auto-pay as part of any roommate arrangement to avoid this issue. What if a roommate abandons a lease agreement? If a roommate abandons a lease then the other roommates will be able to make a small claims filing with the local court. The roommate that vacated the property will be liable for rent as mentioned in their agreement. If there is no agreement, the roommate is considered month-to-month and only liable for 1-month's rent. Even this would be difficult to collect without some kind of agreement. Sample I. THE PARTIES. This Roommate Agreement ("Agreement") is made this [DATE] by and between: Roommates: [ROOMMATE'S NAMES] ("Roommates"), and it is recognized that the property is managed by: Landlord: [LANDLORD'S NAME] ("Landlord"). We, the Roommates, agree to abide by this Agreement and any other agreements made in connection with the leasing of the Premises. II. PREMISES. The residence being leased in this Agreement is described as: Address: [STREET ADDRESS] Bedrooms: [#] Bathrooms: [#] Common Areas: [COMMON AREAS] Private Areas: [PRIVATE AREAS] The above-described property shall be known as the "Premises." III. TERM. This Agreement shall be considered a: (check one) - Fixed Lease. The Roommates shall be allowed to occupy the Premises starting on [START DATE] and ending on [END DATE] ("Term"). - Month-to-Month Lease. The Roommates shall be allowed to occupy the Premises on a month-to-month arrangement starting on [START DATE] and ending upon notice of [#] days from either Party to the other Party ("Term"). IV. RENT (\$). The Roommates will pay: (check one) - The Same Rent equal to \$(RENT AMOUNT) on the: (check one) - [DAY] of each week. - [DAY] day of each month. - Other: [OTHER]. - Different Rent described as: [ENTER THE RENT AMOUNTS] The aforementioned amount and due date shall be known as the "Rent." V. PAYMENT INSTRUCTIONS. Rent shall be paid in the following manner: [PAYMENT INSTRUCTIONS] VI. LATE FEE. If Rent is not paid on the Due Date: (check one) - A Late Fee of \$(AMOUNT) shall be applied after Rent is more than [#] days) late ("Late Fee"). A Late Fee is calculated as: (check one) - A 1-Time penalty for each occurrence. - Each day Rent is late. - No Late Fee of any kind shall be applied to the Rent as a penalty. Hereinafter known as the "Late Fee." VII. SECURITY DEPOSIT.



A roommate agreement outlines the obligations of roommates living in a shared residence. The landlord can be included but is not required. Its main purpose is to establish the rules for living on the premises. How to Find a Good Roommate (7 steps) Make a post on popular social media sites like Facebook or Instagram. It's best to find someone within a network of friends and is recommended as a good person. If no one is looking with their social groups, it's time to find a roommate by using 3rd party websites. This is a straightforward process of listing the property details and accept incoming applicants.



How to write a rental agreement for family member.

Updated August 31, 2023 A roommate agreement is among or between the members of a residence and outlines the rules for living on the property. All the individuals listed in the contract shall be liable to each other in regard to payments for rent, bills, services, and any other agreed-upon charges. In addition, if there is any damage in the communal areas the roommates, as a whole, will be liable. If there is a separate master lease agreement, it must be attached to the roommate agreement after signing. By State What is a Roommate Agreement? A roommate agreement outlines the obligations of roommates living in a shared residence. The landlord can be included but is not required. Its main purpose is to establish the rules for living on the premises. How to Find a Good Roommate (7 steps) Make a post on popular social media sites like Facebook or Instagram. It's best to find someone within a network of friends and is recommended as a good person. If no one is looking with their social groups, it's time to find a roommate by using 3rd party websites. This is a straightforward process of listing the property details and accept incoming applicants. Popular websites include: Craigslist.org Roomster.com Roommates.com As the requests come in, request to obtain income verification and set up a meeting. If the individual passes the eye test, give them a rental application to fill in to verify their credentials. A non-refundable fee between \$20 to \$50 can be required to pay for the credit and background check. It's highly recommended that the roommate is screened for credit, criminal history, credit report, and eviction data from all 50 States. Recommended Services MySmartMove.com (\$35) LeaseRunner (\$47) Cozy.co (\$40) MyRental.com (\$30) It's recommended to contact the roommate's employer and the previous landlord to get an understanding of their character. Download: PDF, MS Word, or OpenDocument The parties should get together to write an agreement. This should include the full terms and conditions related to tenancy. After a roommate agreement has been signed, and all deposits and first month's rent are paid, the roommate can move into the premises. Frequently Asked Questions (7) Are roommate agreements legally binding? Yes, a roommate agreement must be followed, by all parties, until its end date. What happens if a roommate breaks their agreement?

