

State of California

CALIFORNIA ROOM RENTAL AGREEMENT

This Room Rental Agreement (this "Agreement") is made as of _____ day of _____, 20____, by and between the principal tenant, _____ ("Principal Tenant"), and Tenant(s) listed below. This agreement defines the relationship between the Principal Tenant and Tenant(s) (collectively, the "Parties") in sharing the premises located at (the "Premises"):

Street Address: _____

City: _____ State: _____ Zip: _____

Term of Lease – From: _____, 20____ To: (Check one) ☐ _____, 20____

☐ continues on a month-to-month basis

Name of tenant	Monthly rent amount	Security deposit amount	Description of the room they occupy
_____	\$ _____	\$ _____	_____
_____	\$ _____	\$ _____	_____
_____	\$ _____	\$ _____	_____
_____	\$ _____	\$ _____	_____
_____	\$ _____	\$ _____	_____
_____	\$ _____	\$ _____	_____

Security Deposit: The total security deposit under the Lease is \$ 0.00. Each Tenant is responsible for his or her share of the security deposit as described above, and will receive his or her share of the security deposit minus any amount applied by the Landlord after the termination of the Lease.

Utilities: The rent: (Check one)

☐ Does NOT include any utilities.

☐ Includes _____ [Utilities] as part of each payment. The utilities not included in the rent will be shared by the Parties according to the following arrangement:

- **Electricity** - Name on Bill: _____
Payment Method: (Check one) ☐ Evenly split ☐ Rotating
- **Water** - Name on Bill: _____
Payment Method: (Check one) ☐ Evenly split ☐ Rotating
- **Gas** - Name on Bill: _____
Payment Method: (Check one) ☐ Evenly split ☐ Rotating
- **Heat** - Name on Bill: _____
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