

RULES AND REGULATIONS

1. Tenants will not be allowed to put their names in any entry, passageway, vestibule, mail box, hall or stairway of the building except in the proper places provided and in the style and material approved by the Landlord.
2. No rugs shall be beaten on the porches, nor dust, rubbish or litter swept from the rented premises or any room thereof into any of the halls or entryways of the building containing said premises; nor shall any such dust, rubbish or litter or anything else be thrown or emptied from any of the windows or porches of said building.
3. The sidewalks, entries, passages, vestibules, halls and stairways on the outside of dwelling shall not be obstructed or used for any purpose other than for ingress and egress to and from the respective rooms or apartments.
4. The water closets (toilets) and other water apparatus shall not be used for any purpose other than that for which they were constructed, and no sweepings, rubbish, rags, paper, ashes, or other substances shall be thrown in them. Any damage resulting to them from misuse of any nature or character whatever shall be paid for by the Tenant caused it.
5. All damages to the building, inside or outside, caused by the moving or carrying of articles in or out, shall be paid by the tenant, or person in charge of such articles.
6. Nothing shall be thrown by the tenants or their agents, employees or guests, out of the windows or doors, or down the passages, courts, areas or skylights of the building, nor shall anything be hung from the outside of the windows or placed on the outside window sills.
7. No spikes, hooks or nails shall be driven into the walls or woodwork of the demised premises. No crating or boxing of furniture or other articles will be allowed within rented premises.
8. There shall be no cooking or baking done except in the kitchen.
9. The water shall not be left running any unreasonable or unnecessary length of time in the rented premises.
10. No tenant shall interfere in any manner with any portion of either the heating or lighting apparatus or any other utility equipment in or about the rented premises nor in or about the building containing the same.
11. No noise, music or disorderly conduct, or conduct annoying or disturbing to the occupants of the building shall be permitted in any part of the building or adjacent areas. X _____ X _____
12. Laundry work shall be done only in the rooms provided for such purposes.
13. No equipment may be moved from any part of the building. All equipment must be permanently retained in its original location.
14. Dogs, cats, parrots, or other birds, reptiles or animals are not allowed on premises except by written consent of the Landlord or his agent.
15. Children shall not be permitted to loiter or play on the stairways or front porches of common or shared areas of the dwelling including halls, lobby, vestibule, landscaped or lawn areas adjacent to the building or front court, driveway, carports, garages, or parking areas. Toys, bicycles or any other items left in any of the areas above, or anywhere else, outside of the dwelling are subject to immediate confiscation and disposal.
16. Unauthorized persons shall not be admitted in the building. Do not allow strangers to enter your dwelling. Employees of utility companies shall display proper badge or credentials. Be on your guard for thieves.

- 17. No awning or projection, and no sign, advertisement, notice or device, of any kind, shall be placed or permitted to remain upon any part of the building, outside, or inside, nor shall any article be suspended outside the building, or placed on the window sills, without the consent in writing of the Landlord.
- 18. The Landlord shall have the right to make such other and further reasonable rules and regulations as in his judgment may from time to time be needed for the safety, care and cleanliness of the premises, and for the preservation of good order. These rules and regulations shall be kept and observed by the tenants, their families, visitors, guests, clerks, servants and agents.
- 19. Each tenant shall be responsible for the care of patio, balcony, or deck areas. Tenants may not install screening, enclosures, flooring, barriers or make any other changes or modifications, whatsoever, to patio, balcony or deck areas. Patio, balcony and/or deck furniture, only, is permitted. These areas may not be used for storage, mechanical work of any kind, or outdoor cooking. At no time are children permitted on these areas without the supervision of an adult.
- 20. No waterbeds or other liquid filled furniture are permitted without the advance written approval of the Landlord and proper evidence of insurance to provide replacement cost coverage for any damage caused by the same.
- 21. Common areas in and around the premises may not be used for storage of any kind.

I/We have read and understand the rules and agree to comply with them.

Tenant _____ Date _____

Tenant _____ Date _____

Agent for Landlord _____ Date _____