



### Instructions for Tenants

1. Fill out and turn in to landlord/owner a copy of Inventory & Condition Form at time of move-in. This form must be turned in within **1 week** of your Move-In Date
  - a. Inventory & Condition Form Download Link:  
<http://kanamrealtygroup.com/DownloadsForms.html>
2. Check your city's website for trash & recycling pickup and designated watering days.
3. No Trash is allowed outside of trash cans. Trash cans need to be stored inside your backyard or garage until trash day.
4. Maintain a clean front & back yard at ALL times. It is very important the yard, bushes, driveways, and foundation is well-maintained.
  - a. If the HOA sends a notice of violation and you do not comply within the acceptable time period, the HOA may issue a non-compliance fee which can be transferred to you. Please refer to your neighborhood's HOA board for rules & regulations.
5. Do not flush unwanted items into the toilet. Please do not risk damage the pipes and plumbing system by flushing unnecessary items!
6. If available, garage remote & community pool/house key will be provided. Please keep track of these and return upon move-out.
7. Air filters must be changed every 3-4 months. This will help maintain a healthy environment for your family and belongings!
8. Please retain pest control services every 4-6 months to protect your family & belongings.
9. Contact Kanam Realty Group if you have any questions regarding:

#### **Day to Day Maintenance & General Questions**

Rachael Patel 214-514-9629 [staff@kanamrealtygroup.com](mailto:staff@kanamrealtygroup.com)

Aurelia Parikh 214-232-3214 [aureliaparikh@yahoo.com](mailto:aureliaparikh@yahoo.com)

#### **Leasing & Property Management Questions**

Ketan Parikh 972-333-7559 [ankparikh@sbcglobal.net](mailto:ankparikh@sbcglobal.net)



10. Contact the following companies to transfer utility services to your name:

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11. Send your Rent payments using the following information. We accept checks & online payments/ACH payments. For Online Payments, send your rent payment using your bank's Person to Person online transfer system using the email address & phone number provided below. Please contact your property manager for any questions.

**Payable to:**

The KP Group DBA Kanam Realty Group

**Mailing Address:**

1215 White Stone Drive  
Murphy, TX 75094

**Online Payments:**

[ankparikh@sbcglobal.net](mailto:ankparikh@sbcglobal.net)  
972-333-7559

\*For ACH Payments or Direct Deposits, bank information/deposit slips provided upon request only.