



File #:\_\_\_\_\_Initials:\_\_\_\_\_

Date Received:\_\_\_\_\_

**Professional Property Management***Dominique V. Higa, Broker***Residential Properties****PERMISSION TO ENTER**

Property Address:\_\_\_\_\_Date work request submitted:\_\_\_\_\_

TNT respects your privacy and wants you to enjoy the property which you have rented. During the course of your residency, there may be times when we may need to enter the property. Pursuant to A.R.S. §33-1343 (A), which states "The tenant shall not unreasonably withhold consent to the landlord to enter into the dwelling unit in order to inspect the premises, make necessary or agreed repairs, decorations, alterations or improvements, supply necessary or agreed services or exhibit the dwelling unit to prospective or actual purchasers, mortgagees, tenants, workmen or contractors", and pursuant to A.R.S. §33-1343 (C), which states "The landlord may enter the dwelling unit without consent of the tenant, in case of an emergency." While we do understand your right to use of the property, we have a responsibility to maintain that property. Therefore, there may be times when TNT may need to enter the property without your permission. However, these times will be limited to emergency situations (fire, flood or blood), routine maintenance or inspections where a notice to enter has been mailed, or in case of non-payment of rent and the need for an occupancy check is warranted.

For all other purposes we require permission to enter the property. If you have a maintenance request, which does not constitute an emergency, you must fill out and sign this form, and then you may fax, email, or mail it to our office. However, TNT will not be able to perform the requested maintenance without this signed form. Once we have received this signed form, the maintenance request will then be submitted to a TNT maintenance engineer, or an outside vendor, along with a key to the property, in order to perform the requested work. All outside vendors must sign a TNT Vendor Agreement as well as provide copies of their license and insurance prior to being hired by TNT. Additionally, all maintenance engineers are employees of TNT, and undergo a criminal background check prior to being hired. While we follow industry standards to ensure our vendors and maintenance engineers are trustworthy, TNT cannot be held responsible for any misfortunes which may occur.

I have read this agreement and understand that (1) I/we may not withhold permission to enter the premises for the purpose of performing maintenance, (2) TNT will provide a key to the dwelling unit to the vendor or maintenance engineer for the purpose of performing the requested maintenance, and (3) I/we understand that I must sign a new form for each submitted maintenance request.

- ☐ I give TNT permission to enter.
- ☐ I do not give TNT permission to enter the unit and request a special appointment at which time I may be present for the requested maintenance.

Phone #:\_\_\_\_\_

\_\_\_\_\_  
Resident signature\_\_\_\_\_  
Date\_\_\_\_\_  
Printed name of resident

\*TNT\*, Inc.

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