By The Lake Mobile Home Park

2776 Lakeshore Blvd., Lakeport, California 95453

Park Rules and Regulations

It is the desire of the Management of By The Lake Mobile Home Park to provide a Park which offers the residents privacy and comfort in a recreational country atmosphere adjacent to beautiful Clear Lake. **The Park property is within the designated 100 year floodplain according to Lake County's Flood Insurance Study and may be subject to occasional flooding.** The Park Rules are a part of the rental agreement and should be read carefully. The Park Rules are for the protection and well being of every resident in the Park.

(1) RESIDEDNCY: Each application for residency is accepted subject to a personal interview and final approval by the Management. The Park is a senior park for residents age 55 years or over and complies with the federal Fair Housing Act.

(2) IMPROVEMENTS: All mobile homes and their external accessories must be approved by the Management prior to installation. The pier, float, and swimming and boating facility belong to Space #25 **only** and are **not** a part of this Agreement. No part of the rental space includes access to the lake, nor does rental space include access to or use of the retaining wall.

(3) HOME AND SITE MAINTENANCE: Exteriors must be kept in a clean and neat appearing condition by the residents at all times. Outside storage shall be confined to storage buildings. Each resident will maintain the area around their home.

(4) LOT USAGE: Commercial enterprises cannot be conducted by the resident in the Park at any time. The in-park for sale signs of a home shall be placed on the mobile home. No other advertising signs will be permitted.

(5) VEHICLE CONTROL: A maximum speed of 5 miles per hour is permitted in the park. The parking of resident and guest cars must not inconvenience the other residents in the Park.

(6) PETS: Only small, well disciplined pets are permitted; with the approval of Management. The State Leash Law will be enforced. Pet droppings must be picked up by the pet owner and the mobile home space kept in a sanitary condition at all times. Noisy or unruly pets, or those that cause complaints will not be allowed to remain in the Park.

(7) R.V and BOAT STORAGE: Boat, boat trailer, travel trailer, motorhome, camper or any similar property must be stored within the individual spaces and cannot be stored on the street. Permanent storage of these items must be made outside the Park.

(8) MISCELLANEOUS: The utility connection area at each home must be accessible to Management at all times.

(9) CONDUCT: Always respect your neighbor's rights to privacy and peaceful surroundings. Disturbing noises and parties, illegal drugs, intoxication or misconduct will not be tolerated. No soliciting or peddling is permitted in the Park.

(10) GUESTS: Guests must observe the Park Rules at all times. Residents are responsible for the actions of their guests.

(11) RESPONSIBILITY: The Management is not responsible or liable for loss or injury due to fire, theft or accident. Violations of any law or ordinance of the City, County, or State will not be tolerated. No acts shall be committed which would place the Management or Owners of the Park in violation of any law or ordinance. Tenants shall be responsible and liable for any damage or destruction of Park or other property by themselves, their guests, family, pets or vehicles.

APPLICATION FOR RESIDENCY

In _____ By The Lake Mobile Home Park _____

PERSONAL

Name of Applicant_____ Co-applicant _____
Phone (___)_____ Date of Birth _____ Phone (___)_____ Date of Birth_____
Present Address_____ Present Address_____
City/State/Zip _____ City/State/Zip _____

Name of Current Landlord _____ Name of Current Landlord_____
Landlord's Phone (____) _____ Landlord's Phone (____) _____
Monthly rent or mortgage _____ Monthly rent or mortgage _____
How long at present address _____ How long at present address _____
Reason for leaving _____ Reason for leaving _____
If present address is less than one year, list prior address and indicate landlord's name and phone number
_____

Name(s) of all other occupant(s) and relationship to applicant _____
_____

Has either applicant been a party to an unlawful detainer action or filed bankruptcy in the past? Yes ___ No___
If yes, explain _____

Does either applicant smoke or use tobacco? Yes_____ No_____

Do you plan to use liquid filled furniture? Yes____ No____ Type_____

Have you ever lived in a mobilehome park before? Yes ____ No ____
Pet(s)? Number and Type _____

Applicant: Soc. Sec. No._____ Driver's license no. _____ State _____
Present employer _____ How long with this employer _____
Employer's address _____ City _____ Phone (____) _____
Position or title _____ Gross Income $_____ per _____
Other income $_____ per _____ Source_____
Auto Make _____ Model_____ Year_____ License no._____ State_____
Financed by _____ Address _____ Phone (____)_____

Co-applicant: Soc. Sec. No._____ Driver's license no. _____ State _____
Present employer _____ How long with this employer _____
Employer's address _____ City _____ Phone (____) _____
Position or title _____ Gross Income $_____ per _____
Other income $_____ per _____ Source_____
Auto Make _____ Model_____ Year_____ License no._____ State_____
Financed by _____ Address _____ Phone (____)_____

APPLICATION FOR RESIDENCY (continued)

Financial

Bank Account Information

Appl. / Co-appl.	Name of Bank	Address/Branch	Account Number	Type of Account

Credit Information

Appl. / Co-appl.	Name of Creditor	Account Number	Monthly Payment	Balance Due

References:

Personal: Name _____ City _____ Phone (____)_____
Personal: Name _____ City _____ Phone (____)_____
Business: Name _____ City _____ Phone (____)_____
Business: Name _____ City _____ Phone (____)_____

Emergency:

Person to notify in case of an emergency
Name _____ Relationship _____
Address _____ City _____ State/Zip _____

The undersigned understands and acknowledges that this Park is a "housing for older persons" park with a minimum age requirement of 55 years or older. The undersigned hereby represents that the person(s) making application to reside in the park meet the age requirement.

Applicant(s) represent(s) the above to be true, correct and complete and hereby authorize(s) verification of the information provided, including obtaining credit report(s) and background checks at the cost of $100.00 to be paid by applicant(s). The cost of the credit report and background check is not a deposit or rent, but will be applied to future rent if the application is accepted but **will not be refunded if the application to rent is denied**. Applicant(s) understand(s) that the landlord may terminate any rental agreement entered into for any misrepresentation made above.

Date _____ Time _____ Date _____ Time _____

Applicant _____ Co-applicant _____
Phone (____) _____ Phone (____) _____