

HUD APPLICATION NUMBER

CR-26

TEMPORARY HOUSING OCCUPANT DWELLING LEASE

U. S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

## DISASTER TEMPORARY HOUSING PROGRAM

Location of Temporary Dwelling	COUNTY OF (Location of Temporary Dwelling)
WASHINGTON	SKAMANIA
Lease Month and Year entered into on <u>JUNE 8, 1973</u>	between Department of Housing and Urban Development, herein called the "Lessor", and the "Lessee" and <u>LEE MATTISON</u> herein called the "Lessee".
(Month and day lease negotiated)	(Occupant)

WITNESSETH:

Lessor hereby leases to the Lessee the following described dwelling and premises: 20 K Sooter Road,  
UNDERWOOD, WASH. 98651

(Complete address, including apartment number. Attach map or narrative description if rural route.)

<input type="checkbox"/> Apartments	<input checked="" type="checkbox"/> Single Family Unit	<input type="checkbox"/> Duplex	<input type="checkbox"/> Other (specify): _____
<input type="checkbox"/> Furnished	<input checked="" type="checkbox"/> Unfurnished	<input type="checkbox"/> Gas/Electric Range	<input type="checkbox"/> Refrigerator Number of Bedrooms _____ Number of Baths _____

Description of dwelling: 2 story wood and stone  
frame house

to be used exclusively for purposes of a family dwelling solely for the Lessee's household. The Lessor reserves the right to relocate Lessee to other premises at any time.

2. The term of this Lease shall begin on JUNE 8, 1973 and end at midnight on the last day of the same calendar month. This Lease shall be automatically renewed for successive terms of one calendar month each, subject to the termination provisions in paragraph three (3) hereof. The Lessee acknowledges that the dwelling and premises provided herein are temporary, and he agrees to diligently undertake to obtain private accommodations at the earliest possible date. The Lessor further agrees to accept suitable alternate housing when it becomes available.

3. The Lessor may terminate this Lease on any day of the month by giving the Lessee written notice at least 10 days prior to the proposed termination for reason including but not limited to the following: (a) adequate alternate housing is now available; (b) failure to pay rent, utility, or other appropriate charges; (c) failure to utilize and maintain the housing in a manner normally expected of tenants of rental housing; or (d) determination that the temporary housing assistance was obtained through misrepresentation or fraud. The notice shall state (a) the reasons for termination, (b) the date of termination (no less than 30 days after receipt of the notice), and (c) the administrative procedure provided in the Lease if he wishes to dispute the termination. Any appeals by the Lessee as a result of the Notice of Termination shall be processed and resolved pursuant to the Temporary Housing Dispute Resolution Procedure, a copy of which shall be posted in each Disaster Field Office. The Lessee may terminate by giving the Lessor 30 days written notice delivered to the Lessor at FEDERAL DISASTER FIELD OFFICE, INC., 1015 12th, Longview, WA 98632.

4. The Lessor shall not sublease the dwelling or any part of the premises. In the event the dwelling is vacated by the Lessee, with or without notice to the Lessor, the Lessor shall have the right to re-enter, take immediate possession, and either retain the dwelling or, in the case of mobile homes and travel trailers, remove it from the premises. Upon such termination by the Lessee, this Lease shall be deemed terminated except that the Lessee shall be liable for any deficiency in rental, utilities and damages. If the Lessee vacates without giving notice, he shall be liable for damages resulting from vandalism.

## 5. STRIKE a. or b. AS APPROPRIATE:

a. If the dwelling is being sublet by the Lessor, the Lessor agrees to exercise its best efforts to require the owner/agent to maintain the dwelling and the premises in good repair during the term of this Lease. The Lessee agrees to keep the dwelling and the land site on which it is located in a clean and orderly condition.

b. If the dwelling is owned by the Lessor, the Lessor agrees to maintain the dwelling and the premises in good repair during the term of this Lease. The Lessee agrees to keep the dwelling and the land site on which it is located in a clean and orderly condition.

The Lessor will be charged only for such cost of repairs as are the result of abuse or negligence of himself, his family or his invited guests.

The Lessor agrees to surrender the dwelling and premises in as good a state and condition as they were in at the commencement of the term of this Lease, reasonable use and wear and tear thereof and damage by the elements excepted.

