

Mid Term Rental Lease Agreement

This **Mid Term Rental Lease Agreement** ("**Agreement**") is made on _____, by and between the following parties:

Landlord

Tenant

Landlord and Tenant may be referred to individually as a "**Party**" and collectively as the "**Parties.**"

WHEREAS, the Landlord is the lawful owner or authorized manager of the residential property described in this Agreement;

WHEREAS, the Tenant wishes to lease the property for a temporary residential stay longer than a short-term rental but not intended to establish a permanent tenancy;

WHEREAS, the Parties desire to define the terms and conditions governing the temporary residential occupancy of the property;

NOW, THEREFORE, in consideration of the mutual promises and obligations contained in this Agreement, the Parties agree as follows.

1. Property Description

The Landlord agrees to lease to the Tenant the residential property located at:

including the following areas and amenities where applicable:

- Furnished living areas
- Bedrooms and bathrooms
- Kitchen and appliances
- Parking space(s) if provided
- Access to building amenities where applicable

The property shall be used solely for residential purposes.

2. Lease Term

The lease shall begin on _____ and end on _____.

The Parties acknowledge that this Agreement is intended for a mid-term residential occupancy, typically lasting more than thirty (30) days but for a limited duration.

Unless otherwise agreed in writing, the lease shall automatically terminate on the end date specified above.

3. Rent

The Tenant agrees to pay rent in the amount of _____ per _____.

Rent shall be paid as follows:

Payment Type	Amount	Due Date	Payment Method
Initial Rent Payment			
Recurring Rent			

All payments shall be made to _____. Rent is considered paid when received by the Landlord through the agreed payment method.

4. Security Deposit

The Tenant shall pay a security deposit of _____ before taking possession of the property.

The security deposit may be used by the Landlord to cover:

- Damage to the property beyond normal wear and tear
- Unpaid rent or other charges owed under this Agreement
- Cleaning or repair costs necessary after the Tenant vacates

Any remaining portion of the security deposit shall be returned to the Tenant within _____ days after the Tenant vacates the property and returns all keys, subject to reasonable deductions.

5. Utilities and Services

Responsibility for utilities and services shall be allocated as follows:

Unless otherwise stated, services included by the Landlord are limited to ordinary residential use.

6. Occupancy

The property may only be occupied by the following individuals:

Occupant Name	Relationship

The Tenant shall not permit additional occupants or subtenants without the prior written consent of the Landlord.

7. Use of Property

The Tenant agrees to:

- Use the property solely for lawful residential purposes
- Maintain the property in a clean and reasonable condition
- Follow all building rules, community regulations, or property policies communicated by the Landlord

The Tenant shall not use the property for illegal activities, commercial operations, or activities that create nuisance, excessive noise, or disturbance.

8. Maintenance and Repairs

The Landlord shall be responsible for maintaining the property in a condition suitable for residential use, including structural components and essential systems where applicable.

The Tenant shall promptly notify the Landlord of any damage, malfunction, or repair issue.

The Tenant is responsible for repair costs resulting from negligence, misuse, or intentional damage caused by the Tenant or permitted guests.

9. Furnishings and Inventory

If the property is provided furnished, the Tenant acknowledges receipt of the furnishings and equipment provided with the property.

An inventory list may be recorded below:

Item	Condition at Move-In

The Tenant agrees to return all furnishings in substantially the same condition, subject to normal wear.

10. Access and Inspection

The Landlord may enter the property for reasonable purposes, including:

- Maintenance or repairs
- Inspection of the property
- Showing the property to prospective tenants or buyers

Except in emergencies, the Landlord shall provide reasonable advance notice before entering the property.

11. Early Termination

Either Party may terminate this Agreement before the end of the lease term by providing _____ days written notice.

If the Tenant terminates the Agreement early without the Landlord's breach, the Tenant remains responsible for:

- Rent owed up to the termination date
- Any agreed early termination fee of _____, if applicable

The Landlord may terminate the Agreement if the Tenant materially violates the obligations described in this Agreement, including failure to pay rent or unlawful use of the property.

12. Condition at Move-Out

Upon termination or expiration of the lease, the Tenant shall:

- Vacate the property by the end of the lease term
- Remove personal belongings
- Return keys and access devices
- Leave the property in reasonably clean condition

Failure to comply with these obligations may result in deductions from the security deposit.

13. Liability and Property Damage

Each Party shall be responsible for damage caused by their own actions or negligence.

The Landlord is not responsible for loss or damage to the Tenant's personal belongings unless such loss results from the Landlord's proven negligence or failure to fulfill obligations under this Agreement.

The Tenant is encouraged to maintain personal renter's insurance during the lease term.

14. Governing Law

This Agreement shall be governed by and interpreted in accordance with the laws of _____, without regard to conflict of law principles.

15. Entire Agreement

This Agreement represents the entire understanding between the Parties concerning the rental of the property.

Any modification or amendment must be made in writing and signed by both Parties.

By signing below, the Parties acknowledge that they have read and understood this Agreement and agree to be bound by its terms.

Landlord

Name

Date

Signature

Tenant

Name

Date

Signature



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