



Welcome home!

Everything you need to
know is inside.



invitationhomes[™]

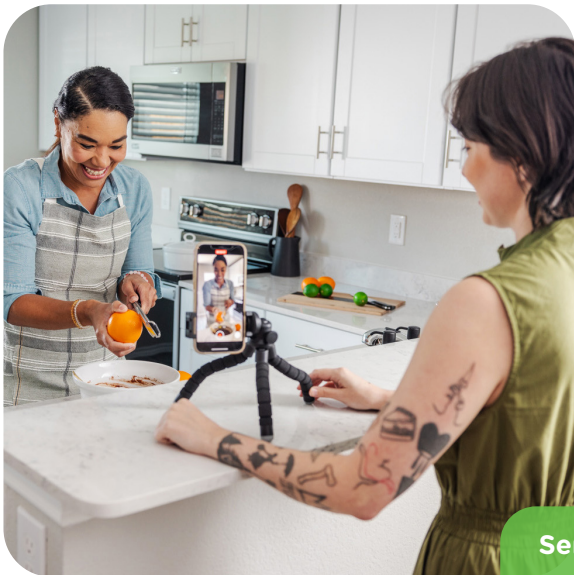
Live freer. Lease a house.



Together with you, we make a house a home.

We've got each others' backs.

Adulting doesn't mean doing it all yourself. We do our part by handling the big stuff like appliances, fences and heating/cooling issues. The smaller items – such as air filters and pest control – are your responsibility. Think of it as a cool, mutual relationship. Together with you, we make a house a home.



Your Responsibility

Interior

- Proper use of gas, electrical and plumbing fixtures
- Changing light bulbs
- Changing air filters
- Pest control

Exterior

- Dispose of trash in a clean and sanitary manner
- Lawn maintenance
- Pool maintenance (if applicable)

Plumbing

- Minor toilet and drain clogs



Our Responsibility

Interior

- Air conditioning not cooling
- Furnace not heating

Exterior

- Fences
- Garage door
- Roofing issues

Plumbing

- Garbage disposal
- Major drain clogs
- Plumbing leaks
- Plumbing hardware
- Water heater

Send us your renters insurance.

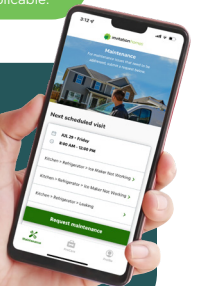
Liability coverage is required in your lease. Buy a liability policy* from our preferred partner, ResidentShield. (And don't forget to get coverage for your things.) They'll send us the proof for you. Easy.

*Including dog bite, if applicable.



Our maintenance app is part of your worry-free leasing lifestyle.

- Request a repair or maintenance service.
- Track your service 24/7 and see your service history.
- Easily upload and edit photos and videos.
- Reschedule and receive push notifications for upcoming visits.



Be the neighbor you'd like to have.

Your home might be part of a Homeowners Association (HOA) or in a municipality covered by certain rules and regulations. Please remember, that community standards benefit both you and your neighborhood. Breaking the rules may result in fines.* **Your HOA or municipal requirements may include:**

 **Yard maintenance**

 **Pet requirements**

 **Proper trash storage**

 **Parking regulations**

*Rules may vary by lease agreement.



Save time. Pay online.

We've teamed up with Esusu to offer complimentary credit reporting to Transunion®, Experian® and Equifax® at no charge. All you have to do is pay rent on time. Make it easy by setting up automatic payments.



invitationhomes™

Live freer. Lease a house.



**Look out for
your logins.**

We'll send you a few
emails to get your
accounts set up.

Time to say goodbye to the old way of doing things and start living freer. At Invitation Homes, we help you make this house your home with the best amenities, services and tech. It's all backed by our friendly team of pros to help along the way.

**Professional
Property
Management**

**ProCare Service
and 24/7
Emergency
Maintenance**

**Smart Home
Technology
Features**

**Pet-Friendly
Environment**

The Lease Easy™ bundle is required. And awesome.

Three great services come in one easy bundle. For a monthly fee, you'll enjoy Smart Home technology — with a Ring video doorbell, keyless access and temperature control — Air Filter Delivery and Utility Management.

And as an Invitation Homes resident, you qualify for exclusive rates and offers from our great partners for lawn care, pest control and more!

Fees and service availability may vary by location or home.

ProCare



**Move-In
Orientation**



**45-Day
Follow-Up**



**6-Month
Checkups**

When it comes to keeping your home in good working order, we're proactive. ProCare is a series of maintenance visits that catches issues early, saving you time and hassle in the future. Use the Fridge List on our maintenance app to keep track of minor issues for us to fix at your next ProCare visit.

- ✓ Makes sure everything is working as it should.
- ✓ Catches small issues early — saving you time and hassles.
- ✓ Helps you feel more comfortable and secure.

ONLINE PAYMENTS

We'll set up your payment account and send you an email with the details. With it, you can set up automatic payments, make a one-time payment and review your resident account ledger whenever and wherever you want.





invitation homes™



Follow the QR code to watch our orientation video and find out more about everything else.

invitationhomes.com



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