



My First Lease

Rent or Home Ownership

Extension Activity

- **Assignment:** Describe your “perfect” apartment. Pick a move-in date with a monthly rent amount and write it down. Now, fill in your lease. List your teacher as your landlord and circle your rental responsibilities as a tenant.

Sample Lease

1. The parties to this Agreement are: _____, hereinafter called Landlord, and _____, hereinafter called **Tenant**.
2. **Properties:** Landlord hereby leases the following property to Tenant for the terms of this Agreement.
3. **Term:** The term of this Agreement shall be for one year beginning on _____ and ending on _____.
4. **Rent:** The total rent for said property shall be \$ _____, to be paid monthly in amounts of \$ _____ due and payable on the _____ day of each month.
5. **Utilities:** Landlord agrees to furnish the following services and/or utilities: () electricity () gas () water.
6. **Security Deposit:** Tenant shall deposit with the Landlord the first and last month’s rent to be held as security deposit. This deposit will be returned in full, when this lease expires if, the premises are in good condition and tenant owes no back rent.
7. Tenant shall not lease or sublease nor assign the premises without the written consent of the Landlord.
8. Landlord may enter premises at reasonable times for the purposes of inspection, maintenance, or repair. Except in the instance of an emergency, the Landlord shall give 24-hour notice prior to such an entry.
9. Tenant agrees to keep the premises in good condition, and shall not make any alterations, including changing or adding locks, without the written consent of the Landlord. Tenant further agrees to notify Landlord immediately if any repairs are necessary.
10. Landlord agrees to regularly maintain the building and grounds in a clean, orderly, and safe manner.
11. Tenant agrees not to disturb the peace and quiet of other tenants in the building and the immediate neighbors. Tenant further agrees not to conduct business or commercial activities on the premises.
12. Tenant shall, upon termination of this Agreement, vacate and return the premises in the same condition that it was received, less reasonable wear and tear, and other damages beyond the control of the Tenant.

The Landlord will return the security deposit to the Tenant when the lease expires. Any waiver or modification of this Agreement shall be in writing and signed by both Landlord and Tenant. We, the undersigned, agree to this Lease:

Tenant (Print): _____ Signature(s) _____ Date: _____

Landlord (Print): _____ Signature(s) _____ Date: _____

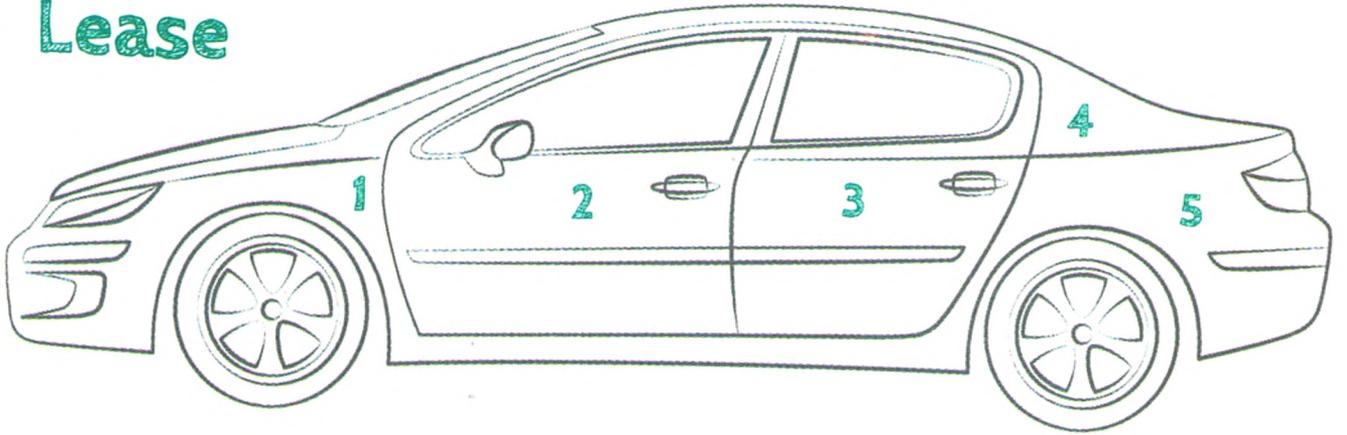
My perfect apartment:



