



925 N Main St, Ste. A
Meridian, ID 83642
Bus (208) 949.3083
Fax (208) 953-7870

www.tpdpropertymanagement.com

LANDLORD RESCUE PROGRAM

The tenant has not paid the rent in months, your property may be trashed, and you haven't had to deal with evicting a tenant before. What do you do? An eviction in Ada/Canyon County can be very expensive, very tedious in dealing with legal issues, and you'll still be stuck with a lot of work when the tenant is evicted!

TPD Property Management has extensive experience in "rescuing" landlords from tenants who aren't paying their rent. To put you back in control, we will do the following:

- 1) Get your tenant to start paying rent with an updated lease agreement - or -**
- 2) Post notices to vacate and begin the eviction process**
- 3) Follow through with an eviction to remove a defaulting tenant**
- 4) Clean up the property and get it rent ready at owner expense**
- 5) Advertise the property for rent – Screen applicants as presented**
- 6) Place a new tenant in the home using our qualification procedures**
- 7) Offer an owner Eviction Assurance Program for future tenants**

How much does your landlord rescue service cost?

The cost for this service is a flat fee of \$300 plus the expenses for a legal eviction if it becomes necessary. After a management agreement is signed, we will engage services on your behalf to pursue collections from a non-paying tenant, or start the eviction. Expenses for simple evictions usually run \$400 to \$900, depending on how quickly the tenant vacates.

In addition to a property management agreement, the owner agrees to participate in the Landlord Rescue program by allowing TPD Property Management to represent them in negotiations to correct or remove the current tenant. Owner agrees to pay \$300 for the Landlord Rescue Program in addition to signing a property management agreement.

- Yes I want to participate in the landlord rescue program
- No, I am not interested at this time

Owner Name: _____

Address of Home: _____

Owner Signature: _____

Date _____