Smoke and Carbon Monoxide Alarm Acceptance

Names:_____

Date that Rental Period begins:_____Property Address: _____

_____ **If checked, this property is required to have a carbon monoxide alarm.**

When the word "alarm" is used, it means both a smoke alarm and a carbon monoxide alarm.

Removing the alarm or its battery or tampering with an alarm is punishable under Oregon law with fines us to $250 per occurrence and may also subject the tenant to penalties under the rental agreement and may result in termination of the tenant's tenancy.

The undersigned are aware that the owner/manager/agent is not liable for any loss or damage due to failure of the alarm to operate.

Tenants hereby acknowledge the presence of an alarm or alarms in good working condition in the rental unit. Tenants are aware that they are responsible for testing the alarm monthly. Number of alarms and locations:_____

Testing, Cleaning, and Maintenance

The testing should be done monthly by pushing the test button and using canned simulated smoke.

At least every 6 months the unit should be dusted and vacuumed with an attachment to remove dust and cobwebs. Under no condition should a detector be painted.

Tenants should replace the battery when chirping occurs. (Note that chirping may occur briefly when there is a power failure and in smoke alarms for about 7 minutes after the hush button is pushed before the alarm re-sets. This is a warning that the alarm has been temporarily silenced.) It is the tenant's responsibility to replace batteries when continued intermittent chirping occurs. Smoke alarm batteries require 10-year lithium batteries and carbon monoxide batteries can be regular alkaline batteries. Tenants should immediately notify the landlord in writing of any operating deficiencies as described in ORS 479.

THE ULTIMATE RESPONSIBILITY FOR FIRE AND LIFE PROTECTION RESTS WITH THE TENANT.

This agreement is executed in duplicate by the parties this _____day of_____20__.
All parties acknowledge having read and understood the above information.

_____   _____   _____   _____
manager/agent/owner   tenant   tenant   tenant