

CONDON PROPERTIES, INC.

Sales • Rentals • Professional Real Property Asset Management

Resident Leasing Information Line Card

Welcome to **Condon Properties, Inc.** We are committed to providing professional, responsive, and policy-compliant property management to ensure a high-quality living environment. Below is an outline of standard rental terms, renewal frameworks, and community guidelines.

1. STANDARD RENTAL AGREEMENT TERMS

- **Lease Durations:** Standard rental agreements are established for terms spanning from 7 months to 1 year.
- **Extension Options:** Extensions may be offered subject to landlord approval, incorporating a standard 4% annual adjustment to the rental rate.
- **Notice of Non-Extension:** Cancellation of a lease extension is permitted at any time prior to the final 30 days of the current lease term.
- **Exercising Options:** If there is a designated renewal period in your lease, residents must formally exercise the option during that renewal period and prior to the final 30 days of the active lease, provided notice of non-extension has not already been issued.

2. CONDON PROPERTIES MANAGEMENT SUPPORT

As your primary point of contact throughout your tenancy, our team manages:

- **Contracting:** Professional lease presentation, execution, and legal document coordination.
- **Financials:** Secure, centralized collection of monthly rent via our trust account systems.
- **Tenant Relations:** Prompt, direct support for all day-to-day tenancy inquiries and serving as the official liaison to the property owner.
- **Maintenance Care:** Prompt coordination of routine maintenance labor, minor repairs, and certified 3rd-party specialty vendor dispatches.

3. COMMUNITY STANDARDS & OPERATIONAL PROTECTIONS

- **Quiet Enjoyment & Community Compliance:** Residents are strictly held to local community rules, noise control policies, and nuisance-prevention standards to ensure a comfortable environment for all neighbors.
- **Privacy & Right of Entry:** Your privacy is paramount. Management and owner access is strictly limited to legally approved purposes. Except in emergencies, proper formal advance notice will always be provided prior to entry, respecting the clearly defined property boundaries and your residential building envelope.
- **Regulatory Compliance:** All lease agreements, maintenance requests, and management interactions adhere stringently to local, state, and federal laws, ensuring a fair and equitable rental experience.

Notice: Specific tenant rights and responsibilities are fully detailed and governed by your legally executed residential lease agreement.