

Standard Cash for Keys Agreement

This agreement is made this date: _____ between

(hereafter referred to as Landlord/Landlord's Agent) and

_____ (hereafter referred to as Occupant).

- 1) Occupant is currently residing at _____ a property that is currently owned by the Buyer/Landlord/Landlord's Agent.
- 2) Occupant agrees to vacate the premises on or before _____.
- 3) Occupant agrees to leave the property on the above date free of all debris, trash, and personal property and in "broom clean" condition, excluding all items that were in the property before Occupant move-in.
- 4) Occupant agrees not to vandalize the property, or to remove, allow the removal, or damage in any way, the fixtures, appliances, copper or any other part of the property.
- 5) Occupant agrees to remove any pets or any kind of animals entirely from the property by departure date.
- 6) Buyer/Landlord/Landlord's Agent agrees to pay Occupant the sum of \$_____ upon completion of the terms of this agreement and inspection by Buyer/Landlord/Landlord's Agent.
- 7) Buyer/Landlord/Landlord's Agent agrees the last payment will be made on the day of satisfactory inspection, and that payment will be made directly to Occupant.
- 8) All parties agree that this agreement is null and void if Occupant does not meet the terms of this agreement.
- 9) Occupant waives any measure allowed under all applicable Georgia State Laws, if he/she does not fulfill the terms of this agreement; Occupant agrees to pay holdover/legal fees.
- 10) This Agreement shall not be binding unless and until all parties have signed this Agreement.
- 11) This Agreement shall not be modified in any way except by in writing executed by all parties hereto.

IN WITNESS WHEREOF, the undersigned have executed this Agreement on the dates set forth below.

Occupant Signature

Date

Landlord or Landlord's Agent Signature

Date

Occupant Signature

Date