



Hayes Properties Expectations

Thank you for submitting your application for one of our Hayes Properties Homes. We take great pride in our homes and would like to share some of our expectations with you:

1. Rent Payment:

- All tenants are required to pay their rent through ACH, which will be automatically deducted on the 1st of each month. If the 1st falls on a weekend or holiday, the deduction will occur on the next business day.
- Failure to have sufficient funds in your account on the payment date will result in a late fee of \$100, in addition to a \$50 admin fee. A daily charge of \$25 will be applied until the rent is paid.
- All late rent payments must be made using a Money Order or Cashier's Check payable to Hayes Properties. We do not accept cash or other forms of electronic payment.

2. Lawn Maintenance:

- We expect our tenants to maintain the lawn, which includes regular mowing, edging, weeding, and watering during the summer months. Please ensure your flowerbeds are free of weeds.
- The condition of the yard when you move in should be maintained throughout your tenancy. If we observe that the yard is not being maintained, you will receive a notice to address it within 24 hours. Failure to do so may result in us arranging for the maintenance and charging you for the service.

3. Quarterly Walk-Throughs:

- We conduct quarterly walk-throughs of the property and will provide you with a 24-hour notice before scheduling these visits. This allows us to stay in touch, assess the condition of the home, and address any issues you may have.

4. HVAC Maintenance:

- It is the tenant's responsibility to replace air filters every 3 months to ensure the HVAC system remains in proper working order.

We appreciate your understanding and cooperation with these expectations to help maintain the quality of our properties. If you have any questions or concerns, please do not hesitate to reach out to us.

Address: _____ **Date:** _____

Name: _____