Roommate Agreement

This **Roommate Agreement** (hereinafter referred to as the "Agreement") is entered into as of _____ (hereinafter referred to as the "Effective Date") by and between _____, with a mailing address of _____, and _____, with a mailing address of _____ (both individually referred to as "Roommates" and collectively referred to as the "Roommates") both of whom agree to be bound by this Agreement.

1. Purpose. The Roommates are tenants at the premises located at _____ (hereinafter referred to as the "Premises") for a term beginning on _____ and _____ (check one)
 ending on _____,
 continuing month-to-month until terminated.

The Premises are subject to a lease or rental agreement signed by one or more Roommates with _____ (hereinafter referred to as the "Landlord"), on _____ (hereinafter referred to as the "Lease"). Each Roommate acknowledges he/she has read the Lease and hereby agree to abide by the terms and conditions contained in the Lease, as well as any other rules of the landlord, and those in this Agreement and to share the responsibilities and obligations while living at the Premises.

2. Rent. Each Roommate shall pay their share of the rent in the following amounts:

- Name of Roommate: _____ Rent Amount: _____ \$
- Name of Roommate: _____ Rent Amount: _____ \$

The rent is due on the _____ day of each month to the landlord. Each Roommate will deliver their share of the rent on or before the due date. If a Roommate does not pay the rent by the due date, any late fees that accrue or any other costs will be the sole responsibility of the Roommate(s) whose late payment caused the late fee. The rent

© TEMPLATEGOLLE.COM

A roommate agreement outlines the obligations of roommates living in a shared residence. The landlord can be included but is not required. Its main purpose is to establish the rules for living on the premises. How to Find a Good Roommate (7 steps) Make a post on popular social media sites like Facebook or Instagram. It's best to find someone within a network of friends and is recommended as a good person.

COLORADO ROOMMATE AGREEMENT

I. THE PARTIES. This Roommate Agreement (Agreement) is made this _____ day of _____, 20____, by and between:

Roommate(s): _____ (Roommate)
and it is recognized that the property is managed by: _____ (Roommate)
Landlord: _____ (Landlord)

We, the Roommates, agree to abide by this Agreement and any other agreements made in connection with the leasing of the Premises.

II. PREMISES. The residence being leased in this Agreement is described as:

Address: _____
Bedrooms: _____
Bathrooms: _____
Private Areas: _____

The above-described property shall be known as the "Premises."

III. TERM. This Agreement shall be considered as (check one):

Fixed Lease. The Roommates shall be allowed to occupy the Premises starting on _____ (Date), _____ (Date), and ending on _____ (Date).

Month-to-Month Lease. The Roommates shall be allowed to occupy the Premises on a month-to-month arrangement starting on _____ (Date), _____ (Date), and ending upon notice of _____ days from either Party to the other Party ("Term").

IV. RENT (\$). The Roommates will pay (check one)

The Same Rent equal to \$ _____ on (check one)
 _____ day of each month.

Different Rent described as _____
The aforementioned amount and due date shall be known as the "Rent."

Page 1 of 8

Roommate agreement rules. How to write a rental agreement for family member.

