

TEXAS ASSOCIATION OF REALTORS® 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. <u>All</u> <u>items are presumed to be in good condition unless noted otherwise</u>. Test all locks, window latches, smoke detectors, 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.	<u>Exterior Items</u> Mailbox	Move-In Comments	Landlord's Move-Out Comments
	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		
	Other		
		cated? 🔲 yes 🗋 no Electrical Breakers	Located? Located? Located?
-			
в.	Garage	Move-In Comments	Landlord's Move-Out Comments
	Ceilings & Walls		
	Floor		
	Auto Door Opener		
	Auto Door Opener Safety Reversal		
	Auto Door Opener Safety Reversal Remotes		
	Auto Door Opener Safety Reversal Remotes Garage Doors		
	Auto Door Opener Safety Reversal Remotes Garage Doors Exterior Doors & Stops		
	Auto Door Opener Safety Reversal Remotes Garage Doors Exterior Doors & Stops Storage Room		
	Auto Door Opener Safety Reversal Remotes Garage Doors Exterior Doors & Stops		
C	Auto Door Opener Safety Reversal Remotes Garage Doors Exterior Doors & Stops Storage Room Other		Landlord's Move-Out Comments
C.	Auto Door Opener Safety Reversal Remotes Garage Doors Exterior Doors & Stops Storage Room Other Entry		Landlord's Move-Out Comments
C.	Auto Door Opener Safety Reversal Remotes Garage Doors Exterior Doors & Stops Storage Room Other Entry Ceiling & Walls	Move-In Comments	Landlord's Move-Out Comments
C.	Auto Door Opener Safety Reversal Remotes Garage Doors Exterior Doors & Stops Storage Room Other Entry Ceiling & Walls Paint & Wallpaper	Move-In Comments	Landlord's Move-Out Comments
C.	Auto Door Opener Safety Reversal Remotes Garage Doors Exterior Doors & Stops Storage Room Other Entry Ceiling & Walls	Move-In Comments	Landlord's Move-Out Comments
	Auto Door Opener Safety Reversal Remotes Garage Doors Exterior Doors & Stops Storage Room Other Entry Ceiling & Walls Paint & Wallpaper Doors & Door Stops	Move-In Comments	
	Auto Door Opener Safety Reversal Remotes Garage Doors Exterior Doors & Stops Storage Room Other Entry Ceiling & Walls Paint & Wallpaper Doors & Door Stops	Move-In Comments	
	Auto Door Opener Safety Reversal Remotes Garage Doors Exterior Doors & Stops Storage Room Other Entry Ceiling & Walls Paint & Wallpaper Doors & Door Stops		

Door Locks & Knobs _ Flooring _ Light Fixtures	Move-In Comments	Landlord's Move-Out Comments		
Windows & Screens Window Latches Plugs & Switches Closet Shelves & Rods Other				
D. Living Room Ceiling & Walls Paint & Wallpaper Doors & Door Stops Door Locks & Knobs Flooring Lights & Ceiling Fans Windows & Screens Window Latches Drapes/Blinds/Shutters Plugs & Switches Cabinets Fireplace Other	Move-In Comments	Landlord's Move-Out Comments		
E. <u>Dining Room</u> Ceiling & Walls Paint & Wallpaper Doors & Door Stops Door Locks & Knobs Flooring Lights & Ceiling Fans Windows & Screens Window Latches Drapes/Blinds/Shutters Plugs & Switches Cabinets Other	Move-In Comments	Landlord's Move-Out Comments		
F. <u>Kitchen & Breakfast</u> Ceiling & Walls Paint & Wallpaper Doors & Door Stops Door Locks & Knobs Flooring Lights & Ceiling Fans Windows & Screens Window Latches Drapes/Blinds/Shutters Plugs & Switches Pantry & Shelves Cabinets & Handles Drawers & Handles Countertops Range/Cooktop	Move-In Comments	Landlord's Move-Out Comments		

(TAR-2006) 10-5-05 Tenants: ____, ____, ____, ____& Landlord or Landlord's Representative: ____, ____ Produced with ZipForm® by zipLogix 18070 Fifteen Mile Road, Fraser, Michigan 48026 www.zipLogix.com

