

Card Number: Nov 2022

KEYSTONE 430, 530 and 630
FITNESS CENTER MEMBERSHIP AGREEMENT (the "Agreement")

Commencement Date	03/01/2018		
Applicant's Employer	NETE-solutions	Work Telephone	919-946-6363 #51
Applicant's Name	Hetal Patel	Home/Cell:	201-253-6933
Emergency Contact:	Maryam K. Prasad	Home/Cell:	973-963-7158

TERMS

- I. **MEMBERSHIP.** Upon Applicant's signature on this document Keystone Business Park Owners Association Inc. execution of this Agreement, the Applicant shall be admitted as a "Member" for the period of time employed by a tenant of Keystone 200 or 300 (the "Membership"). Membership shall entitle Member to use the fitness facilities owned and operated by KEYSTONE BUSINESS PARK OWNERS ASSOCIATION INC. located at 630 Davis Drive, Suite 110, Durham, NC (the "Fitness Center"). This Membership is not transferable by Member.
- II. **TERM.** This Membership is for the period beginning on the Commencement Date and ending on the date in which employment ends with said Tenant or said Tenant's lease expires.
- III. **ACCESS CARD FEE.** Upon Keystone Business Park Owners Association Inc. execution of this Agreement, Member will be issued a card (the "Access Card") which shall provide full access to the Fitness Center during the hours specified in the Rules and Regulations (defined below). The Access Card may not be used by any person other than Member and must be returned on the Expiration Date of the Tenant's Lease or when employment has ended with a Keystone Tenant. If Member's Access Card is lost or stolen, it must be reported to KEYSTONE BUSINESS PARK OWNERS ASSOCIATION, INC. immediately. There will be a \$10.00 charge for a replacement Access Card.
- IV. **USE/RULES.** The Fitness Center will be used as an exercise room and for no other purpose. Use of, and access to, the Fitness Center shall be limited to the Member and the Member shall not permit any guests or visitors to enter or use the Fitness Center. Member acknowledges that the Membership does not include and that KEYSTONE BUSINESS PARK OWNERS ASSOCIATION, INC. will not be providing any instruction on the use of any of the exercise equipment. Member shall be solely responsible for learning the proper way to use each piece of equipment he/she plans to use. All equipment will be used in accordance with the manufacturer's instructions. Except for ordinary wear and tear, Member shall be liable to KEYSTONE BUSINESS PARK OWNERS ASSOCIATION, INC. for all damages to the Fitness Center and/or exercise equipment resulting from that Member's negligent or willful acts. Member shall immediately report any damage to the Fitness Center or exercise equipment and/or any unsafe condition to Keystone Business Park Owners Association Inc. telephone number noted below. KEYSTONE BUSINESS PARK OWNERS ASSOCIATION, INC. may, from time to time, remove and replace and/or substitute different exercise equipment for the exercise equipment then located in the exercise room. Member agrees to be bound by the rules and regulations attached and any further rules and regulations or amendments as may, from time to time, be made by KEYSTONE BUSINESS PARK OWNERS ASSOCIATION, INC. LLC as it deems reasonably necessary for the preservation of good order, safety, care, cleanliness and economical management of the Fitness Center (together, the "Rules & Regulations"). KEYSTONE BUSINESS PARK OWNERS ASSOCIATION, INC. shall make all Rules and Regulations available to Member upon request. KEYSTONE BUSINESS PARK OWNERS ASSOCIATION, INC. may suspend