

RESIDENT BENEFIT PACKAGE

Resident agrees to pay Spalding Brokers a monthly Resident Benefit Package fee of \$15.00 payable without demand with rent on or before the (1st) first day of each calendar month as outlined in the lease agreement.

RESIDENT BENEFIT PACKAGE:

- A portion of Resident's total amount due will be used to have HVAC filters delivered to their home approximately every 90 days under the Utility & Maintenance Reduction Program. Resident shall properly install the filter that is provided within two (2) days of receipt. Resident hereby acknowledges that the filters will be dated and subject to inspection by Landlord upon reasonable notice to verify replacement has been timely made. If at any time Resident is unable to properly or timely install a filter Resident shall immediately notify Landlord in writing. Resident's failure to properly and timely replace filters is a material breach of this agreement and Landlord shall be entitled to exercise all rights and remedies it has against Resident and Resident shall be liable to Landlord for all damages to the property, A/C, or heating system caused by Resident's neglect or misuse.
- Online Tenant Portal
- Free Online Rent Payment via Tenant Portal using ACH (Checking Account information)
- After Hours Emergency Maintenance Hotline: 855-559-5525
- 1-time forgiveness of Late fee if rent is paid in full by 10th of month.
- 1-time forgiveness of NSF fee if rent is paid in full by 10th of month.

Resident Signature

Date

Resident Signature

Date

Resident Signature

Date

Property Manager Signature

Date