Updated August 31, 2023 A roommate agreement is among or between the members of a residence and outlines the rules for living on the property. All the individuals listed in the contract shall be liable to each other in regard to payments for rent, bills, services, and any other agreed-upon charges. In addition, if there is any damage in the communal areas the roommates, as a whole, will be liable. If there is a separate master lease agreement, it must be attached to the roommate agreement after signing. By State What is a Roommate Agreement? A roommate agreement outlines the obligations of roommates living in a shared residence. The landlord can be included but is not required. Its main purpose is to establish the rules for living on the premises. How to Find a Good Roommate (7 steps) Make a post on popular social media sites like Facebook or Instagram. It's best to find someone within a network of friends and is recommended as a good person. If no one is looking with their social groups, it's time to find a roommate by using 3rd party websites. This is a straightforward process of listing the property details and accept incoming applicants. Popular websites include: Craigslist.org Roomster.com Roommates.com As the requests come in, request to obtain income verification and set up a meeting. If the individual passes the eye test, give them a rental application to fill in to verify their credentials. A non-refundable fee between \$20 to \$50 can be required to pay for the credit and background check. It's highly recommended that the roommate is screened for credit, criminal history, credit report, and eviction data from all 50 States. Recommended Services MySmartMove.com (\$35 LeaseRunner (\$47 Cozy.co (\$40 MyRental.com (\$30) It's recommended to contact the roommate's employer and the previous landlord to get an understanding of their character. Download: PDF, MS Word, or OpenDocument The parties should get together to write an agreement. This should include the full terms and conditions related to tenancy. After a roommate agreement has been signed, and all deposits and first month's rent are paid, the roommate can move into the premises. Frequently Asked Questions (7) Are roommate agreements legally binding? Yes, a roommate agreement must be followed, by all parties, until its end date. What happens if a roommate breaks their agreement? The roommate will be subject to the eviction laws in their State. The landlord or a roommate can send a Notice to Quit citing the roommate's violation with a specific time period to correct the issue. How to evict (Kick out) a roommate? The process for evicting a roommate depends on the State. In most cases, this will be the same process as if evicting a normal tenant. The 5 steps usually include: Give the roommate official notice; File an eviction case (with local housing court); Send the summons and complaint to the roommate; Attend court hearing; and Obtain re-possession of the property. How to break a roommate agreement? There is no legal way to break without the roommate's permission. To get out of an agreement, a roommate can request to quit with a fee (usually 1-month's rent) or negotiate another alternative. Should a roommate be added to the original lease? Depends if subleasing is allowed in the original lease. If allowed, the roommate does not need to be added. If subleasing is not allowed, the roommate will be required to obtain the landlord's consent and possibly be added to the lease. How to ask a roommate for rent money? Send them a polite text message or e-mail when rent is due. Try not to bring up around other roommates as it could lead to embarrassment. It's recommended to require auto-pay as part of any roommate arrangement to avoid this issue. What if a roommate abandons a lease agreement? If a roommate abandons a lease then the other roommates will be able to make a small claims filing with the local court. The roommate that vacated the property will be liable for rent as mentioned in their agreement. If there is no agreement, the roommate is considered month-to-month and only liable for 1-month's rent. Even this would be difficult to collect without some kind of agreement.

Sample I. THE PARTIES. This Roommate Agreement ("Agreement") is made this [DATE] by and between: Roommates: [ROOMMATE'S NAMES] ("Roommates"), and it is recognized that the property is managed by: Landlord: [LANDLORD'S NAME] ("Landlord"). We, the Roommates, agree to abide by this Agreement and any other agreements made in connection with the leasing of the Premises. II. PREMISES. The residence being leased in this Agreement is described as: Address: [STREET ADDRESS] Bedrooms: [#] Bathrooms: [#] Common Areas: [COMMON AREAS] Private Areas: [PRIVATE AREAS] The above-described property shall be known as the "Premises." III. TERM. This Agreement shall be considered as: (check one) Fixed Lease. The Roommates shall be allowed to occupy the Premises starting on [START DATE] and ending on [END DATE] ("Term"). Month-to-Month Lease. The Roommates shall be allowed to occupy the Premises on a month-to-month arrangement starting on [START DATE] and ending upon notice of [#] days from either Party to the other Party ("Term").

