

RENTAL AGREEMENT

Date: June 20, 2013

LANDLORD: Irina Anguelova/Jason Bell
137 Cutler Rd
Greenwich, CT 06831

RENTER: Meghan Davis *75 Poplar St Apt 2M*
[Address to come] *Brooklyn, NY 11201*

Landlord and tenant agree to lease the premises at the rent and for the terms and conditions as follows:

PREMISES: 1853 Montauk Hwy, Amagansett, NY 11930

TERM: Check in – July 18th, 2013
Check Out – July 22nd at or before 12PM.

Total: Rental fee: \$4,000.00 - **PayPal, Cashier Check, Wire Transfer, Cash**
Cleaning Fee: \$100.00 - **PayPal, Cashier Check, Wire Transfer, Cash**
Total: **\$4,100 - PayPal, Cashier Check, Wire Transfer, Cash**

SECURITY DEPOSIT: \$1,000.00 payable by personal check to the order of the landlord as security to be held by the Landlord. **Landlord agrees to return security deposit to Renter, adjusted for any damages or outstanding bills.**

- **USE:** The premises shall be used as a private dwelling only by the Tenant, the Tenant's family, employees, and non-paying guests. TENANT shall comply with all laws and ordinances of the Town and/or village respecting group occupancy orderliness, cleanliness, preservation, and use of the premises.
- **UTILITIES & SERVICES:** Tenant shall pay for all applicable utilities and services provided at the Premises, including: (as listed below)

Trash removal
 Cleaning Service

- The Tenant at the expense of the tenant shall keep the grounds in order.
- **CONDITION OF PREMISES:** Tenant agrees that at all times during this lease, the premises will be kept in a clean and orderly fashion and that at the termination of this lease, the premises will be delivered back to the landlord with the rugs, floors and furniture clean and free from dirt; and the bathroom and kitchen (including appliances cabinets, plateware and utensils) cleaned. If the premises are not returned in such condition, the tenant agrees to pay for professional cleaning services to properly clean the premises and articles of property, the cost of which shall be deducted from the security. Linens will be provided.

