

**IN THE COUNTY COURT OF THE NINTH JUDICIAL CIRCUIT OF FLORIDA,  
OSCEOLA COUNTY, FLORIDA**

**CASE NUMBER** \_\_\_\_\_ **DIV.** \_\_\_\_\_

**LANDLORD/TENANT STIPULATION**

Whereas the landlord has filed an action for eviction, the landlord and tenant make the following agreement:

( ) The defendant(s), \_\_\_\_\_, agrees to pay the plaintiff, \_\_\_\_\_, \$ \_\_\_\_\_ back rent/fees plus \$ \_\_\_\_\_ court costs for a total of \$ \_\_\_\_\_. This amount covers all money due through \_\_\_\_\_, 20 \_\_\_\_.

This amount is payable as follows:

\$ \_\_\_\_\_ shall be paid to the plaintiff from the court registry.

\$ \_\_\_\_\_ shall be paid on or before \_\_\_\_\_, 20 \_\_\_\_.

Subsequent payments in the amount of \$ \_\_\_\_\_ per week/month shall be made to the plaintiff beginning \_\_\_\_\_, 20 \_\_\_\_, and thereafter on [ \_\_\_\_\_ of each week] [ the \_\_\_\_\_ day of each month] until the total amount due is paid in full. "Payment" means receipt by the landlord and shall be by cashier's check or money order. This payment schedule is for past due amounts only and does not relieve the tenant from continuing to make other payments due under the lease. If, at any time prior to dismissal of this action, the plaintiff files a sworn affidavit that any payment under this stipulation or due under the current lease has not been made, the court may proceed to enter a judgment for possession and for the amount of back rent and costs stated in the affidavit with no notice to the defendant.

Payments shall be sent to: (Remember: payments must be received by the due date) \_\_\_\_\_

( ) The defendant(s) agree(s) to vacate the premises no later than 5:00 pm on \_\_\_\_\_. Upon the filing of an affidavit by the plaintiff stating that the defendant has failed to vacate by that time, a final judgment for possession will be entered by the court with no further notice to the defendant.

( ) Other agreement(s) \_\_\_\_\_

Damages alleged after the tenant has vacated the premises may be determined at a later mediation/hearing. Distribution of security deposit, if any, shall be determined at that time.

If a final judgment has not been entered herein by \_\_\_\_\_ (90 days after the time for making the last payment provided for back rent herein), this stipulation shall constitute a voluntary dismissal without prejudice of the claim and of the counter-claim, if any, filed herein.

\_\_\_\_\_, 20 \_\_\_\_

PLAINTIFF NAME \_\_\_\_\_

PLAINTIFF SIGNATURE \_\_\_\_\_

DEFENDANT NAME \_\_\_\_\_

DEFENDANT SIGNATURE \_\_\_\_\_