IV. RENT (\$). The Roommates will pay: (check one) The Same Rent equal to \$[RENT AMOUNT] on the: (check one) [DAY] of each week. [DAY] day of each month. Other: [OTHER]. Different Rent described as: [RENT AMOUNTS] The aforementioned amount and due date shall be known as the "Rent." V. PAYMENT INSTRUCTIONS. Rent shall be paid in the following manner: [PAYMENT INSTRUCTIONS] VI. LATE FEE. If Rent is not paid on the Due Date: (check one) A Late Fee of \$[AMOUNT] shall be applied after Rent is more than [#] day(s) late ("Late Fee"). A Late Fee is calculated as: (check one) A 1-Time penalty for each occurrence. Each day Rent is late. No Late Fee of any kind shall be applied to the Rent as a penalty. Hereinafter known as the "Late Fee." VII. SECURITY DEPOSIT. A Security Deposit is (check one): Not Required ("Security Deposit"). Is Required in an amount equal to: (check one) One (1) Month's Rent Two (2) Month's Rent Other: [OTHER] The Security Deposit shall be held for the faithful performance of the Roommates under the terms and conditions of this Agreement. Payment of the Security Deposit is due upon the execution of this Agreement. This Security Deposit shall not be credited towards any Rent unless the Landlord gives their written consent. VIII. RETURNING SECURITY DEPOSIT. The Security Deposit shall be returned to the Roommates within [#] days after the end of the Term less any itemized deductions. The Roommates are responsible for providing the Landlord their forwarding address. IX. SPECIFIC ROOMS. (check one) The Roommates will occupy specific bedrooms. The Roommates will have shared bedrooms.

X. PRORATION PERIOD. The Roommates will move-in: (check one) On the Start Date. The Roommates will move-in and take possession of the Premises at the start of the Term. Before the Start Date. The Roommates will move-in and take possession of the Premises on the following date of [DATE]. The Roommates agree to pay \$[AMOUNT] to move-in on this earlier date. XI. PRE-PAYMENT. The Roommates shall: (check one) Pre-Pay Rent in the amount of \$[AMOUNT] for the term starting on [START DATE] and ending on [END DATE]. The Pre-Payment of Rent shall be due upon the execution of this Agreement. Not Pre-Pay Rent. XII. HOUSE RULES. The Roommates agree to the following house rules: (check applicable and complete below) Smoking/Alcohol/Drugs. [ENTER DETAILS] Parking. [ENTER DETAILS] Overnight Guests. [ENTER DETAILS] Quiet Hours. [ENTER DETAILS] Pets. [ENTER DETAILS] Other. [ENTER DETAILS] XIII. FIRST (1ST) MONTH'S RENT. The Roommates payment of first (1st) month's rent shall be upon the: (check one) Execution of this Agreement. First (1st) day of the Lease Term.

XIV. CLEANING. The Roommates agree to: (check one) Not Hire a Cleaner. Each of the Roommates agree to clean: (check one) On their own. There shall be no specific schedule or mandatory hours to clean. On a schedule. Each of the Roommates agree to the following cleaning schedule: [SCHEDULE DESCRIPTION] Hire a Cleaner. A cleaner will be hired by the Roommates and the costs related shall be shared equally. XV. MONTHLY RESERVE. The Roommates agree to pay: (check one) A Monthly Reserve. The Roommates will each be obligated to make a monthly payment of \$[ENTER AMOUNT] for the Roommates' day-to-day household items. No Monthly Reserve. No payment shall be made by the Roommates for day-to-day household items. XVI. UTILITIES & SERVICES. The Roommates agree to the following utilities and services: (check applicable and complete below) Gas/Oil/Propane. Paid by: (check one) Shared equally [ENTER WHO IS RESPONSIBLE] Water/Sewer. Paid by: (check one) Shared equally [ENTER WHO IS RESPONSIBLE] Electricity. Paid by: (check one) Shared equally [ENTER WHO IS RESPONSIBLE] Garbage / Trash Removal. Paid by: (check one) Shared equally [ENTER WHO IS RESPONSIBLE] Internet. Paid by: (check one) Shared equally [ENTER WHO IS RESPONSIBLE] Other. [OTHER]. Paid by: (check one) Shared equally [ENTER WHO IS RESPONSIBLE] XVII. HOUSEHOLD SUPPLIES. A single ledger (with item description, cost, and date of purchase) will be kept listing all household supplies purchased by the Roommates. The supplies may include such items as paper towels, toilet paper, cleaning fluids, dish detergent, foil, plastic trash bags, scrub brushes, and any other goods needed for the Premises which will be shared by all the Roommates.

