

Information regarding the Lease Option Memo Agreement

LeaseOwn Homes is not acting as a real estate office and we are not acting as real estate agents, there is no cost to you and no commissions to be paid. LeaseOwn Homes needs your written permission to show the home.

Please print, complete, sign this form and email or fax it back to us right away. LeaseOwn Homes has over 900 tenant buyers looking for homes. Below are the terms requested for our tenant buyers.

Information to add:

Please add the name on the title.

The address of the property and sign and date the bottom.

Purchase price: Today's market value + 10% increase per year

Maintenance/Repairs/Home Warranty: Taken care of by tenant/buyers

Term: 3 year lease (can be less but longer term equals more profit for you)

Payments: Amount advertised in Craigslist

Contract:

Arizona Association of Realtors Rental Agreement.

Arizona Association of Realtors Purchase Option Form.

Arizona Association of Realtors Addendum.

Additional items:

If the home is currently occupied we set up times convenient for the current tenant to show the home, normally we call the tenant ahead of time to let them know who and when they will be viewing the home.

Cost:

No cost to you, we are paid a fee by our tenant buyers.

If you have any questions please call me direct 480-382-8858.

Sincerely,

Marv Rousselou

"The Coach"

President & Founder

LeaseOwn Homes

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Website: <http://leaseownhomes.com> **Video Channel:** www.youtube.com/user/LeaseOwnHomes



LEASE OPTION AGREEMENT MEMO

“Landlord/Seller” _____ will allow “Tenant/Buyer”
LeaseOwn Homes to lease option the property at: _____
(Address), _____ (City), _____ (State), _____ (Zip)

Purchase price to be: \$ _____

Term of Lease Option to be: _____

Monthly Lease Payment to be: \$ _____ paid monthly in advance, starting the day the
Tenant moves-in plus the deposit which is equal to the first payment.

The Lease Option to begin as soon as LeaseOwn Homes acquires a Lease Option Tenant for
property.

This Lease Option Agreement Memo will be assigned by LeaseOwn Homes to a new Lease
Option Tenant.

Landlord/Seller has the right to approve or reject new Lease Option Tenant.

Landlord/Seller may use the Buyer’s Lease Option Agreement forms or may use a form that
Seller chooses when Tenant Buyer moves in.

Landlord/Seller may cancel this agreement at any time if they find their own tenant or decide not
to sell. The intention of LeaseOwn Homes is to find a Lease Option Tenant and assign this Lease
Option Agreement Memo to that Lease Option Tenant for a fee. Lease Option Tenant will then
pay Landlord/Seller the monthly lease amount until they exercise their option or until they end
the option term.

Landlord/Seller agrees to allow LeaseOwn Homes to put a sign in the yard, advertising the
property for sale. If Buyer does not acquire a Lease Option Tenant to assign this deal to within 90
days of acceptance of this Lease Option Agreement Memo, this memo becomes null and void.

Important Disclosure: BUYER IS THE PRINCIPLE IN THIS TRANSACTION AND IS **NOT**
ACTING LICENSED REAL ESTATE AGENT. BUYER DOES **NOT** REPRESENT ANYONE
IN THIS TRANSACTION BUT THEMSELVES.

Signatures below signify acceptance of this agreement.

SELLER SIGNATURE: _____ Date _____

SELLER NAME PRINTED: _____ Date _____

SELLER SIGNATURE: _____ Date _____



SELLER NAME PRINTED: _____

Date _____

BUYER SIGNATURE: _____

Date _____

BUYER NAME PRINTED: _____

Date _____