

ARIZONA MOVE-IN / MOVE-OUT CHECKLIST

This checklist is hereby made a part of the lease agreement dated on _____ between:

Landlord: _____

Tenant: _____

Property Address: _____

Move-In Date: _____ Move-Out Date: _____

Inspection Date: _____ Inspection Date: _____

Complete the move-in section of this form and return it to your Landlord within five (5) days or ____ days after occupancy. All items are deemed to be in good condition unless noted otherwise. Test all locks, window latches, smoke detectors, and equipment. **This form is not a repair request.** Submit all requests for repairs separately in accordance with your lease. You and your Landlord will also use this form upon move-out. Keep a copy for your records. Note any defects in the items listed below. If you fail to return this form you will be held responsible for any damages, and you will be accepting the Property in its current condition.

EXTERIOR ITEMS

	Move-In Condition	Move-Out Condition
Fences & Gates	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Lawn (Trees, shrubs, etc.)	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Paint	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Front Door (knobs and locks)	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Back Door (knobs and locks)	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Fountain	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Grill	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Swimming Pool	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Hot Tub / Spa	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Other: _____	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____

Comments:

GARAGE / CARPORT

	Move-In Condition	Move-Out Condition
Ceilings, Walls, Baseboards	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Floor / Driveway	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Auto Door Opener	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Remotes	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Garage Door	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Plugs & Switches	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Other: _____	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____

Comments:



ENTRY & HALLWAYS

	Move-In Condition	Move-Out Condition
Ceilings, Walls, Baseboards	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Doors	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Flooring	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Stairwell / Handrails	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Light Fixtures	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Closet Shelves & Rods	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Other: _____	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____

Comments:

LIVING ROOM

	Move-In Condition	Move-Out Condition
Ceilings, Walls, Baseboards	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Fireplace	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Doors	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Flooring	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Lights & Ceiling Fans	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Windows & Screens	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Window Coverings	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Plugs & Switches	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Other: _____	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____

Comments:

KITCHEN

	Move-In Condition	Move-Out Condition
Ceiling, Walls (Paint), etc.	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Flooring	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Lights	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Plugs & Switches	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Cabinets	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Drawers	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Countertops	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Sinks, Faucets, & Disposal	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Stove, Fan, Filter, & Hood	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Dishwasher	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Other: _____	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____



Comments:

DINING ROOM

	Move-In Condition		Move-Out Condition
Ceiling, Walls (Paint), etc.	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Flooring	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Lights & Ceiling Fans	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Windows & Screens	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Window Coverings	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Plugs & Switches	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Other: _____	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____

Comments:

BEDROOM #1

	Move-In Condition		Move-Out Condition
Ceiling, Walls (Paint), etc.	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Doors	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Flooring	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Lights	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Windows & Screens	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Window Coverings	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Plugs & Switches	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Closet Shelves & Rods	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Other: _____	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____

Comments:

BEDROOM #2

	Move-In Condition		Move-Out Condition
Ceiling, Walls (Paint), etc.	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Doors	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Flooring	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Lights	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Windows & Screens	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Window Coverings	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____



Plugs & Switches Good Other _____
 Closet Shelves & Rods Good Other _____
 Other: _____ Good Other _____

Comments:

BATHROOM #1

	Move-In Condition	Move-Out Condition
Ceiling, Walls (Paint), etc.	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Doors	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Flooring	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Lights	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Plugs & Switches	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Cabinets	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Countertops	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Sinks / Faucets	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Towel Bars & Fixtures	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Mirrors	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Medicine Cabinet	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Tub / Shower / Faucets	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Toilet	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Plumbing (general)	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Fan / Exhaust Vent	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Other: _____	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____

Comments:

BATHROOM #2

	Move-In Condition	Move-Out Condition
Ceiling, Walls (Paint), etc.	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Doors	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Flooring	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Lights	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Plugs & Switches	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Cabinets	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Countertops	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Sinks / Faucets	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Towel Bars & Fixtures	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Mirrors	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Medicine Cabinet	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Tub / Shower / Faucets	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____
Toilet	<input type="checkbox"/> Good <input type="checkbox"/> Other _____	_____



Plumbing (general)	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Fan / Exhaust Vent	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Other: _____	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____

Comments:

ADDITIONAL ROOM

Move-In Condition

Move-Out Condition

_____	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
_____	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
_____	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
_____	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
_____	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
_____	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
_____	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
_____	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
_____	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
_____	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____

Comments:

UTILITIES / FUNCTIONAL COMPONENTS

Move-In Condition

Move-Out Condition

Heating Systems	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Air Conditioning	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Swamp Cooler	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Filters – Size _____	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Fire Sprinklers	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Smoke Detector(s)	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Carbon Monoxide Detector(s)	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Trash Compactor	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____
Other: _____	<input type="checkbox"/> Good	<input type="checkbox"/> Other _____	_____

Comments:

DISCLAIMER:

The Landlord and Tenant acknowledge that video and/or photos (digital or otherwise) may have been taken of the Property condition and are in the Landlord's possession. The Tenant may take video and/or photos at the Tenant's own expense.



Tenant agrees that the above information is an accurate account of the condition and contents of the Property and acknowledges receiving a copy hereof. Tenant understands that unless otherwise noted, all discrepancies will be the Tenant's responsibility and will be deducted from the security deposit at time of move-out. Tenant may be present at the move-out inspection and, upon request, the Tenant shall be notified when the move-out inspection will occur.

PLEASE MAKE A COPY OF THIS MOVE-IN / MOVE-OUT CHECKLIST FOR YOUR RECORDS

MOVE-IN INSPECTION

Completed on _____ (date)

Landlord Signature: _____ Date: _____
Printed Name: _____

Tenant Signature: _____ Date: _____
Printed Name: _____

MOVE-OUT INSPECTION

Completed on _____ (date)

Landlord Signature: _____ Date: _____
Printed Name: _____

Tenant Signature: _____ Date: _____
Printed Name: _____