

Hilton Head Resort

663 William Hilton Pkwy
Hilton Head Island, SC 29928

Phone 843-842-3169 Fax 843-842-6118

Addendum to lease Agreement:

The following provisions are made part of and are hereby incorporated into the lease entered into between _____

(Owner)

(hereinafter "Owner") and _____

(Names of all Tenants)

(hereinafter "Tenants") for the lease of condominium unit # _____
at HILTON HEAD RESORT.

Tenants understand and agree that their occupancy of the leased premises and their right of entry into the HILTON HEAD RESORT is subject to, and conditioned upon, complete compliance with the HILTON HEAD RESORT Rules and Regulations. Tenants acknowledge that it has been strongly recommended that Tenants review HILTON HEAD RESORT Rules & Regulations before entering into this lease, and by executing the lease Tenants further acknowledge that they have reviewed HILTON HEAD RESORT Rules and Regulations or have been given ample opportunity to do so. By signing the lease Tenants further acknowledge that a copy of HILTON HEAD RESORT Rules have been given to each of them. Tenants further agree that both HILTON HEAD RESORT and Owner shall have the right and authority to evict Tenants, or any one or more of them, in the event any of the Tenants violate any provision of HILTON HEAD RESORT Rules and Regulations. Tenants hereby give HILTON HEAD RESORT the right and permission to obtain from Owner or its agent any amount of any security deposit Tenant provides to Owner or its agent to pay any amount owed to HILTON HEAD RESORT by Tenant, or any one or more of them, whether said amounts owed to HILTON HEAD RESORT are a result of some charge, a violation of HILTON HEAD RESORT Rules or Regulations, damage to HILTON HEAD RESORT common areas or any other amount properly owed to HILTON HEAD RESORT by Tenant or any one or more of them, and Tenants further hereby authorize owner and its agent to pay HILTON HEAD RESORT any such amount from any security deposit held by owner or its agent upon demand by HILTON HEAD RESORT.

As part of the prerequisites which Tenants must satisfy before this lease shall become binding upon Owner or HILTON HEAD RESORT and before HILTON HEAD RESORT shall have any obligation to permit Tenants entry into the HILTON HEAD RESORT, Tenants must provide satisfactory information/responses to the following questions:

1. List the last three addresses at which you resided; the period of time when you resided at those addresses, and; the name, address and telephone number of the owner/landlord of those premises.

2. List the name, address and telephone number of your last three employers; identify the most recent position you held as an employee of each and identify the name of your supervisor/that person to whom you reported along with the telephone number for that person, and; list the dates of your employment and the reason for leaving.

3. List the name, address and telephone number of three people who can attest to your good character, responsible behavior and otherwise act as a reference for you, and identify your relationship with that person.

4. Have you ever been evicted?

YES or NO (circle one)

5. Has anyone ever instituted eviction proceedings against you or threatened to evict you?

YES or NO (circle one)

6. Has any person or entity ever refused to extend or renew a lease for you?

YES or NO (circle one)

7. If you answered "yes" to one or more of the above questions, please give the Name, address and phone number of the landlord or person involved, the basis for their action and any other information that you feel might be helpful.

8. Have you ever been convicted of a crime?

YES or NO (circle one)

9. Have you ever been arrested?

YES or NO (circle one)

10. If your answer to question 8 or 9 above was "yes", please give the date of the arrest or conviction, the nature of the charges asserted, the nature of the charges for which you were convicted, the sentence you received if any, and the City, County and State in which the arrest and/or conviction took place.

11. Do you have a valid driver's license?

YES or NO (circle one)

If yes, please attach a copy of the front of the license.

12. What is your Social Security Number?

13. Provide the name, address and telephone number of a person to contact in case of an emergency:

TENANT'S CERTIFICATE

I, the above and below-named Tenant, hereby certify that all the information given herein is true, complete and accurate. I agree that if it is found that the information provided is not complete or if any of the information given is not true and accurate; HILTON HEAD RESORT and /or Owner may refuse to allow me to enter onto The HILTON HEAD RESORT Premises and/or may evict me.

I further understand that this lease is subject to an investigation of the foregoing and shall not be considered accepted by Owner or binding upon Owner or HILTON HEAD RESORT until such time as the investigation has been completed and then only if the information obtained is satisfactory. I hereby authorize all persons and entities identified by me to provide Owner and/or HILTON HEAD RESORT with any information they desire about my background including, but not limited to, verifying all of the information set forth herein.

TENANT _____

Print name of tenant here

DATE:

NO PERSON SHALL BE PERMITTED ENTRY INTO THE HILTON HEAD RESORT, UNLESS ALL THE FOREGOING INFORMATION HAS BEEN PROVIDED, THE OWNER'S CERTIFICATE AND TENANT'S CERTIFICATE HAS BEEN PROPERLY SIGNED AND THE ORIGINAL OF THIS DOCUMENT AND ALL OTHER REQUIRED DOCUMENTATION IS PROVIDED TO HILTON HEAD RESORT ALONG WITH A COPY OF THE COMPLETE LEASE AGREEMENT.

A SEPARATE 'ADDENDUM' MUST BE SUBMITTED FOR EACH TENANT /OCCUPANT.

