

# NMD Realty



PO Box 820524, Fort Worth, Texas, 76182, 817-637-6176, info@nmdrealty.com

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## NMD Realty Rules and Regulations

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1. No signs, notices, or advertisements shall be attached to or displayed by Tenant on or about said premises. Additionally, no antenna or satellite dish shall be attached to or displayed on or about the premises without written approval of Landlord.
2. Profane, obscene, loud or boisterous language, or unseemly behavior and conduct, is absolutely prohibited, and Tenant obligates himself, and those under him, not do or permit to be done anything that will annoy, harass, embarrass, or inconvenience any of the other tenants or occupants in the subject or adjoining premises.
3. No motor vehicle shall be kept upon the property that is unlicensed, inoperable, or in damaged condition. Damaged condition includes, but is not limited to, flat tires. Any such vehicle that remains on the property for more than ten (10) days after notice to remove same has been placed on subject vehicle shall be towed by a wrecker and stored with a wrecker service at the tenant's and/or the vehicle owner's expense.
4. In keeping with Fire Safety Standards, all motorized vehicles including motorcycles must be parked outside. No motorized vehicles shall be parked in any building structure on the property except in authorized garage spaces.
5. In accordance with Fire Safety Standards and other safety regulations, no Tenant shall maintain, or allow to be maintained, any auxiliary heating units, air-conditioning units, or air filtering units without prior inspection and written approval of Landlord.
6. The sound of musical instruments, radios, televisions, stereos, and singing shall at all times be limited in volume to a point that is not objectionable to other tenants or occupants in the subject or adjoining premises.
7. Only persons employed by Landlord or his agent shall adjust or have anything to do with the heating or air-conditioning plants or with the repair or adjustment of any plumbing, stove, refrigerator, dishwasher, or any other equipment that is furnished by Landlord or is part of the subject premises.
8. No awning, venetian blinds, or window guards shall be installed, except where prior approval is given by the Landlord.
9. Tenant shall not alter, replace, or add locks or bolts or install any other attachments, such as doorknockers, upon any door, except where prior approval is given by the Landlord.
10. No defacement of the interior or exterior of the buildings or the surrounding grounds will be tolerated.
11. If furnished by Landlord, garbage disposal shall only be used in accordance with the disposal guidelines. All refuse shall be, in a timely manner, removed from the premises and placed outside in receptacles.

12. No spikes, hooks, or nails shall be driven into the walls, ceiling or woodwork of the leased premises without consent of Landlord. No crating of or boxing of furniture or other articles will be allowed within the leased premises.
13. It is specifically understood that Landlord reserves solely to itself the right to alter, amend, modify, and add rules to this Lease.
14. It is understood and agreed that Landlord shall not be responsible for items stored in storage areas.
15. Landlord has the right to immediately remove combustible material from the premises or any storage area.
16. Landlord will furnish two (2) keys for each outside door of the premises. All keys must be returned to Landlord upon termination of the occupancy.
17. Lavatories, sinks, toilets, and all water and plumbing apparatuses shall be used only for the purpose for which they were constructed. Sweepings, rubbish, rags, ashes, or other foreign substances shall not be thrown therein. Any damage to such apparatuses, and the cost of clearing plumbing resulting from misuse, shall be the sole responsibility of, and will be borne by, Tenant.

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TENANT

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DATE

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TENANT

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DATE