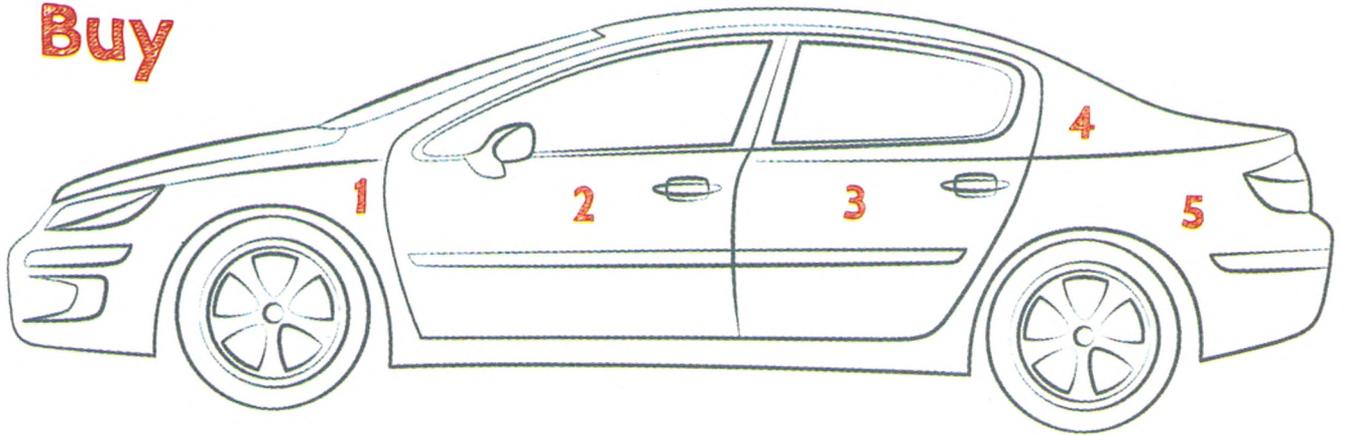
Leasing vs. Buying a Car Graphic Organizer

Extension Activity

Lease



Buy





Leasing vs. Buying a Car

Tip Sheet

Extension Activity

Lease a Car

Buy a Car

1	Lower payment per month Most of the time, lease payments are lower than payments would be if buying a car with similar terms.	1	Equity—it's yours Once you finish paying for the car, it's yours. You can keep driving it, sell it, use it as a trade-in for your next car, or donate it.
2	Down payment and fees With smart negotiation, a down payment on a leased car may be less than with a purchase. Check to see if there are extra fees for giving up the car before the end of the lease or for missing equipment once the car is returned.	2	Rough rider You are a new driver. You are likely to get some scratches and minor dings on your car. If the car is yours, you can live with them. If you lease, you will pay for them.
3	Taxes Typically, you pay less in taxes with a lease because you won't pay as high a down payment.	3	The open road Once you buy a car, it is yours and you can drive it as much as you want. With a lease, you can drive only so many miles before you pay extra. Most leases allow 12,000 to 15,000 miles a year. Expect a charge of 10 to 25 cents for each additional mile.
4	Do you always want new? When you lease, you trade in your car every two to three years and get a new one.	4	Insurance costs Generally, insurance will be cheaper when buying a car because the costs decrease over time and you don't have to repeatedly pay new car fees.
5	Maintenance Because you don't keep a leased car for long, you are unlikely to have major maintenance costs. Check the manufacturer's warranty to be sure it covers the entire lease term.	5	Long-term costs Over time, owning a car will cost less than leasing, assuming you keep the car you buy for several years.

Visit www.leaseguide.com and www.leasecompare.com for more information on leasing versus buying a car.

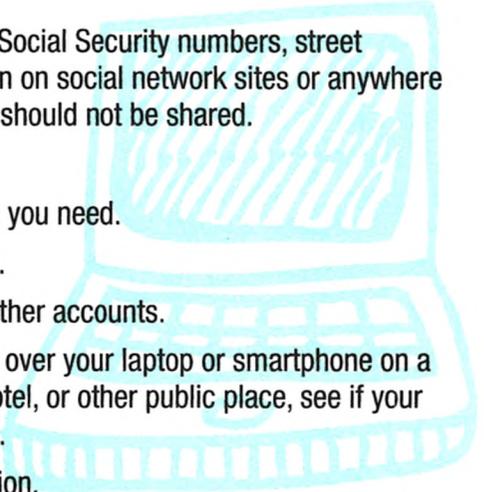


Identity Theft Overview

Extension Activity

Prevent Identity Theft

1. **It's important to keep some things private.** Don't share Social Security numbers, street addresses, phone numbers, and family financial information on social network sites or anywhere else. Bank account or credit card numbers are private and should not be shared.
2. Safeguard your pocketbook or wallet.
3. Limit what you carry. Take only the cards and identification you need.
4. Check credit card and bank statements carefully and often.
5. Use strong passwords with your laptop, credit, bank, and other accounts.
6. Be wise about Wi-Fi. Before you send personal information over your laptop or smartphone on a public wireless network in a coffee shop, library, airport, hotel, or other public place, see if your information will be protected by a secure wireless network.
7. Shred any documents with personal and financial information.
8. Review each of your three credit reports at least once a year. It's easy, and it's free.



