## PYRAMID PROPERTIES PR (II), LLC (Royal Oaks at Pea Ridge) - Arrival Inspection Form

## UNIT #

NOVE "IN" CONDITION	ок	DIRTY	DAMAGE	NOTES	MOVE "OUT" CONDITION	ок	DIRTY	DAMAGE	NOTES	Cleaning Charges
KITCHEN					KITCHEN					
										Microwave \$35
Valls/Ceiling					Walls/Ceiling					Fridge \$45
Vindows/Screens					Windows/Screens					Stove \$45
Sink/Faucet					Sink/Faucet					Cabinets \$45
Cabinet/Counter					Cabinet/Counter					Toilet \$45
Refrigerator					Refrigerator					Shower/Tub \$55
Stove					Stove/ Microwave					Sink \$25
loor/Vinyl					Floor/Vinyl					Countertop \$25
ights					Lights					VacuumFloor \$30
Switches/Outlets/Covers					Switches/Outlets/Covers					Trash (per bag) \$3
Doors/Frames					Doors/Frames					Light Bulb (each) \$2
BATHROOM					BATHROOM					, , , , , , , , , , , , , , , , , , ,
										Carpet Clean
					Walls/Cailing					
Valls/Ceiling					Walls/Ceiling					1 Bedroom \$115
Vindows/Screens (if applic.)					Windows/Screens (if applic.)					2 Bedroom \$155
Sink/Faucet	1				Sink/Faucet					1
Shower/Tub					Shower/Tub					Painting/Patching
oilet Seat					Toilet Seat					Per Room \$135
Towel Bar					Towel Bar					(i.e. Bedroom,
Floor/Vinyl					Floor/Vinyl					Living Room,
ights/Fans					Lights/Fans					Kitchen, etc.)
Switches/Outlets/Covers					Switches/Outlets/Covers					
Doors/Frames					Doors/Frames					Damages
IVING ROOM					LIVING ROOM					Facia Baseboard \$10
										Front Door \$375
Valls/Ceiling					Walls/Ceiling					Interior Door \$175
0					J J					
Vindows/Screens					Windows/Screens					Door Jam \$175
Floor/Vinyl					Floor/Vinyl					Carpet Stain \$150
ights/Fans					Lights/Fans					Screen \$50
Switches/Outlets/Covers					Switches/Outlets/Covers					Window \$175
Doors/Frames					Doors/Frames					Hole Wall \$75
						-				
BEDROOM (1)					BEDROOM (1)					MiniBlinds \$125
Valls/Ceiling					Walls/Ceiling					Countertop \$250
Vindows/Screens					Windows/Screens					Dry Wall Rips \$35
loor/Vinyl					Floor/Vinyl					Hardwood Scrtch \$9
ights/Fans					Lights/Fans					Carpet Replace - Co
Switches/Outlets/Covers					Switches/Outlets/Covers					
					Doors/Frames					Vinyl Tear \$135
Doors/Frames						_				Haul Off Charges
BEDROOM (2)					BEDROOM (2)					
Valls/Ceiling					Walls/Ceiling					Couch \$150
Vindows/Screens					Windows/Screens					Love Seat \$100
Floor/Vinyl					Floor/Vinyl					Chair \$50
lights/Fans					Lights/Fans					
5										Kitchen Table \$50
Switches/Outlets/Covers					Switches/Outlets/Covers					Mattress \$50
Doors/Frames					Doors/Frames					Boxspring \$50
BEDROOM (3)					BEDROOM (3)					Exercise Eqpt \$100
Valls/Ceiling					Walls/Ceiling					Entertain. Ctr \$100
Vindows/Screens					Windows/Screens					Coffee Table \$75
Floor/Vinyl					Floor/Vinyl					
-										
ights/Fans					Lights/Fans					
Switches/Outlets/Covers					Switches/Outlets/Covers					
Doors/Frames					Doors/Frames					
	Τ									
ENTRY DOOR&JAM					ENTRY DOOR & JAM			İ		
						_				
SMOKE DETECTOR(S)		<u> </u>			SMOKE DETECTOR(S)					
IRE EXTINGUISHER					FIRE EXTINGUISHER					Total Charges
	1									-
(EYS					KEYS					Assessed
									1	
Other Comments:										

Tenant Signatures	Date	Tenant Signatures	Date
Management Signature	Date	Management Signature	Date

Failure to return within 5 days of move-in implies that the tenant accepts condition of the apartment as "OK"