

LOOKING GLASS APARTMENTS INDIVIDUAL RESIDENTIAL LEASE ADDENDUM

L# / R# ____ Floor Plan _____

This addendum agreement, made this ____ day of _____ 200__, is agreed to and shall bind the LESSEE. LESSEE as herein used shall include all persons to whom this property is leased.

All provisions of the lease agreement shall apply unless in conflict with this addendum, in which case this addendum shall apply.

Occupancy & Agreement to Live in a Cooperative Manner: Occupancy shall be for _1_ person or as permitted by law. Lessee agrees to abide by policies set by Lessor for the care and use of the premises and unit, refrain from loud noise, and to return unit in a clean, ready to rent condition. Lessee has been permitted to rent an undivided portion of an apartment unit at a rental rate that is less than would be required for the rental of the entire unit. Lessor intends to rent any other undivided portions to other persons. Lessee knowingly consents to this arrangement and agrees to live in a cooperative manner with a roommate who will share the unit. Lessee and prospective roommate must determine how utility payments, parking privileges, and other communal costs will be shared and paid, as this is not the responsibility of Lessor. Coordination and agreement on resident supplied furniture in common areas are the sole responsibility of the matched Lessees. Lessees are **jointly & severally liable** for the common areas under this lease. If the unit is rented at less than full occupancy, Lessor may lock the door to the bedroom which is not rented and deny access to that area. The Property Manager will match prospective roommates according to the personal information sheet and the bedroom preference supplied by the prospective Lessee. There is no way to ensure that the prospective roommate will be acceptable to or compatible with Lessee. The communal living arrangement created by this agreement is structured as an accommodation to Lessee. Lessor is not and will not be held responsible for the acts or omissions by prospective roommate and Lessee assumes the risk of living with others under this arrangement. Lessor will provide 10 calendar days, after the lease is signed by the second person, for the two Lessees to establish if they are compatible. Either Lessee has the option to cancel their roommate/lease agreement within those 10 days. No one is guaranteed an apartment until both Lessees have signed a lease and accepted each other. Any serious problems with roommates should be reported to Lessor in writing immediately. Lessee initials: _____

Relocation: For the purposes of operating efficiently, we reserve the right to move anyone, upon any circumstance, and agree to reimburse the moving expenses. A five day advanced notice will be given. If the Lessee requests a move, Lessor will try to accommodate to the extent practical. The Lessee will be assessed a \$200.00 fee and will not be reimbursed for moving expenses.

_____/____/____
Signature

Printed Name