

## EXECUTIVE HOME ADDENDUM

This will serve as an Addendum to the Lease dated \_\_\_\_\_, between Pacific Northwest Communities, LLC, Owner, and \_\_\_\_\_, (“Resident”), regarding property located at \_\_\_\_\_, (the “Premises”).

1. Resident acknowledges that the Premises is an Executive Home. As such, furnishings provided are limited to the official entertainment areas of the homes only. This includes the entrance foyer, living room(s), dining room, stairways and hallways interconnecting these areas; and patios, sun porch, and bathrooms used for entertaining purposes.

Procurement or repair of furnishings is limited to supplementing Resident owned furniture for the official entertainment areas only. The policy is not intended to replace personal furnishings.

2. Resident and an Owner representative will jointly assess and document the quantity and condition of the furnishings on the Inventory and Conditions List, attached as Exhibit A to this Addendum, prior to move-in. A list of furnishings currently located in the Executive Home as of the effective date of the Lease is attached as Exhibit B. Items annotated with an asterisk are no longer authorized furnishings and will not be replaced when retired.
3. Periodic repair and/or replacement of the furnishings are the responsibility of Owner unless the repair or replacement is a result of damage or neglect of Resident. If damage to the furnishings is a result of Resident’s negligence, Resident will be responsible for payment of the repair or replacement.
4. The quantity and condition of the furnishings will again be assessed and documented upon move-out. Resident will be responsible for the cost of any repairs or replacements for damages caused by Resident or as a result of Resident’s neglect. Resident will be responsible for the cost of replacement of any furnishings inventoried at move-in and not present at move-out.
5. Paragraph 14 of the Lease regarding grounds maintenance shall be amended to state, “Owner will provide all grounds maintenance and landscaping required for the Premises including yard maintenance within the private fenced area.”
6. Owner will provide maintenance for security systems installed in the Premises, if applicable. Resident understands that this Addendum will automatically continue after the initial Lease Term until Resident’s tenancy is terminated or the Premises is no longer designated as an Executive Home or upon mutual written agreement of Owner and Resident.

Resident:

\_\_\_\_\_

Forest City Residential Management, Inc.  
Agent for Owner

By: \_\_\_\_\_

Date: \_\_\_\_\_

Date: \_\_\_\_\_

**EXHIBIT A**

**EXHIBIT B**  
**QUARTERS \_\_\_\_**  
**HOUSEHOLD INVENTORY**

**FIRST FLOOR LIVING ROOM**

**FIRST FLOOR WINDOW TREATMENTS**

**AREA CARPETS**

**DINING ROOM FURNITURE**

**KITCHEN HOUSEHOLD APPLIANCES**

**BUTLER KITCHEN/PANTRY**

**BASEMENT**