6. If the Lessee receives any payments or allowances for temporary housing needs from insurance, the Lessee agrees to repay or pledge to the Government from such proceeds an amount equivalent to the value of any temporary housing assistance received or the housing portion of Lessee's insurance benefits, whichever is the lesser.

## 7. The Lessor and the Lessee agree to the following terms and conditions:

a. Personal property provided in the dwelling and otherwise furnished by the Lessor shall be inspected for condition and shall be inventoried and the condition of the dwelling and fixtures shall be inspected at the beginning date of租约; a copy of the inspection of such personal property, dwelling, and fixtures shall be signed by the parties and shall be attached to and made a part of this Lease. At the expiration of the term of this Lease, the Lessee shall return the personal property in the condition existing at the time of entry, reasonable use and wear and tear excepted; or shall otherwise pay the Lessor the reasonable value for any items not returnable to the Lessor in such condition.

b. The Lessee agrees to permit the Lessor or its agents or employees to inspect the dwelling during reasonable hours, upon twenty four hours prior notice, except in the case of an emergency, such prior notice is not required, for the purpose of making inspections or repairs or for showing the dwelling for reletting.

The Lessee agrees to notify LEEMAN (party responsible for maintenance) promptly when any repairs to the dwelling or equipment are necessary. Regular inspections of the dwelling will be made by Lessor and/or owner/manager of the property to determine whether repairs are needed in addition to those reported by the lessee.

TEMPORARY HOUSING O

The Lessee is re

a. No rental understa

b. Should te  
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the dwelling sh  
emergency aut

IN WITNESS WHERE

In presence of:

Molly  
HUD RepresentativeIn the case of prop  
address and telepho  
provided for mainteName: LARAddress: 324  
KEL

Telephone Number:



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8. The Lessee is responsible for the payment of all utility charges during the term of occupancy.

- a. No rental shall be charged for any period up to twelve months of temporary housing assistance. However, it is expressly understood that this Lease in no way guarantees that assistance shall continue for the entire twelve-month period.
- b. Should temporary housing assistance be required for more than twelve months, rentals shall be established based upon the fair market value of the accommodations being furnished, adjusted to take into consideration the financial ability of the Lessee.
- c. At least 30 days prior to the expiration of the first twelve months of occupancy, the Lessee shall be notified in writing of:
  - (1) The rental amount to be paid;
  - (2) The date on which the first payment must be made and the day of each month when subsequent payments must be made.

d. The above rental charge shall be subject to periodic review and at least 30 days notice shall be given in advance of the date upon which the changed payment is due. The Lessee shall report to the Lessor any income change within 10 days after such change in order that a rental redetermination may be made where warranted.

9. If the Lessee defaults in the payment of rental, utilities, or other charges or in the performance of any of the covenants, terms and conditions herein contained, this Lease, at the option of the Lessor, shall be terminated in accordance with paragraph three (3) hereof.

10. It is understood and agreed that the dwelling and premises herein leased are provided under emergency conditions as disaster relief with the assistance of the United States of America, herein called the "Government" and that the use and occupancy of this dwelling shall, in addition to the terms and conditions herein set forth, be governed by rules, regulations, decisions, and emergency authority of the Government acting by and through the Department of Housing and Urban Development.

IN WITNESS WHEREOF, the parties hereunto have set their hands the day and year first above written.

In presence of:

Molly Cunningham  
(HUD Representative)

Lessee:

Karen M. Johnson  
(Head of Household)

6/8/80

In the case of property sublet by the Government, the name, address and telephone number of the owner/agent is to be provided for maintenance requests.

