

Lease Renewal Agreement

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Residential Lease Renewal Agreement

This agreement renews an existing residential lease for a new fixed term. Complete the bracketed fields, delete anything that does not apply, and have every landlord and every adult tenant sign before the current lease expires. Attach a copy of the original lease.

1. Parties

Landlord full legal name: _____

Tenant(s) full legal name(s) — list every adult on the original lease: _____

2. Property

Full rental property address, including unit number: _____

3. Original Lease

Date of the original lease agreement being renewed: _____

Current lease expiration date: _____

4. Renewal Term

New term start date (the day after the current lease expires): _____

New term end date: _____

☐ Fixed term (dates above)

☐ Month-to-month following the fixed term, unless either party gives proper written notice

5. Rent

New monthly rent amount (\$): _____

Due date each month: _____

Payment method / where paid: _____

Late fee terms, if changed from the original lease: _____

6. Security Deposit

Deposit amount currently held (\$): _____

☐ The deposit remains unchanged

[] The deposit changes to the amount below (confirm your state's deposit cap first)

New deposit amount, if changed (\$): _____

7. Changes to the Original Lease

List every term that differs from the original lease. If nothing changes, write NONE.

Change 1: _____

Change 2: _____

Change 3: _____

8. Continuation of Terms

Except as stated in this Renewal Agreement, all terms, covenants, and conditions of the original lease identified in Section 3 remain unchanged and in full force and effect during the renewal term.

9. Signatures

Landlord signature / date: _____

Tenant signature / date: _____

Additional tenant signature / date: _____

INSTRUCTIONS FOR USE

Complete the bracketed fields, confirm your state and city notice rules before relying on this renewal, sign before the current lease expires, and give every signer a copy. This template is provided for informational purposes only and does not constitute legal advice. Laws vary by state and change over time; for guidance on your specific situation, consult a licensed attorney or local housing authority.