		Move-In Comments	Landlord's Move-Out Comments
	Microwave Dishwasher Oven Racks & Knobs		
	Broiler & Pan Light Cover & Bulb		
	Vent Hood Light & Fan Filter		
	Garbage Disposer Sink & Faucet Refrigerator Shelves & Drawers Light Cover & Bulb		
G.	Other Halls	Move-In Comments	Landlord's Move-Out Comments
	Ceiling & Walls Paint & Wallpaper Doors & Door Stops		
	Door Locks & Knobs Flooring Light Fixtures		
	Plugs & Switches Closet Shelves & Rods Cabinets		
H.	Other <u>Family Room</u>	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		
	Drapes/Blinds/Shutters Plugs & Switches		
	Closet Shelves & Rods Cabinets Fireplace/Logs/Equip. Other		
I.	Master Bedroom (1) Ceiling & Walls	Move-In Comments	Landlord's Move-Out Comments
	Paint & Wallpaper Doors & Door Stops Door Locks & Knobs		
	Flooring Lights & Ceiling Fans Windows & Screens		
	Window Latches Drapes/Blinds/Shutters		
(TAI	R-2006) 10-5-05 Tenants	::,,,& Landlord or Landlord	's Representative:, Page 3 of 6

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		Move-In Comments	Landlord's Move-Out Comments
	Plugs & Switches Closet Shelves & Rods Cabinets		
J.	Flooring Lights & Fans Windows & Screens Window Latches Drapes/Blinds/Shutters Plugs & Switches Closet Shelves & Rods Cabinets & Handles Countertops Sinks & Faucets Tub/Shower & Faucets	Move-In Comments	Landlord's Move-Out Comments
	Heaters & Exhaust Fans		
	Towel Fixtures		
K.	Bedroom (2) Ceiling & Walls Paint & Wallpaper	Move-In Comments	Landlord's Move-Out Comments
	Doors & Door Stops Door Locks & Knobs		
	Flooring Lights & Ceiling Fans		
	Windows & Screens		
	Window Latches Drapes/Blinds/Shutters		
	Plugs & Switches		
	Closet Shelves & Rods Cabinets		
L.	Other Bedroom (3) Ceiling & Walls Paint & Wallpaper	Move-In Comments	Landlord's Move-Out Comments
	Doors & Door Stops Door Locks & Knobs		
	Flooring		
	Lights & Ceiling Fans Windows & Screens		
	Windows & Screens Window Latches		
	Drapes/Blinds/Shutters Plugs & Switches		
	Closet Shelves & Rods		
	Cabinets Other		
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M.	Bedroom (4) 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	Move-In Comments	Landlord's Move-Out Comments
N.	Bathroom (2) 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	Move-In Comments	Landlord's Move-Out Comments
Ο.	Bathroom (3) 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	Move-In Comments	Landlord's Move-Out Comments

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Tenants: ____, ____, ____, & Landlord or Landlord's Representative: ____, ____

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P.	<u>Utility Room</u> Ceiling & Walls Paint & Wallpaper		Move-In Com	ments	Landlord	d's Move-Out C	Comments
	Doors & Door Stops Door Locks & Knobs Flooring Light Fixtures Plugs & Switches Closet Shelves & Rods Cabinets & Handles Countertops Sinks & Faucets Washer & Dryer W & D Connections Other						
Q.	Other Central A/C & Heat Filter Thermostat Window A/C Units Space or Wall Heaters Water Heater Water Softener Alarm System Central Vacuum Other		Move-In Com			d's Move-Out C	Comments
	Smoke Detectors: No. Door Locks on all externation door, and rear doors)	ior doo	rs tested? (includii	ng but not limited t	Working? 🔲 yes o patio doors, doo	no Ir from house	to garage, front
R.	Number of Keys: Rec Door keys:	ceived	Returned	Garage Door R Laundry Room Recreational Fa		Received	Returned
	e undersigned acknowled te signed.	lge that	t the above is an a	accurate assessm	ent of the conditi	on of the pro	operty as of the
Ph:	nant (h) nail:	(mb)	Dat	Ph: (h)		_ (mb)	Date
Ph:	nant (h) nail:			Ph: (h)			
	r Landlord's Use: This f						