

**Walnut Meadows**  
**DISCLOSURE OF RENT,**  
**FEES, SERVICES CHARGES, ASSESSMENTS, and UTILITY CHARGES**  
**MONTH-TO-MONTH LEASE**

**1. Monthly Rent and Rent-Related Charges**

Base Rent	\$861.00	Current resident's rent may be lower.
<u>Surcharges</u>		
Surcharge	\$0.00	
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Tenants	\$0.00	
Vehicles	\$0.00	2 vehicle limit
Pets	\$0.00	1 pet permitted
Shed Rental	\$0.00	
Discount	\$10.00	discount for ePay users

**2. Miscellaneous Fees**

Application Fee	Everyone over 18 must apply. \$30 per applicant; \$10 additional surcharge for offline/paper submissions
Lawn Cutting	\$100 forced mowing fee
Late Fee for Payments Received after the 5	\$75.00
Returned Check Fee	\$35.00
Court Filing for Rent/Rules Violations	Court-Assessed Filing Costs
Security Deposit	Equal to 2 month's rent
Miscellaneous Fees	\$275.00 Lease and document preparation fee; \$50.00 Water Deposit

**3. Utility Charges**

Water Service	0.00551 per gallon, billed quarterly
Sewer Service	Included with Monthly Rent
Trash Service	Included with Monthly Rent, 6 bag/week limit
Electric Service	Not Included or Provided by Community
Cable Service	Not Included or Provided by Community
Oil Service	Not Included or Provided by Community
Natural Gas Service	Not Included or Provided by Community
Propane Service	Not Included or Provided by Community

*Revision Date: 4/25/2023*