

LEASE CONTRACT ADDENDUM

CHOICE OF DAMAGES, EARLY TERMINATION OF LEASE CONTRACT

This is an addendum to the Lease Contract between (landlord’s name) _____
_____ and (tenant’s name) _____ for
property located at _____.

Upon the early termination of the Lease Contract tenant may choose to pay a liquidated damage or early termination fee instead of other statutory damages to which landlord may be entitled. Tenant may pay a fixed amount or allow landlord to charge what is allowed by statute. This choice must be made at the time the Lease Contract is signed. If no choice is made, and tenant terminates the Lease Contract early, then landlord will charge what is allowed by statute. These charges apply in the event tenant breaches the lease.

Initial only one Choice.

_____ Tenant agree to pay \$ _____ (an amount that does not exceed 2 month’s rent) to the landlord as liquidated damages or an early termination fee, if tenant elects to terminate the lease contract early, as landlord waive the right to seek additional rent beyond the month in which landlord retake possession.

Tenant will still owe rent (as well as any other charges due under the terms of the lease or Florida law) until the end of the month in which tenant vacates. Tenant will also owe any prior unpaid rent, fees or other damages. After the month in which tenant vacate the premises, tenant will not owe any future rent.

_____ Tenant does not agree to Liquidated Damages or an Early Termination Fee and tenant acknowledges that landlord may seek damages as provided by law.

Tenant may owe future rents as they become due under the terms of the lease.

Tenant(s)
(All residents must sign here)

Landlord or Landlord’s Representative
(signs here)

Tenant Date

Landlord Date

Tenant Date

Landlord Date

Date of Lease Contract
