

OKLAHOMA RESIDENTIAL LEASE AGREEMENT

Lease Location: _____ Lease Term: _____

Parties:

Landlord: _____

Tenant: _____

Premises:

Address: _____

Rent and Payment:

Monthly Rent Amount (USD): _____

Payment Due Date Each Month: _____

Security Deposit (USD): _____

Utilities and Services:

Utilities Paid By Landlord: _____

Utilities Paid By Tenant: _____

Occupants and Use:

Permitted Occupants: _____

Use of Premises: _____

Term and Termination:

Lease Start Date: _____ Lease End Date: _____

Termination Notice Period (Days): _____

Maintenance and Repairs:

Landlord Responsibilities: _____

Tenant Responsibilities: _____

Alterations and Improvements:

Tenant shall not make alterations without Landlord's written consent.

Entry and Inspection:

Landlord may enter premises with reasonable notice and for lawful purposes.

Rules and Regulations:

Tenant agrees to comply with all reasonable rules established by Landlord.

Pets:

Pets are not allowed without Landlord's prior written consent.

Insurance:

Tenant is responsible for renter's insurance for personal property and liability.

Tenant shall indemnify and hold Landlord harmless from any liability, claims, or damages arising from Tenant's use or occupancy of the Premises except for those caused by Landlord's negligence or willful misconduct.

Default:

If Tenant fails to pay rent or breaches any other term of this Lease, Landlord may terminate the Lease and pursue all remedies allowed by Oklahoma law.

Governing Law:

This Lease shall be governed by and construed in accordance with the laws of the State of Oklahoma, without regard to its conflict of laws principles.

Dispute Resolution:

Any dispute arising under this Lease shall first be attempted to be resolved through mediation. If mediation fails, the parties may proceed to binding arbitration or court action as permitted by law.

Entire Agreement:

This Lease constitutes the entire agreement between Landlord and Tenant and supersedes all prior oral and written agreements. Any modifications must be in writing and signed by both parties.

Severability:

If any provision of this Lease is found invalid or unenforceable, the remaining provisions shall remain in full force and effect.

Waiver:

Failure of either party to enforce any term of this Lease shall not be deemed a waiver of such term or any other terms.

Signatures:

LANDLORD SIGNATURE

TENANT SIGNATURE

Signature: _____

Signature: _____

Printed Name: _____

Printed Name: _____

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