

## Landlord's Rules & Regulations

211 Hawks View Dr.  
La Marque, TX 77568

These rules are in addition to those contained in the Lease Agreement.

Initial

- \_\_\_\_\_ 1. Tenant at Tenant's expense agrees to use lawn maintenance contractor designated by Landlord to mow, edge and weed-eat yard on a weekly basis during growing season and trim bushes as needed.  
Exception: During the months of November through February every other week should be adequate.
- \_\_\_\_\_ 2. Tenant agrees to water yard, flower beds, and trees at adequate intervals to prevent from dying or becoming distressed. Tenant to report any problems with the yard, shrubs, plants or trees to Landlord immediately.
- \_\_\_\_\_ 3. Tenant shall not make any changes to or install additional phone, keypads, or internet cables, security cameras, outlets, antennas, satellite receivers, alarm systems, or electrical outlets to outside or inside of house without Landlord's written approval. The house has an alarm system that can be activated at Tenant's expense. Should Tenant have the current alarm system activated, Tenant to notify Landlord and provide access codes to the property.
- \_\_\_\_\_ 4. Tenant shall not mount TV's to walls or ceilings.
- \_\_\_\_\_ 5. Tenant to use only a "Swiffer" type mop or equivalent to clean laminate floors in den and dining room. No regular wet mop should be used because it will warp, damage or ruin laminate flooring.
- \_\_\_\_\_ 6. Tenant to protect garage floor, driveway, and street from oil or fluid leaks from all automobiles.
- \_\_\_\_\_ 7. Tenant to change both A/C Filters monthly (in the hall and master bedroom ceiling) and never operate A/C system without filters in place.
- \_\_\_\_\_ 8. No smoking, vaping, or burning of incense is allowed on the premises.
- \_\_\_\_\_ 9. Tenant to store trash can and recycle bin out of view from the street on the cement block pad just inside left fence gate.
- \_\_\_\_\_ 10. Tenant shall not make any alterations whatsoever to the property without Landlord's written approval.