SD	HA —	
SALTY DOG HOU	SING AUTHORITY	
These expectations of Tenant and Landlord have been adopted to secure your comfo	ort and safety while maintaining a quality living environment	
these expectations of Tenant and Dandord have been adopted to secure your comme	Te and safety, while maintaining a quanty fiving environment.	
What we at SDHA expect from Tenants:	What Tenants should expect from SDHA:	
what we at Spirit expect from Tenants.	What remains should expect from SDIII.	
RESPECT. Feamwork: We work together, support each other and do our best together. Integrity: We always try to do the right thing, be honest and trustworthy and ultimately treat others as we would like to be treated.	RESPECT. Teamwork: We work together, support each other and do our best together. Integrity: We always try to do the right thing, be honest and trustworthy and ultimately treat others as we would like to be treated.	
Camiliarize yourself with the Lease Agreement and the Covenants for your unit. The Covenants are ocated at www.imchhi.com/brighton-bay for the units located in Brighton Bay and www.imchhi.com/broad-creek-landing for the units in Forest Cove.	Explanation of Covenants and Lease Agreement. Willingness to explain any rule in which you do not understand. Printed copies are available at your request.	
Maintain your unit while you have guests visiting. We expect your guests to respect our property and naintain a level of respect for your/our neighbors. No loud parties, no drinking out on decks or in front of units, abusing pool privileges, parking, etc. Ultimately you are responsible for your guests and their ctions.		
tespect and obey all local and federal laws.	Involvement in any illegal activity including drug related offenses will result in immediate termination of the Lease Agreement. You will be asked to leave the property immediately.	
Our property to be kept as you would if you owned it. Kept clean, free from clutter, properly disposing of trash to avoid pest infestations. Using proper cleaning supplies for regular cleaning maintenance.	You will have inspections twice a month around the 1st and 15th.	
Communication of problems with unit in timely fashion. Please do not wait until an inspection if there is a problem that needs attention sooner rather than later.	Diligently fix all problems with unit in a timely fashion.	
Excluding landlord from your personal lives. Respect of your roommates property and space in the init.	We do not get involved in your personal lives. We do not get involved in disputes regarding your roommates.	
Communication during regular business hours, Monday-Saturday 8am-5pm unless it is an emergency. f there is an emergecy, please call immediately.	Here are the list of contacts: 1. Tim Stearns 843-683-6473 tim@saltydog.com 2. Holly Bingham 843-540-8040 holly@saltydog.com 3. Trey Singletary 843-290-3443 treysingletary@saltydog.com You may use hotschedule message as well. Someone will respond.	

Tenant		



