

Termination of Tenancy by Mutual Agreement

Date _____

This agreement hereby amends and terminates the rental agreement between

Landlord/agent _____

and

Tenant(s) _____

For the rental unit at (address) _____

Effective _____.

Tenant's obligations under the rental agreement will end if tenant surrenders the premises according to the definition of surrender in ATCP 134* by _____ (date). The security deposit will be returned by mail within 21 days of tenant(s) vacating the premises to the forwarding address and in the amounts provided below by the tenant(s), minus unpaid rent or utilities, damages beyond normal wear and tear, and/or items allowed by a nonstandard rental provision.

Special Conditions:

Initials of both parties

- | | | |
|----|-------|-------|
| 1. | _____ | _____ |
| | _____ | _____ |
| 2. | _____ | _____ |
| | _____ | _____ |
| 3. | _____ | _____ |
| | _____ | _____ |

Landlord/agent _____ Date _____

Tenant _____ Date _____

Tenant _____ Date _____

Tenant _____ Date _____

The security deposit will be returned as follows:

Tenant	Forwarding Address	Amount
_____	_____	_____
_____	_____	_____
_____	_____	_____

* Surrender of premises as required by ATCP 134.06 occurs on the last day of the tenancy according to the rental agreement, unless the tenant moves out early and gives written notice to the landlord of the date of vacancy. If the tenant vacates early and does not give written notice, the effective date of surrender of the premises is the day on which the landlord learns of the surrender.