

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

UNIT # \_\_\_\_\_

MOVE "IN" CONDITION	OK	DIRTY	DAMAGE	NOTES	MOVE "OUT" CONDITION	OK	DIRTY	DAMAGE	NOTES	Charges
<b>KITCHEN</b> Walls/Ceiling Windows/Screens Sink/Faucet Cabinet/Counter Refrigerator Stove Floor/Vinyl Lights Switches/Outlets/Covers Doors/Frames					<b>KITCHEN</b> Walls/Ceiling Windows/Screens Sink/Faucet Cabinet/Counter Refrigerator Stove Floor/Vinyl Lights Switches/Outlets/Covers Doors/Frames					Fridge \$35 Stove \$35 Cabinets \$35 Toilet \$35 Shower/Tub \$35 Sink \$25 Countertop \$25 VacuumFloor \$20 Trash per bag \$35 Light Bulb \$2
<b>BATHROOM</b> Walls/Ceiling Windows/Screens Sink/Faucet Shower/Tub Toilet Seat Towel Bar Floor/Vinyl Lights/Fans Switches/Outlets/Covers Doors/Frames					<b>BATHROOM</b> Walls/Ceiling Windows/Screens Sink/Faucet Shower/Tub Toilet Seat Towel Bar Floor/Vinyl Lights/Fans Switches/Outlets/Covers Doors/Frames					Carpet Clean - 1BR \$75/2BR \$90  Painting/Patching Per Room - \$80 (i.e. Bedroom, Living Room, Kitchen, etc.)  <b>Damages</b>
<b>LIVING ROOM</b> Walls/Ceiling Windows/Screens Floor/Vinyl Lights/Fans Switches/Outlets/Covers Doors/Frames					<b>LIVING ROOM</b> Walls/Ceiling Windows/Screens Floor/Vinyl Lights/Fans Switches/Outlets/Covers Doors/Frames					Door \$375 Door Jam \$175 Carpet Stain \$125 Screen \$50 Window \$175 Hole Wall \$75 MiniBlinds \$125 Countertop \$150
<b>BEDROOM (1)</b> Walls/Ceiling Windows/Screens Floor/Vinyl Lights/Fans Switches/Outlets/Covers Doors/Frames					<b>BEDROOM (1)</b> Walls/Ceiling Windows/Screens Floor/Vinyl Lights/Fans Switches/Outlets/Covers Doors/Frames					<b>Haul off Charges</b>
<b>BEDROOM (2)</b> Walls/Ceiling Windows/Screens Floor/Vinyl Lights/Fans Switches/Outlets/Covers Doors/Frames					<b>BEDROOM (2)</b> Walls/Ceiling Windows/Screens Floor/Vinyl Lights/Fans Switches/Outlets/Covers Doors/Frames					Couch \$150 Chair \$50 Table \$30 Mattress \$50 Boxspring \$50
<b>BEDROOM (3)</b> Walls/Ceiling Windows/Screens Floor/Vinyl Lights/Fans Switches/Outlets/Covers Doors/Frames					<b>BEDROOM (3)</b> Walls/Ceiling Windows/Screens Floor/Vinyl Lights/Fans Switches/Outlets/Covers Doors/Frames					
<b>ENTRY DOOR&amp;JAM</b>					<b>ENTRY DOOR &amp; JAM</b>					
<b>SMOKE DETECTOR(S)</b>					<b>SMOKE DETECTOR(S)</b>					
<b>FIRE EXTINGUISHER</b>					<b>FIRE EXTINGUISHER</b>					<b>Total Charges Assessed</b>
<b>KEYS</b>					<b>KEYS</b>					

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"