

THE HARDING GREEN ASSOCIATION
C/O Taylor Management Company
80 South Jefferson Road, 2nd Floor
Whippany, NJ 07987
(973) 267-9000

Disclosure Of Intention To Lease A Unit

I hereby disclose to the Board of Trustees of the Harding Green Association my retention to lease my townhouse at _____, Harding Township, New Jersey. I understand that in order to lease my unit, a transfer fee must be paid. The fee shall amount to three months' maintenance assessment for the unit involved, as of the date of transfer (\$_____). This fee shall be paid to the Association by the owner prior to the effective date of the lease agreement.

This Disclosure must be fully completed and signed by the proposed lessee. Upon failure to obtain written approval from the Harding Green Association in advance of lessee moving in, an assessment of \$500.00 shall be imposed against the owner of the property.

Rental of a unit is allowed for a minimum 12-month consecutive period. A lease for more than one year must provide that it is subject to review and prior written approval of the Association annually. Any renewal or extension of a lease is subject to the prior written approval of the Association.

Lessees must be members of a single family consisting of a spouse, parents, parents-in-laws, brothers, sisters, children, and grandchildren. More than two persons not related by blood, marriage, adoption, or approved foster care arrangements but living on the same premises shall not be deemed a "family." No one else may occupy a unit, except as a bona fide guest of the lessee. Use for any commercial purpose is prohibited.

PLEASE PRINT OR TYPE

Owner's Name: _____

Owner's Address: _____

Owner's Telephone Number: _____

Today's Date: _____ Lease Term: FROM _____ TO _____

Name, Address, and Telephone Number of Real Estate Agent: _____

LESSEE AGREEMENT

I hereby agree for myself and on behalf of all persons who may use the unit which I seek to lease that we will abide by the above restrictions and by all of the terms, conditions, and restrictions contained in the Declaration, By-Laws, Rules and Regulations which are or may in the future be imposed by the Association.

I am familiar with all of the Townhouse Documents and restrictions referred to hereto (Green Book).

I agree that I will be present when guests occupy the unit.

I understand that the acceptance of this Lease is conditioned upon the truth and accuracy of the Application and all related documents and upon the final approval of the Association.

Occupancy prior to final approval is prohibited.

A copy of the signed lease agreement must be submitted with a check for the Transfer Fee and a check in the amount of \$500.00. The \$500.00 is refundable and is to secure the Association for any assessments, fines, etc., incurred by the Lessee. It is deposited in an interest bearing account to the Lessee. Both checks are to be made out to **Harding Green Association**.

NAME OF PROPOSED LESSEE (as appears in Lease): _____

PROPOSED OCCUPANTS OF THE UNIT:

NAME	AGE	RELATIONSHIP
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

LESSEE SIGNATURE: _____

DATE: _____

Approval Granted: Yes No

The Harding Green Association

By: _____

Title: _____

Date: _____