

**LEASE ADDENDUM
FOR CONCESSION OR OTHER LEASE INCENTIVE**

1. DWELLING UNIT DESCRIPTION.

Unit No.: 201; Street Address: : 11238 SW Village CT #201
City, State Zip Code: Port St. Lucie, FL 34987

2. LEASE CONTRACT DESCRIPTION.

Lease Contract Date: 12/18/2022; Owner's Name: Continental 409 Fund LLC-Springs at Tradition
Residents (*list all residents*): Freeman
Lewis

This Addendum constitutes an Addendum to the above-described Lease Contract for the above described premises, and is hereby incorporated into and made a part of such Lease Contract. Where the terms or conditions found in this Addendum vary or contradict any terms or conditions found in the Lease Contract, this Addendum shall control.

3. CONCESSION/DISCOUNT AGREEMENT. As consideration for your agreement to enter into the Lease Contract, to remain in your dwelling and to fulfill your Lease obligations throughout the full term of your Lease, you will receive the following rent concession and/or discount:

We are providing you the option to enroll in Continental Cash Back, powered by Stake Rewards Program™ ("Stake Rewards"), to earn 3% cash back every time you pay your rent in-full and on-time. If you choose to enroll in Stake Rewards, you shall abide by the Terms and Conditions of that program attached hereto. Enrollment in Stake Rewards shall terminate no later than the expiration or termination of this Lease Contract. At no time shall enrollment in Stake Rewards be attached to the apartment, nor does enrollment have any monetary value whatsoever. If you leave the Stakes Rewards Program, for any reason whatsoever, you are not entitled to any refund or discount in rent or fees.

4. CONCESSION/DISCOUNT CANCELLATION AND CHARGE-BACK. The concession and discounts indicated above are provided to you as an incentive and with the understanding that you will fulfill your obligations under the Lease Contract through the entire term of your Lease. If you breach the lease by failing to timely pay the full amount of rent, utilities, and contractual fees due, or your lease is terminated early due to your default (for example, if you abandon the premises without paying rent or are evicted), this Addendum will be immediately terminated, and you will be required to immediately repay to the Owner the amounts of all concessions and discounts received by you and without further notice from us, including the value of any Continental Cash Back made available to you through Stake Rewards.

5. MARKET RENT. The market rent for this dwelling is the rent stated in the Lease Contract. You acknowledge that the market rent is a fair representation of what the specific dwelling would actually rent for at the time the Lease Contract was negotiated and executed and is reflective of the rent for a similar dwelling at comparable properties.

You are legally bound by this document. Please read it carefully.

Resident or Residents
(*All residents must sign*)

Owner or Owner's Representative
(*Signs below*)

Date of Signing Addendum
