

MOVE-OUT REMINDER

Dear Tenant,

Thank you for giving us advanced notice that you are moving. Now that you are moving out, your lease/rental agreement requires that you leave your unit in a clean and undamaged condition. We have every intention of returning all of your security deposit, as long as you have fulfilled your agreement with us.

Specifically, you should:

- Cooperate with the showing of the residence for sale or re-rental, keeping it in presentable condition.
- Begin to put out all unwanted items for trash or special pick-up. (Avoid piles of debris in front of your home on moving day.)
- Remove all food, debris, and other personal belongings.
- Change A/C return filters.
- Clean (and defrost if necessary) refrigerator.
- Clean stovetop, oven and any other appliances.
- Replace any burned out light bulbs.
- Clean all floors and/or carpeting
- Be sure grounds and lawn are trim and clean, free of weeds, leaves, etc.
- Report any and all damage in writing.
- Upon leaving, please be sure to fully secure the rental by locking all windows and doors.

The designated place to leave all keys, gate clickers, garage remotes, and anything applicable to your unit is:

**RE/MAX Advantage
10075 S. Eastern Ave. #103
Henderson, NV. 89052**

REMEMBER

In order to adequately clean your premises, you should plan on 6-12 hours of hard work after you have moved all of your furniture and belongings out of the residence. You will need rags, scouring powder, liquid cleaner, window cleaner, oven cleaner, a vacuum cleaner, cleaning buckets, pads, in addition to a chair, stool or small step ladder. If you have glued paper, plastic or vinyl on walls or window, you may need an acetone to remove the stickiness. Special attention should be given to cleaning areas not normally viewed by people such as the top of door and window frames, corners, shelves, cupboards, closets, and ceilings. Everything you put up must come down (the next residents may have different tastes).

If the walls have only a few small minor holes, simply remove the nails, patch, and touchup paint to match. If there are significant issues, you **MUST** paint walls corner to corner in matching paint. If no matching paint is available, take a piece of paint to your local hardware store for matching. Or, we can do the whole job and deduct from your Security Deposit.

Carpets must be professionally steam cleaned. Use Keystone Carpets. They are the best and are very reasonable. Their number is **702-597-9606**. Make sure you mention that we (Ravago Group) recommended them. Be sure to keep your receipt. Change the air conditioning and heating filters, replacing them with clean ones.

ESTIMATE FOR US TO CLEAN FOR YOU

Depending on the size of the house and how clean or dirty it is upon move-out, it could be as low as \$100 for a final touch-up or as high as \$300, or more, if left extremely dirty. Please call Smart Cleaning at **702-812-8238** if you would like a quote on professional cleaning. Repairs add to that number significantly as well. Remember, this is just an estimate. The amount will be determined after final walk-through.

After you have vacated the rental, it will be inspected and re-videtaped for compliance with your lease/rental agreement and the expense of cleaning or repairing damage, if any, will be charged against your security deposit. You will be notified of any charges. Thank you for being our valued tenants and we wish you well in your new home.