SPECIAL PROVISIONS

2715 Zaragosa St, Austin, TX 78702

1. Tenant shall replace the HVAC filters at least monthly, unless Tenant uses a higher-MERV filter, in which case Tenant may follow the manufacturer's recommended replacement interval.

2. Tenant shall have the property professionally cleaned at move-out and provide Landlord with paid receipts.

3. If Tenant ever has a pet, Tenant must adhere to the Pet Policy, even if Tenant did not have a pet at the time the lease was signed.

4. Subletting, Airbnb, and any other form of short-term letting are prohibited.

5. Tenant shall adhere to all city, county and state noise and nuisance ordinances and is responsible for any fines assessed by any department.

6. Repairs to appliances, including washer, dryer, dishwasher, refrigerator, and garbage disposal, are the responsibility of Tenant up to $100 per incident. This $100 limit does not apply to conditions described in Paragraph 15D(2)(a); Tenant remains fully responsible for repairs to appliances arising from conditions caused by Tenant, an Occupant, or any guest or invitee of Tenant.