

Pointe at Island Lake Condominium Association
Addendum to Lease Between

_____ Landlord (co-owner)
and _____, Tenant (non co-owner occupant)

Dated _____, 20__

- 1) Non co-owner occupant acknowledges that he/she has read the Master Deed, Condominium By-laws, Association By-laws and Rules and Regulations of Pointe at Island Lake Condominium Association and all amendments thereto (hereinafter referred to as "Condominium Documents"). Non co-owner occupant agrees to comply strictly with said Condominium Documents and with all amendments and additions to such Condominium Documents as are allowed by law.
- 2) Non co-owner occupant shall not assign or sublet the condominium unit without the prior written consent of the Board of Directors of Pointe at Island Lake Condominium Association. In no event shall the non co-owner occupant assign or sublet less than the entire condominium unit.
- 3) Non co-owner occupant acknowledges that the Michigan Condominium Act gives the Association the authority to bring summary proceedings to evict the non co-owner occupant and/or to bring an action for money damages in the same action against the co-owner and non co-owner occupant in the event of any default by the non co-owner occupant in compliance with the Condominium Documents. Money damages shall include, but not be limited to, actual attorneys fees and costs incurred by the Association in commencing any proceedings against the non co-owner occupant.
- 4) Landlord and Tenant occupant acknowledge that if the co-owner is in arrearage to Pointe at Island Lake Condominium Association for assessments and the Association gives notice of the arrearage to the Tenant, the Tenant shall deduct from rental payments due the Landlord under this lease agreement the arrearage and pay that to Pointe at Island Lake Condominium Association. The deduction shall not be a breach of this lease agreement by Tenant.

Signed, sealed and delivered this _ day of _____, 20__.

In the Presence of:

Landlord:

Tenant:

