



**REALTOR® ASSOCIATION OF THE FOX VALLEY  
RENTAL PROPERTY CONDITION LIST**



Lessee must complete this form and attach to the Residential Lease. Note any defects in the items listed below. Place a check in the photo box if a photo is on file of said defects. All items are presumed to be in good condition unless noted other wise. Defects shall not necessarily mean that Lessor is obligated to repair, unless otherwise noted herein.

<b>A. EXTERIOR ITEMS</b>	<b>Move-In Comments</b>	<b>Move-Out Comments</b>	<b>Photo</b>
Mailbox			
Fences & Gates			
Lawn			
Trees & Shrubs			
Roof & Gutters			
Siding & Paint			
Front Door & Stops			
Back Door & Stops			
Other Door(s)			
Other			
<b>B. GARAGE ITEMS</b>	<b>Move-In Comments</b>	<b>Move-Out Comments</b>	<b>Photo</b>
Ceiling & Walls			
Floor			
Auto Door Opener			
Remotes			
Garage Doors			
Exterior Doors & Stops			
Other			
<b>C. ENTRY</b>	<b>Move-In Comments</b>	<b>Move-Out Comments</b>	<b>Photo</b>
Ceiling & Walls			
Doors & Door Stops			
Flooring			
Light Fixtures			
Windows & Screens			
Other			
<b>D. LIVING ROOM</b>	<b>Move-In Comments</b>	<b>Move-Out Comments</b>	<b>Photo</b>
Ceiling & Walls			
Doors & Door Stops			
Flooring			
Lights & Ceiling Fans			
Windows & Screens			
Drapes/Blinds/Shutters			
Plugs & Switches			
Closets			
Cabinets			
Fireplace			
Other			

Lessee Initial _____	Lessee Initial _____	Lessor Initial _____	Lessor Initial _____
Address _____			
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<b>E. DINING ROOM</b>	<b>Move-In Comments</b>	<b>Move-Out Comments</b>	<b>Photo</b>
Ceiling & Walls			
Doors & Door Stops			
Flooring			
Lights & Ceiling Fans			
Windows & Screens			
Drapes/Blinds/Shutters			
Plugs & Switches			
Cabinets			
Other			
<b>F. KITCHEN</b>	<b>Move-In Comments</b>	<b>Move-Out Comments</b>	<b>Photo</b>
Ceiling & Walls			
Doors & Door Stops			
Flooring			
Lights & Ceiling Fans			
Windows & Screens			
Drapes/Blinds/Shutters			
Plugs & Switches			
Cabinets & Drawers			
Countertops			
Range			
Oven			
Vent Hood			
Garbage Disposal			
Sink & Faucet			
Dishwasher			
Refrigerator			
Microwave			
Other			
<b>G. Halls</b>	<b>Move-In Comments</b>	<b>Move-Out Comments</b>	<b>Photo</b>
Ceiling & Walls			
Doors & Door Stops			
Flooring			
Light Fixtures			
Plugs & Switches			
Other			
<b>H. Master Bedroom</b>	<b>Move-In Comments</b>	<b>Move-Out Comments</b>	<b>Photo</b>
Ceiling & Walls			
Doors & Door Stops			
Flooring			
Lights & Ceiling Fans			
Windows & Screens			

Lessee Initial \_\_\_\_\_ Lessee Initial \_\_\_\_\_ Lessor Initial \_\_\_\_\_ Lessor Initial \_\_\_\_\_  
 Address \_\_\_\_\_  
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Drapes/Blinds/Shutters			
Plugs & Switches			
Closets			
Other			
<b>I. Master Bathroom</b>	<b>Move-In Comments</b>	<b>Move-Out Comments</b>	<b>Photo</b>
Ceiling & Walls			
Doors & Door Stops			
Flooring			
Light Fixtures			
Windows & Screens			
Drapes/Blinds/Shutters			
Plugs & Switches			
Cabinets & Handles			
Countertops			
Sinks & Faucets			
Tub/Shower & Faucets			
Toilet			
Heaters/Exhaust Fans			
Towel Fixtures			
Other			
<b>J. BEDROOM 2</b>	<b>Move-In Comments</b>	<b>Move-Out Comments</b>	<b>Photo</b>
Ceiling & Walls			
Doors & Door Stops			
Flooring			
Lights & Ceiling Fans			
Windows & Screens			
Drapes/Blinds/Shutters			
Plugs & Switches			
Closet Shelves & Rods			
Other			
<b>K. BEDROOMS 3 &amp; 4</b>	<b>Move-In Comments</b>	<b>Move-Out Comments</b>	<b>Photo</b>
Ceiling & Walls			
Doors & Door Stops			
Flooring			
Lights & Ceiling Fans			
Windows & Screens			
Drapes/Blinds/Shutters			
Plugs & Switches			
Closet Shelves & Rods			
Other			
<b>L. BATHROOM 2</b>	<b>Move-In Comments</b>	<b>Move-Out Comments</b>	<b>Photo</b>
Ceiling & Walls			

Lessee Initial \_\_\_\_\_ Lessee Initial \_\_\_\_\_ Lessor Initial \_\_\_\_\_ Lessor Initial \_\_\_\_\_  
 Address \_\_\_\_\_  
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Doors & Door Stops			
Flooring			
Light Fixtures			
Windows & Screens			
Drapes/Blinds/Shutters			
Plugs & Switches			
Cabinets & Handles			
Countertops			
Sinks & Faucets			
Tub/Shower & Faucets			
Toilet			
Heaters/Exhaust Fans			
Towel Fixtures			
Other			
<b>M. UTILITY RM/BASEMENT</b>	<b>Move-In Comments</b>	<b>Move-Out Comments</b>	<b>Photo</b>
Ceiling & Walls			
Doors & Door Stops			
Flooring			
Light Fixtures			
Plugs & Switches			
Cabinets & Handles			
Sinks & Faucets			
Washer			
Dryer			
Other			
<b>N. OTHER</b>	<b>Move-In Comments</b>	<b>Move-Out Comments</b>	<b>Photo</b>
Central A/C & Heat			
Thermostat			
Window A/C Unit(s)			
Space or Wall Heaters			
Water Heater			
Water Softener			
Detectors-Smoke			
Detectors-CO			
Humidifier			
Other			

Additional Rooms: Yes or No (if Yes please see the attached for additional rooms)

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Received a copy of the By-Laws and Rules and Regulations.	Yes	No	N/A
Package of information on home (warrantees, instructions, etc.)	Yes	No	N/A
Copy of Renter's Insurance Policy	Yes	No	

<b>Number of Keys:</b>	<b>Received</b>	<b>Returned</b>		<b>Received</b>	<b>Returned</b>
Door Keys:	_____	_____	Garage Door Openers:	_____	_____
Mailbox Keys:	_____	_____	Laundry Room Keys:	_____	_____
Security Cards:	_____	_____	Recreation Facilities' Keys:	_____	_____

Lessor agrees to make the following repairs:

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By signing below, I acknowledge that I have examined the Premises and am satisfied the above list accurately describes the condition of the Premises upon move-in.

Lessee Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Lessee Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Lessor Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Lessor Signature: \_\_\_\_\_ Date: \_\_\_\_\_

<i>Lessee Initial</i> _____	<i>Lessee Initial</i> _____	<i>Lessor Initial</i> _____	<i>Lessor Initial</i> _____
<i>Address</i> _____			
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