Prevent Credit or Debit Card Fraud

- **Don't disclose your account number** over the phone unless you initiate the call.
- **Guard your account information.** Never leave it out in the open.
- **Keep a record of your account numbers**, expiration dates, and the telephone numbers of each card issuer so you can report a loss quickly.
- **Draw a line through blank spaces** on charge or debit slips above the total so the amount can't be changed.
- **Don't sign** a blank charge or debit slip.
- **Shred old financial documents and statements** and save receipts to check against your monthly statements.
- **Cut up old cards**—cutting through the account number—before you throw them away.
- **Open your monthly statements promptly and compare them to your receipts.** Report suspicious entries as soon as possible.
- **Carry only the cards you'll need.**

Prevent Debit Card Fraud

- **Don't carry your PIN in your wallet, purse, or pocket** or write it on your ATM or debit card. Memorize it.
- **Never write your PIN** on a deposit slip, an envelope, or other papers.
- **Check your ATM or debit card transactions;** the funds for an item will be quickly transferred out of your checking or other deposit account.
- **Check your account activity**, especially if you bank online. Compare the current balance and transactions on your statement to those you've recorded. Report any discrepancies to your card issuer immediately.



Budget +

Lesson One: Think Before You Spend

Like most consumers, you probably have a hard time determining the difference between **needs** and **wants**. Needs are the goods and services that people cannot survive without, such as food, water, clothing, and shelter. Wants are goods and services desired to make a person more comfortable or content but which are not necessary to live. Most teens have their basic needs taken care of by their parents, so they are more concerned with the things they want. In a society accustomed to so many technological conveniences, it may seem that a luxury like a smartphone is a necessity. But such luxuries can be costly. In this lesson, you will grapple with the difference between needs and wants as you examine spending habits and categorize **expenditures**—money spent on goods and services. You also will learn about **impulse buying** and the tactics sellers use to encourage you to spend money you did not plan on spending.

Setting goals can help you determine the things are most important to you. **Short-term goals** are objectives that can be accomplished in less than a year. Setting and achieving these smaller goals reward you for your efforts to save and limit spending and builds the confidence necessary to continue saving. **Long-term goals** are those not usually realized for a year or more. Whether it is going to college, buying a car, or planning a trip to Europe, having long-term goals will keep you focused on the future.

Notes:

Vocabulary

Expenditures

Money that is spent on goods, services, and bills.

Impulse buying

Making a purchase based on an immediate want or due to the pressure of advertising.

Long-term goals

Plans that take a year or more to accomplish.

Needs

Goods or services that people cannot survive without, such as water, food, shelter, and clothing.

Short-term goals

Plans that can be accomplished within three months to a year.

Wants

Goods or services that make people more comfortable or content but which are not necessary for survival.

T Chart

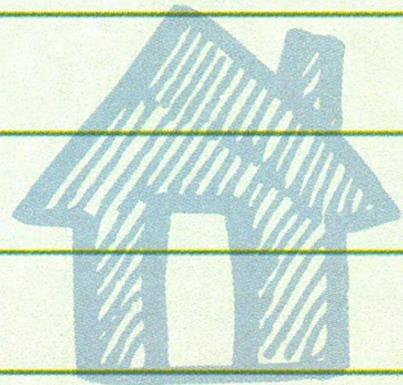
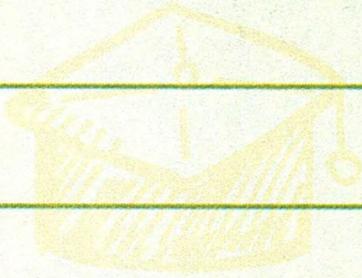
Directions: Use this T chart to categorize the suggestions made by your class or group.

Needs

Wants

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My Future Goals



Impulse Buying

Directions: Under each appropriate heading, make a list of different tactics used by retailers that encourage impulse purchases.

Advertising

Pricing promotions

Store layout

Product demonstrations

Name _____

ABOUT IDEAS

CREATIVE THINKING

1. Describe one of the most beautiful things you have ever seen.
2. Has modern technology enhanced or complicated your life? Why?
3. If someone bought you an island what would you do with it?

