



Important Notice Required by Law

The rules set forth below govern the terms of your rental agreement with this manufactured housing park. The law requires that all rules in this park be reasonable and that no rule can be changed without 90 days notice.

Subject to the terms of any written lease agreement, you may continue to reside in this park so long as you:

1. Pay your rent and any other lawful charges in a timely manner.
2. Follow the rules of this park and applicable local, state and federal laws.
3. Do not damage park property.
4. Do not repeatedly disturb other park tenants.

You may be evicted from this park for non-payment of rent if you fail to pay all rent due within 30 days of written notice. You may also be evicted from this park for rules violations that have not been corrected within 60 days of written notice. The undersigned hereby agrees pay all attorneys fees associated with an eviction. You may *not* be evicted from this park for joining a tenant organization.

You have the right to sell your mobile home in place as long as the buyer and their household meet the acceptance criteria of this park. You must give 30 days notice of your intent to sell your home. Failure to do so will mean that the buyer will be required to move the home from the park.

Copies of the law under which this notice is required may be obtained from the:

Consumer Protection and Antitrust Bureau of the Attorney General's Office
State House Annex
Concord, NH 03301

This park is a 55 and older community. At least one permanent occupant of each mobile home must be 55 years of age or older. For more information, please refer to The Department of Housing and Urban Development's (HUD) *Housing for Older Persons Act of 1995*.

PARK RULES

1. Rent must be paid by the first day of each month. Any tenant in arrears after the fifth day of the month will receive a Demand for Rent Notice and an Eviction Notice. Rent that is current and received with a postmark on or before the fifth of the month will receive a \$25.00 discount.
2. Occupancy of mobile home is limited to a single family.
3. No subleasing of any kind.
4. New mobile home setups must be inspected and approved by Park manager.
5. Homeowners Insurance must be maintained at all times. Proof of insurance will need to be provided on a yearly basis and upon request by the Park Owners.

6. Property taxes for the previous year must be paid in full by March 31 of the current year.
7. Mobile home siding and skirting must be maintained and kept neat.
8. Tenants are responsible for water, sewer and telephone utilities from the ground to the home, electrical utilities from the meter to the home and all cable lines.
9. Heat tape must be properly installed on water line and kept in working order.
10. No structure of any kind may be added to the mobile home or erected on the lot without prior approval of the Park manager.
11. Any garbage must be kept in covered containers and may not be stored on the lot longer than 2 weeks.
12. Nothing is to be stored outside of the mobile home. Yards must be kept clean and clear of debris, trash, branches, toys, etc.
13. Wood burning stoves, other than approved pellet stoves, are not allowed.
14. Outside fires of any type are prohibited.
15. Clotheslines other than freestanding umbrella type are not allowed.
16. No unregistered or uninspected vehicles permitted in the Park. Vehicles must be kept on the lot rented by you. No vehicle repair work is to be done on the lot.
17. There will be no parking of vehicles on the lawns or in the roadway. Problem vehicles will be towed.
18. There are no pets allowed in the Park other than those which remain inside the mobile home at all times.
19. Business operations of any kind are not permitted in the Park.
20. Operation of motorized OHRVs, (four wheelers, snowmobiles, dirt bikes, go-carts, etc.) will not be permitted within the Park property.
21. The speed limit in the Park is 5mph.
22. Any resident planning to vacate the Park must notify the Park Office in writing at least 30 days in advance and have available paid property tax and utility receipts.
23. Buyers of mobile homes in the park must have a completed application turned in to the Park Office and Park approval before moving into the Park.
24. In the event of an eviction, the tenant will be liable for all of the Park Owners' legal fees associated with the eviction.
25. At least one permanent occupant of each mobile home must be 55 years of age or older.

Initial

I have read these rules and understand that any violation of the rules could co.....

Signature

Date

Signature

Date