

**CUMBERLAND TRACE PROPERTY OWNERS ASSOCIATION, INC.  
LARGO, FLORIDA**

**ADDENDUM TO LEASE AGREEMENT**

1. **The Association and/or its authorized agent shall have the irrevocable right to have access to each unit from time to time during reasonable hours as may be necessary for inspection, maintenance, repair or replacement of any Common Element therein or accessible therefrom, or for making emergency repairs therein necessary to prevent damage to the Common Elements or another unit or units.**
  
2. **The Lessee agrees not to use the demised premises, or keep anything in the unit which will increase the insurance rates of the unit or interfere with the rights of other residents of the Association or any other residents by unreasonable noises or otherwise; nor shall Lessee commit or permit any nuisance, immoral or illegal act in his unit, or on the Common Elements.**
  
3. **The Lessee covenants to abide by the Rules and Regulations, and the terms and provisions of the Declaration, and By-Laws of the Association, and agrees to be bound by the rules and guidelines of the Association and any other rules which may become operative from time to time during said Leasehold.**
  
4. **Lessee agrees to abide by the Parking Regulations, and the Commercial Vehicle polices, which includes no work vehicles (trucks or vehicles with commercial writing or advertising) parked on the property, at any time. When more than one vehicle is registered to this unit, the garage and the driveway will be utilized. Guest parking will not be used by registered vehicles overnight.**
  
5. **Upon the Lessee's signature below, it is agreed and understood that the Association has the Right to terminate a lease, or non-renew a lease with 30 days notice, based on any violation of the above Association documents. This agreement includes any violation of the Pet Regulation.**

**IN WITNESS WHEREOF, the parties hereto have agreed to all terms of this addendum on this \_\_\_\_\_ day of \_\_\_\_\_, 2017.**

**Signed in the presence of:**

**LESSEES:**

\_\_\_\_\_  
**Board Member**

\_\_\_\_\_  
**Board Member**