The purchaser of household supplies will be entitled to reimbursement from the other Roommates. XVIII. PERSONAL PROPERTY. All the Roommates agree to not use or borrow other Roommates' personal items without the approval of the Roommate who owns the property. Any exception(s) to this rule will be clearly stated and agreed upon, and the Roommate who owns the property retains the right to change their mind about sharing their personal property. Any personal property that is borrowed should be used respectfully and returned in the same condition. If any damage is done to a Roommate's personal property, the Roommate(s) responsible for causing the damage will compensate the Roommate who owns the personal property for their loss. XIX. SEVERABILITY. If any provision of this Agreement or the application thereof shall, for any reason and to any extent, be invalid or unenforceable, neither the remainder of this Agreement nor the application of the provision to other persons, entities, or circumstances shall be affected thereby, but instead shall be enforced to the maximum extent permitted by law. XX. GOVERNING LAW. This Agreement shall be governed under the laws in the State of [STATE]. XXI. ADDITIONAL TERMS AND CONDITIONS. [ENTER ADDITIONAL TERMS & CONDITIONS] XXII. ENTIRE AGREEMENT. This Agreement contains all the terms agreed to by the Parties and may be modified or amended only by written agreement signed by all the Roommates. This Agreement replaces all previous discussions, understandings, and oral agreements.

The Roommates agree to the terms and conditions and shall be bound until the end of the Term. Landlord Signature: _____ Date: _____ Print Name: _____ Roommate Signature: _____ Date: _____ Print Name: _____ A Roommate Agreement is a contract between tenants living in the same home that outlines shared expenses and house rules. Unlike a lease agreement, no landlord is involved in a roommate agreement. By signing this agreement, tenants agree to abide by the rules and pay their rent, utilities, and other expenses on time. If roommates want to move out and sublet their rooms, they can talk to other housemates about using a sublease agreement for a new roommate. Table of Contents What is a Roommate Agreement? A roommate agreement is a legally binding document that roommates can use to enforce financial obligations (like if another roommate doesn't pay rent). But, it is less likely that roommates can legally enforce the other aspects of the agreement (such as chores). Try approaching a roommate situation to go the extra mile to make sure everything is clear, and remember — house rules can be as strict or flexible as you want them to be. What Should a Roommate Agreement Include? You should include the following in your roommate agreement: Expense breakdown Every roommate agreement needs a breakdown of each tenant's contribution toward shared expenses, including rent, security deposit, utilities, and shared supplies/groceries. Shared and private rooms Indicate which parts of the house are common areas and which rooms are private to one or more tenants. Guests and parties Roommates should unanimously decide what situations having guests over needs prior approval from other roommates.

Set limits on how frequently roommates can have visitors and set guidelines for parties and larger groups of guests. Pets If your lease allows, consider whether you are okay with having a pet, even if none of your housemates currently have plans to get one. Specify in writing what will happen if the pet owner is out of town or the pet causes any damage to the property. Chores Roommates should all contribute to regular maintenance and deep cleaning for shared areas like the kitchen, bathroom, and living space. We recommend creating a rotating schedule for daily, weekly, and monthly chores. Quiet hours Communicating each tenant's schedule is good so roommates can respect each other's rest or study routines. Designate quiet hours (for example, between 12 AM and 7 AM) where roommates agree to make little noise. Early move-out One of the biggest concerns of sharing a lease with roommates is what will happen if a roommate moves out before the lease ends. Generally, if roommates move out early, they are still required to pay their portion of the rent. But, some leases allow a tenant to sublet their room or find someone to take over their spot on the lease.

Include any guidelines for early move-out in your roommate agreement so tenants know what options they have if their situation requires them to move out early. Sharing/borrowing items To prevent one of the most common disagreements among roommates, ensure everyone is on the same page about if/when it is acceptable to borrow another tenant's belongings. Also, consider how these rules apply to shared items like cooking supplies. Any other house rules agreed upon by roommates It is impossible to prepare for every situation. Still, you might want to consider potential argument-starters like the ideal temperature for the house, shared parking space, or shower times. If necessary, write down any extra stipulations after all roommates agree. You may encounter disagreements over situations not covered in your roommate agreement, so be prepared to add to the house rules in the future. Why Do I Need a Roommate Agreement?

Roommate agreements prevent disagreements among housemates, whether renters move in with strangers or close friends. Many universities require students on campus to fill out a dorm roommate agreement. In the beginning, getting a set of roommate rules on paper goes a long way in preventing disputes and keeping roommate relationships amicable. Creating a written roommate agreement may feel unnecessary if you move in with friends. However, conflicts often arise because each person has unspoken expectations for how the roommates should do things. Steps to Create a Roommate Agreement Writing a good roommate agreement is essential in preventing conflict among roommates. Step 1: Download a free roommate agreement template Please fill it out through our document builder or download the free PDF/DOC forms and have each house member fill in their information. Alternatively, use our easy document builder for step-by-step assistance in creating your roommate agreement.

