

CREEKSIDE OAKS HOMES ASSOCIATION
Lease Addendum

This Lease Addendum ("Addendum") shall apply to the lease or rental agreement, dated _____ ("Lease"), between/among _____ ("Owner") and _____ ("Tenant(s)"), for the property located at _____, Los Altos, CA ("Lot"). The Property is subject to the Second Restated Declaration of Covenants, Conditions and Restrictions ("CC&Rs") of Creekside Oaks Homes Association recorded on May 4, 2007, and Doc. No. 19413798 in the official records of the County of Santa Clara, CA. A copy of this Addendum must be provided to the Board within fourteen (14) days of the time the Owner enters into the Lease. Unless otherwise defined or unless the context clearly requires a different meaning, the terms used in this Addendum shall have the meaning set forth in the CC&Rs.

Owner and Tenant(s) hereby agree:

1. Article II, Section 2.02(a)(3) obligates Owner to provide, and Tenant hereby acknowledges receipt of, copies of the CC&Rs, Bylaws and Association Rules. Tenant hereby agrees to comply with all applicable provisions of the CC&Rs, Bylaws and Association Rules.
2. Owner and Tenant hereby represent that the Lease for the Lot is in writing and provisions for a term of not less than one hundred eighty (180) days.
3. Owner and Tenant hereby represent that the names of all Tenants and members of Tenants' Household occupying the Residence, are shown below and further represent that the information is accurate and complete.
4. During the term of the Lease, Owner's address and telephone number where Owner can be reached are: _____.
5. In any proceeding or action to enforce the terms of this Addendum, the prevailing party shall be entitled to recover all costs and reasonable attorney's fees incurred in addition to such other damage or relief that may be awarded.

The parties below, on their own behalves and on behalf of all other Owners or Tenants who are parties to the Lease, execute this Addendum to be effective concurrent with the term of the Lease identified above.

Dated: _____

By: _____
[Tenant]

Dated: _____

By: _____
[Owner]

Tenants: _____