OWNER'S/RENTAL AGENT'S CERTIFICATE

As owner/authorized agent of owner (circle one) of Hilton Head Resort Condominium unit # _____ I hereby certify that I have made HILTON HEAD RESORTS Rules and Regulations available to the above-named Tenants and given each of the above named Tenant's a copy of HILTON HEAD RESORTS Rules and Regulations. I further certify that I have checked with all of the Tenant's prior employers, prior landlords, references and any person listed in response to question # 7 hereof, as set forth above, and have had a SLED check made on the Tenants, and that based upon the foregoing the information provided by Tenants has been verified. I further certify that no employer, landlord, reference or other person listed above, including without limitation any person listed in response to question #7 hereof, had anything negative to say about tenants, except as specifically set forth below, and that I have conducted an interview of Tenants, and that based upon the above investigation and my interview of the Tenants I believe Tenants understand all applicable portions of HILTON HEAD RESORTS Rules and Regulations, know and understand HILTON HEAD RESORTS Rules and are responsible people of good character and not people who are likely to disturb their neighbors or violate HILTON HEAD RESORTS Rules and Regulations. I further promise and agree to take all action necessary, including without limitation the institution and successful completion of eviction procedures, upon being informed of any misconduct or violation of HILTON HEAD RESORTS Rules by said Tenants or any one or more of them.

N/A →

EXCEPTIONS:

P. Chianchiero

Signature

P. Chianchiero

Print Name

Date:

HHI Direct Realty Group
Rental Agency

HILTON HEAD RESORT
Application For Entry Permission/Occupant Status

I, _____, request permission to enter Hilton Head Resort for the
(Print first and last name of applicant legibly)

purpose of occupying Villa _____ on a long-term basis by virtue of an agreement entered into between me and the owner of this villa.

I understand that there is a twenty-five (\$25.00) application fee and that my application will not be considered until I pay that fee. I also understand that the Hilton Head Resort will do a background check on me as part of the application procedure and hereby expressly consent to allowing the Hilton Head Resort to perform a background check on me.

I understand that I have no right to enter onto the Hilton Head Resort until such time as my application is approved. I agree not to move any personal property into the Villa I have applied for permission to occupy or anywhere else within the Hilton Head Resort unless an until I receive written approval of my application for entry. I also understand that no one at the Hilton Head Resort has permission to waive this requirement or grant approval of my application verbally, and that any such verbal statement made by anyone at the Hilton Head Resort is of no effect, and that only a Written Approval of my application for entry will be honored.

It is understood that by agreeing to consider and/or accepting delivery of this application for entry along with the application fee the Hilton Head Resort is not obligated to approve the application or to permit entry, and that the Hilton Head Resort is making no promises, warranties or representations by virtue of accepting this application for consideration or the application fee, but instead reserves all rights to take whatever action it so desires upon completion of this process.

The Hilton Head Resort will endeavor to process this application as quickly as possible. However, I understand that the Hilton Head Resort is under no obligation to complete the process or reject or accept the application within any specific period of time and agree that the Hilton Head Resort shall not be liable for any losses, damages or injuries resulting from or related to the amount of time between the date of submission until the Hilton Head Resort takes any action on my application for entry. In consideration of their agreement to consider and process my application for entry, I hereby waive any and all claims and rights to make claims against the Hilton Head Resort related to this application, and release the Hilton Head Resort from any and all claims for injuries or damages related to or arising out of the submission of this application, its acceptance or rejection/approval or disapproval, or any delay in considering or acting upon this application or approving or disapproving/accepting or rejecting the same.

Applicant's Signature

Date

Print Name as it is written on Social Security Card: _____

Date of Birth: _____ / _____ / _____
Month Day Year

Social Security #: _____ - _____ - _____

HILTON HEAD RESORT
LONG-TERM GUEST
REGISTRATION

NAME: _____ UNIT #: _____

RENTAL AGENT: _____

LEASE BEGINS: _____ LEASE ENDS: _____

PASS TYPE: WALK _____ VEHICLE _____ BICYCLE _____

VEHICLE INFORMATION:

YEAR: _____ MAKE: _____ MODEL: _____ COLOR: _____

STATE: _____ LICENSE PLATE#: _____

VERIFIED REGISTRATION: _____ INSURANCE: _____ VALID D.L.: _____

I AGREE THAT DECAL # _____ WILL BE PLACED ON THE ABOVE VEHICLE ONLY OR A \$ 100.00 CITATION WILL FOLLOW.

SIGNATURE

6 MONTH DECALS: (\$20.00 NON-REFUNDABLE). 12 MONTH DECALS: (\$40.00 NON-REFUNDABLE) AND ARE DEPENDENT ON LENGTH OF LEASE AGREEMENT. DECAL MUST BE DISPLAYED ON DRIVERS-SIDE WINDSHIELD. NO TRANSFER OF DECALS IS ALLOWED. DECALS ARE VALID FOR 6 MONTHS or 12 MONTHS; RENEWED AT THE BEGINNING OF YOUR NEW LEASE.

I HAVE RECEIVED THE RULES AND REGULATIONS OF THE HILTON HEAD RESORT PROPERTY COUNCIL OF CO-OWNERS INC. AND HEREBY AGREE THAT IF ANY GUESTS OF THE VILLA I RESIDE IN VIOLATE ANY OF THE RULES AND REGULATIONS, A CITATION WILL BE ASSESSED AND THE AMOUNT WILL BE PAID WITHIN 5 DAYS OF THE ISSUING DATE OF THE CITATION.

THE RIGHT OF APPEALS IS TO BE MADE WITHIN 5 DAYS OF THE ISSUING DATE ON THE CITATION TO THE CHIEF OF SECURITY, CHIEF A.T. WILCOX.

SIGNATURE: _____ DATE: _____