PREMISES CONDITION REPORT/CONTENTS INVENTORY

TENANT(S): _____
ADDRESS: _____ UNIT: _____
CITY: _____ STATE: _____ ZIP: _____

Rating Scale = (E)Excellent (VG) Very Good (G)Good (F)Fair (P)Poor

	IN	Out		In	Out		In	Out
LIVING AREAS			**KITCHEN**			**BEDROOM 3**		
Walls			Walls			Walls		
Windows			Stove/Racks			Windows		
Blinds/Drapes			Refrigerator			Blinds/Drapes		
Rods			Ice Trays			Rods		
Floor			Shelves/Drawer			Floor		
Carpet/Vinyl/Wood			Disposal			Light Fixtures		
Light Fixtures			Dishwasher			Doors/Woodwork		
Doors/Woodwork			Counter Tops			Locks		
Locks			Cabinets			Ceilings		
Ceilings			Sink			Electric Outlets		
Electrical Outlets			Floor					
Garbage Cans			Windows					
TV Antenna/Cable			Blinds/Drapes			**BATH ROOM**		
Fireplace						Towel Bars		
Cleanliness						Sink & Vanity		
						Toilet		
BEDROOM 1			**BEDROOM 2**			Tub/Shower		
Walls			Walls			Fan (Exhaust)		
Windows			Windows			Floor		

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Rating Scale = (E)Excellent (VG) Very Good (G)Good (F)Fair (P)Poor								
Blinds/Drapes			Blinds/Drapes			Electric Outlets		
Rods			Rods			Light Fixtures		
Floor			Floor					
Light Fixtures			Light Fixtures			**Essential Services**		
Doors/Woodwork			Doors/Woodwork			Plumbing		
Locks			Locks			Heating		
Ceilings			Ceilings			Electricity		
Electrical Outlets			Electric Outlets			Hot Water		
						Smoke Detectors		

Description of Damage:

_____

_____

The following appliances and furnishings are included with the rental (Contents Inventory)

_____

_____

I accept this unit in the above condition:

_____
Tenant Date

_____
Tenant Date

Submitted by:

_____
Landlord Date

I left this unit in the above condition:

_____
Tenant Date

_____
Tenant Date

Accepted By:

_____
Landlord Date

Tenant has paid $_____ for a security deposit. Tenant is hereby given notice that the security deposit paid will be held in a trust account following financial institution:

Name of Financial Institution:_____

Address/Location:_____

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Account Number: _____

_____
Landlord Date

This premises condition statement and contents inventory may be used by the Landlord as the basis to

a) determine whether prepaid rent or a security deposit shall be applied to the payment of damages to the premises when authorized by AS Sec. 34.03.070(b) and

b) to compute the recovery of other damages to which the parties may be entitled to under this chapter and

c) is, in an action initiated by a party to recover damages or to obtain other relief to which a party may be entitled under this chapter, presumptive evidence of the condition of the premises and its contents at the commencement of the term of the period of occupancy covered by the rental agreement.

Received:

_____ _____
Tenant Date Tenant Date

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