REAL-TIME LEASING
EXPERTS IN PROPERTY MANAGEMENT

Smoke-Free Lease Addendum

This addendum is attached to and made a part of the lease commencing on _____, **20___** between _____ and Real Time Leasing LLC for the premises located at _____.

Resident, and all members of Residents family or household, are parties to a written Lease with Management. This addendum states additional terms, conditions, and rules relating to Resident's occupancy. A breach of this Lease Addendum shall give management all of the rights contained herein as well as the rights in the apartment lease. Resident agrees as follows:

1. Purpose of No-Smoking Policy. The parties desire to mitigate (i) the irritation and known health effects of second hand smoke; (ii) the increased maintenance, cleaning, and redecorating costs at the property from smoking; (iii) the increased risk of fire from smoking and (iv) the higher costs of fire insurance for a non-smoke free property.

2. Definition of Smoking. The term "smoking" means inhaling, breathing, or carrying any lit cigar, cigarette, or other tobacco product or similar tobacco lit product in any manner or form.

3. Smoke-Complex. Resident agrees and acknowledges that the premises to be occupied by Resident, and members of the Residents household, have been designated smoke free Resident and other members of the household are not permitted to smoke anywhere in the premises rented by Resident, or the building where the Residents apartment is located, or in any of the common areas or adjoining grounds or such building or other parts of the renal premises and grounds. Resident agrees and acknowledges that this policy applies to all guests and visitors or Resident and that a violation of this policy by Resident, members of resident's household, guests, visitors or persons coming to Resident's apartment or the building because of resident, shall be a breach of this Lease and grounds for termination of Resident's occupation agreement.

Real Time Leasing

_____ _____

Resident Date Management Date

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