THIRD CHERRY CREEK TOWNHOUSE CORPORATION Leased Unit Landlord-Owner/Tenant Profile Sheet (For rented/leased Units only)

Please fill in this form completely and return to Realty One Property Management within 10 days for <u>each</u> new lease. This information will help us in handling Association Business, contacting owners and residents in case of emergency, scheduling work in the community and identification. *This information is not shared and used only by the Association*. Please print or type information. We appreciate your cooperation.

| UNIT ADDRESS: | | |
|----------------------------|-------------|--|
| NAME OF OWNER: | | |
| Owner's Home Phone: | Cell Phone: | |
| Owner's Work Phone: | E-Mail: | |
| Mailing Address | | |
| (if different from above): | | |

WHEN PROPERTY IS LEASED OR RENTED. (Note: HOA regulations prohibit leases/rentals for less than six months. Airbnb and VBRO-type rentals are prohibited.)

| Start Date of Lease | |
|--|-----------------------------|
| Lessee/Renter #1 Name: | |
| Lessee/Renter #2 Name: | |
| Lessee/Renter #3 Name: | |
| Including the above, Number of: Adults | Children living in the home |
| Lessee/Renter #1 Phone: | E-Mail: |
| Lessee/Renter #2 Phone: | |
| Lessee/Renter #3 Phone: | |
| | |

If Applicable: Name, address, email addresses and phone of owner's property manager for this unit:

OWNER STATEMENT: This lease agreement (if applicable) is in compliance with the governing documents of the Association and the laws of the City and County of Denver. I have provided the tenant with copies of the Rules and Regulations and have informed the tenant that the lease is subject to the provisions of the Rules and Regulations and the Governing Documents. It is the owner's responsibility to notify the association when changing tenants and for tenants to abide by the Association's Declarations, Policies, Regulations and Rules, which are also posted online at www.cherrycreek3.com.

Signature of Owner

Date

LESSEE/RENTER ACKNOWLEDGEMENT: I understand that my lease/rental agreement is subject to the provisions of the Rules and Regulations of the Governing Documents of Third Cherry Creek Townhouse Corp. Failure to comply with these rules may lead to warnings, fines or early termination of the Lease Agreement.

Signature of Lessee/Renter #1

Date

Signature of Lessee/Renter #2

Date

Signature of Lessee/Renter #3

Date

Key Parking Information: The Association's Declaration says the number of parking spaces for each Unit is determined by the width of their back patio. All Units have two parking spaces. In other cases, a Unit may have 2½ parking spaces. That ½ parking space may not be used by the Tenant for parking a third car or truck because that vehicle is likely to encroach onto the neighboring Unit owner's parking place. In the event of a question or dispute, contact the Property Manager in advance before using that ½ space to avoid warning letters, fines or towing at the vehicle owner's expense. Pre-verification will help all parties understand parking in the complex, as outlined in the Governing Documents. If a tenant has more cars than they have exclusive parking spaces, they must park along public streets, E. Oxford Drive and E. Nassau Ave. Tenants cannot park in guest lots or in any neighbor's parking spaces. The Association's Declarations prohibit trailers, boats, recreational vehicle (RV's) and other forms of transportation from parking in the neighborhood. Parking in prohibited areas and fire lanes will result in immediate towing.

Littering, unclean patios, hording, late-night noise and storage of combustible materials may result in warning letters and fines.

Grilling with a barbecue device is not permitted on back patios or under carports due to fire dangers per Denver and Association regulations. Violations may result in warning letters or fines.

A nuisance may be declared if a complaint is filed for excessive noise or smoking. Association common areas are non-smoking, including the clubhouse, swimming pool and grounds. Fireworks are strictly prohibited by Denver and Association rules.

Landlords are responsible for smoke detectors, carbon-monoxide detectors and fire extinguishers in accordance with Denver regulations.

AUTOMOBILES that will be parked regularly in designated spaces:

| Make and Model | License Plate No | Color | Year |
|----------------|-------------------|-------|------|
| Make and Model | License Plate No. | Color | Year |
| Make and Model | License Plate No. | Color | Year |

PETS must be in compliance with Denver and HOA regulations:

| Dog | _ Breed | _ Color | _ Rabies Tag # |
|-----|---------|---------|----------------|
| Dog | _Breed | _Color | _ Rabies Tag # |
| Dog | Breed | _ Color | _ Rabies Tag # |
| Cat | _Breed | _ Color | _ Rabies Tag # |
| Cat | _Breed | _Color | _ Rabies Tag # |

NOTE: Pets must be leashed when outside. Pet waste must be picked up immediately and disposed of properly. Barking dogs may be deemed a nuisance if they disturb neighbors. Aggressive dogs are not recommended. All residents must follow the Association's Pet Policy as well as Denver pet regulations.

In case of emergency notify: (Name)_____ (Phone#)_____

Please mail this completed form to: Realty One Property Management, Inc. 1745 Shea Center Dr. Ste 400, Highlands Ranch, CO 80129 Incomplete forms will be returned to the owner for missing information to be supplied.

For additional information, call or e-mail James L. Robson,CAM, GRI, Property Manager, at (303) 834-0311 or jrobson@ropmco.com For additional information, visit the Association's web site: www.cherrycreek3.com

ADDITIONAL INFORMATION MAY BE PLACED HERE