

# ROOMMATE AGREEMENT

On \_\_\_\_\_, the Parties named below agree to enter into this Roommate Agreement to ensure that the rental responsibilities described in this agreement. This Roommate Agreement, dated \_\_\_\_\_, is made between \_\_\_\_\_, \_\_\_\_\_, \_\_\_\_\_, and \_\_\_\_\_ (hereinafter referred to as the "Roommates"). The Roommates of the Property agree as follows:

## I. RENT.

The total monthly rent will be divided among each roommate.

Each Roommate shall pay their share of the rent directly to the Landlord or Head Tenant on the \_\_\_\_\_ of the month.

The total monthly rent amount shall be \$\_\_\_\_\_. This total amount shall be divided as follows:

1. \_\_\_\_\_ pays \$ \_\_\_\_\_.
2. \_\_\_\_\_ pays \$ \_\_\_\_\_.
3. \_\_\_\_\_ pays \$ \_\_\_\_\_.
4. \_\_\_\_\_ pays \$ \_\_\_\_\_.

## II. TERM.

The term of this Roommate Agreement commences on \_\_\_\_\_ and ends on \_\_\_\_\_.

## III. SECURITY DEPOSIT

The Roommates shall pay to the Landlord or Head Tenant a total Security Deposit of \$ \_\_\_\_\_.

Please check any that apply.

Each of the Roommate's contributions to the payment of a Security Deposit shall be distributed as follows:

1. \_\_\_\_\_ pays \$ \_\_\_\_\_.
2. \_\_\_\_\_ pays \$ \_\_\_\_\_.
3. \_\_\_\_\_ pays \$ \_\_\_\_\_.
4. \_\_\_\_\_ pays \$ \_\_\_\_\_.

Each Roommate shall be responsible for contributing an equal share of the Security Deposit. That share shall be \$ \_\_\_\_\_.

Each Roommate shall receive their respective contribution to the payment of the Security Deposit, less any amount deducted by the Landlord or Head Tenant, after the termination of this Agreement.

**IV. UTILITIES**

- The Utilities shall be included in the Rent.
- The Utilities shall be shared equally.
- The Utilities shall be shared in the same proportion as Rent.
- Other:

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**V. MAINTENANCE**

Each Roommate shall be responsible for keeping their bedroom, bathroom, and common area, including the grounds and all appliances, fixtures, and furnishings, in good working order. Each Roommate shall be responsible for its particular repair necessities if repairs are needed.

The Roommate’s shall divide maintenance responsibilities in the following manner:

[ \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_].

**VI. HOUSE RULES**

**1. Smoking**

- Smoking shall be allowed on the Property.
- Smoking shall not be allowed on the Property.
- Smoking shall only be allowed at the following specified locations:

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**2. Parties and Celebrations**

- Consent of all Roommates is required.
- Consent of a majority of Roommates is required.
- Parties and celebrations are not allowed on the Property.
- No consent is required.

**3. Quiet Hours**

- There shall be Quieter Hours at all times.
- There shall be no specified Quieter Hours.
- There shall be the following specified Quiet Hours:

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**4. Guests**

- Consent shall be required from all Roommates to admit guests on the property.
- Consent by a majority of Roommates shall be required to admit guests on the property.
- Roommates shall permit guests in accordance with the following conditions:

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**5. Pets**

- Pets are allowed on the Property. Each pet owner shall be responsible for any damages caused by their pet.
- Pets are allowed on the property, except in the following areas:

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- Pets are not allowed on the Property.

**VI. LIVING ARRANGMENTS**

**1. Bedroom Allocation**

The Roommates shall occupy the bedrooms in the following manner:

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**2. Shared Space**

- All parts of the property shall be shared, except the bedrooms.
- All parts of the property shall be shared, except the following areas:

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**VIII. ADDITIONAL CLAUSES**

[INSERT ADDITIONAL CLAUSES].

**IX. SIGNING DETAILS**

- No witnesses shall be required to sign this Agreement.
- Witnesses shall be required to sign this Agreement.

Roommate 1	Signature

Roommate 2	Signature

Roommate 3	Signature

Roommate 4	Signature

Witness: \_\_\_\_\_ Address: \_\_\_\_\_

Witness: \_\_\_\_\_ Address: \_\_\_\_\_