Step 2: Sit down with roommates and discuss house rules Using the template as a guide, discuss the terms of your roommate agreement with your housemates. Do not rush through, especially if there is an issue your roommates disagree on. It is better to pause and return to the agreement later than to hastily set a rule that not all roommates are happy about. Step 3: Complete and sign the document Once housemates have agreed to all terms, sign and date the document together. Make sure you discuss how to communicate about issues in the future. And remember, you can always revise the contract with another written agreement if needed.

How to Write a Roommate Agreement Before you fill out your roommate agreement, note the state you are contracting in. Step 1 - Write the Effective Date and Roommate Names 1. Effective Date of Agreement. Provide the effective date of the roommate agreement. 2. Roommate Names. Fill in the full name of each roommate in the residence. Step 2 - Enter Purpose Details 3. Property Address. Write the street (physical) address of the property being shared. Include any unit or apartment number, if applicable. 4. Term Length. This is the term or length of the lease for the property the roommates are sharing. Provide the lease's start date, the end date (if a standard fixed-term lease), or language that states the lease continues month-to-month. 5. Landlord Name and Date of Agreement. Enter the landlord's full name and the date of the lease agreement that the landlord entered into with one of the roommates. Step 3 - Describe Rent Details 6. Roommate Name and Amount of Rent. Fill in the full name of each roommate and the amount of rent the roommate is responsible for. 7. Rent Due Date. State the day the rent is due (i.e., the 5th day of the month). 8. Common Areas. Select the common areas (shared living space) each roommate can access. You can write in any other place, not on the list. Step 4 - Note Security Deposit Details 9. Roommate Name and Security Deposit Amount. Provide the full name of each roommate and the amount of security deposit the roommate is responsible for. Step 5 - Select Utilities 10. Shared Utilities. Choose the utilities that the roommates will equally share.

You can write any other utilities not on the list. Also, you may include additional details regarding the payment division (e.g., Jane Smith will solely be responsible for electricity). Step 6 - Enter Condition and Maintenance Details 11. Maintenance Responsibilities. Select the cleaning and maintenance items the roommates will share responsibility for. You can write any other things not on the list. 12. Maintenance Schedule. Provide the schedule that the roommates will follow for cleaning and maintaining the shared living space (e.g., weekly basis, on Saturdays, alternate between roommates every other week).

Step 7 - Choose Pet Option 13. Pets. Specify whether or not the roommates may have pets on the property. Step 8 - Pick the Smoking Option 14. Smoking. Choose whether or not smoking is prohibited on the premises or allowed with the consent of other roommates. Step 9 - Choose the Alcohol Option 15. Alcohol. State whether or not roommates may consume and store alcohol on the property. Step 10 - Specify Firearms Policy 16. Firearms. Choose whether or not roommates may possess firearms on the property.

Step 11 - Address Personal Property 17. Personal Property. Check this box if roommates agree not to borrow personal property from any other roommate without approval. Step 12 - Enter Quiet Hours 18. Quiet Hours. Note whether or not you want to include quiet hours. If yes, provide the start and end times and the days of the week. Step 13 - Fill in Guest and Parties Details 19. Guests and Parties. Specify whether or not you want to restrict each roommate to one overnight guest at a time unless all other roommates agree. Also, you can choose the maximum number of nights a guest may stay per week without permission from all other roommates. Specify the number of guests allowed at a party before a roommate needs approval from the other roommates. Step 14 - Address Mediation 20. Mediation. State whether or not you want to include a provision on dispute resolution. If yes, the roommates agree to resolve disputes through mediation first. Step 15 - Note Governing Law 21. State Law. Fill in the state's laws that will govern the construction of the roommate agreement. Step 16 - Write Additional Provisions 22. Additional Provisions.

You can write any additional provisions here (e.g., use of storage or parking space). Roommate Agreement Sample Use this roommate agreement when housemates will be signing the original lease. Use this roommate agreement when housemates will not be signing the original lease. Roommate Agreement Example