

LEASE ADDENDUM

Disclaimer: I am not a lawyer. This information is for educational purposes only. I am merely sharing the information I use for my lease addendum. The users assume all risk and use this information at your own risk.

You would complete the standard lease provided to you by the property owner. Be sure to sign in the capacity of your business, and not in your personal name.

Here is an example for what I use in my addendum to every lease by business signs as the resident of the property.

How to use the Lease Addendum: Once you and the property owner have come to an agreement on the lease amount, you both sign the lease and the lease addendum.

Disclaimer: The users of this sample lease accepts all risk and liabilities. This lease is a sample for educational purposes and is not considered or constructed to be taken a legal advice.

LEASE ADDENDUM SAMPLE

WHEREAS the Property Owner, namely _____ (hereinafter referred to as "Owner") have entered into the attached Lease Agreement (hereinafter referred to as "the Lease") with _____ (hereinafter referred to as "Host"), on the _____ day of _____ in the year 20____, Owner and Host agree to supplement and/or amend the Lease as follows:

1. To the extent terms contained in this Addendum conflict with the terms contained within the Lease, the terms of the Addendum control.
2. Owner hereby acknowledges and agrees that Host shall be entitled to rent the property to which the Lease refers or any sub-units thereof (hereinafter collectively referred to as "the Property") to persons (hereinafter referred to as "Renters") on a short-term basis. Owner and Host hereby agree and acknowledge that Host shall not reside on the Property. Owner hereby agrees that the monthly rent owed by Host shall remain as provided in the Lease. Owner hereby acknowledges and agrees that Host owes Owner no amount beyond the agreed upon monthly rent provided by the Lease.
3. Owner agrees to allow Host to conduct all activities in furtherance of renting the Property, including but not limited to entering into contracts with Renters; advertising on web-based platforms or otherwise; showing prospective Renters the Property; taking pictures of the property; hiring third parties to clean the Property; and any other actions necessary to rent the Property.
4. Host agrees and acknowledges that Host does not have the right to make permanent physical alterations to the Property the land upon which it sits without first obtaining written consent from the Property Owner.
5. Host acknowledges and agrees that Host shall be responsible for complying with all regulations applicable to short-term renting the Property including but not limited to: Homeowners Association bylaws, Covenants, local zoning regulations, city ordinances, State Laws, Federal Laws, and any other applicable laws or regulations enforceable by appropriate Municipalities. Host acknowledges and agrees that Host shall be responsible/liable for any violations of the above and further agrees to pay for any associated fines which may accrue as a result of such violations.

Owner Signature

Date

Host Signature

Date