Lessor: DHUD/Managing Agency

Name: CARRY JONES  
(Owner/Agent)

By:

Title/Date:

Address: 324 1/2 SWEET RD.  
KELSO, WASH.  
98626

Telephone Number: 206 423 4169

Karen G. Jones  
Appliance Assistance Co.  
6/10/80



U.S. DEPARTMENT OF  
PREO

4. NAME OF  
OCCUPANT  
5. ADDRESS  
OF  
DWELLING  
INSPECTED

In accordance with  
use of the dwelling, its  
conditions as indicated

LIVING ROOM  
Floor (Carpet)  
Walls  
Ceiling  
Windows/Doors  
Blinds  
Drapes (Curtains)  
Electrical Fixtures  
PIREPLA

KITCHEN  
Floor (Carpet)  
Walls  
Ceiling  
Windows/Doors  
Cabinets  
Sink  
Range  
Refrigerator  
Appliance  
Decorative  
Accessories

LIVING ROOM (L)

7. GENERAL COMMENTS

Walls  
carp  
bed  
Wa  
fur

OCCUPANT

OWNER/ROBERT

HUD REPRESENTATIVE

Molly

DAVID JOHNSON

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT  
PREOCCUPANCY AND TERMINATION  
JOINT INSPECTION  
DISASTER TEMPORARY HOUSING PROGRAM

CODE FOR CONDITION OF DWELLING

N - New  
G - Good  
F - Fair  
P - Poor  
X - Broken, Torn

1. HUD APPLICATION

2. HUD PASS NO. 101  
COMPLETED BY FEB 1986

3. INSPECTION FOR

Pre-Sale Condition

Termination (move-out)

1. NAME OF APPLICANT	(Last, First, and Middle Initial) <i>MATTISON, E</i>
2. ADDRESS OF DWELLING INSPECTED	(House Number, Street Name and Zip No.) <i>2712 Scooter Road, UNDERWOOD, IOWA 50226</i>
(City, State, and Zip Code)	

In accordance with provisions of the Temporary Housing HUD-Owner Lease and the Temporary Housing Occupant Dwelling Lease executed to provide for the use of the dwelling, located at the address listed above, a joint inspection was conducted. The codes listed above are used to indicate condition. The conditions as indicated below were agreed upon.

6. CHECKLIST (Use Code above)					
LIVING ROOM	CONDITION	DINING ROOM	CONDITION	BEDROOM(S)	CONDITION
Floor (Carpet)	G	Floor (Carpet)	G	Walls	G
Walls	G	Walls	G	Ceiling	G
Ceiling	G	Ceiling	G	Windows/Screens	G
Windows/Blinds	G	Windows/Screens	G	Blinds	G
Blinds	N/A	Blinds	N/A	Drapes/Curtains	G
Drapes/Curtains	N/A	Drapes/Curtains	N/A	Electrical Fixtures	G
Electrical Pictures	G				
<b>FIREPLACE</b>	<b>G</b>				
<b>KITCHEN</b>	<b>G</b>	<b>BATH(s)</b>	<b>(Up) SOUTH</b>	<b>CTH (Linen-Poly) Patio</b>	<b>G</b>
Floor	carpet	Floor (Carpet)	G	DECK	G
Walls	G	Walls	G	Utility Room	G
Ceiling	G	Ceiling	G	① hole in wall paper	G
Windows/Screens	G	Windows/Screens	G	② baseboard	G
Cabinets	G	Blinds/Curtains	N/A	③ window screen G	G
Sink	G	Electrical Fixtures	G	MAJOR ACCESSORIES	
Range	<del>G SINK</del>	Water Heater	G	Air Conditioner(s)	
Refrigerator		Tub(s)/Shower(s)	G	Hammock	G
Appliance		Leavatory(s)	G	Patio(s)	
Decor features	G	Family Cabinet	G	Family Room, walls, ceiling	
dishwasher	G	Family Counter	G	Carpets, furniture, S	
		FURNISHINGS (Use Code above)		etc, furniture S	
LIVING ROOM (List)	CONDITION	BEDROOM(S) (List)	CONDITION	DINING ROOM/KITCHEN (List)	CONDITION

7. GENERAL COMMENTS (Use additional sheets, if necessary)

Walls/dining rm, slightly soiled, streaked

- carpet, ~~kitchen~~ kitchen, soiled/worn carpeted, spiral staircase G  
bathroom ceiling, rust-coloured spots  
" cabinets - wood scraped.

Walls, N bedroom, stained w/grey markings near fireplace, lower level family rm - G

OCCUPANT	B. SIGNATURES		DATE
<i>Tom P. Mattison</i>			6/10/86
OWNER/AGENT	<i>Jerry D. Jones</i>		6/10/86
HUD REPRESENTATIVE	<i>Molly Cunningham</i>		6/10/86