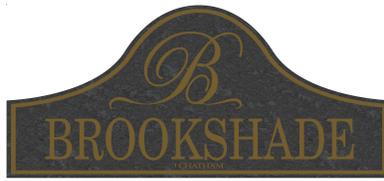


## AGREEMENT FOR USE OF PREMISES

BY THIS AGREEMENT, made and entered into on the \_\_\_\_\_ day of \_\_\_\_\_, 201\_\_\_, between BROOKSHADE HOMEOWNERS ASSOCIATION, herein after referred to as “Owner” and \_\_\_\_\_, hereinafter referred to as “User”, Owner affords User the right and privilege to occupy and use that certain premises known as BROOKSHADE CLUBHOUSE commencing at: (time: ) \_\_\_\_\_ (date: ) \_\_\_\_\_ *Until* (time: ) \_\_\_\_\_ (date: ) \_\_\_\_\_.

Upon execution of this Agreement, User is to deposit with Owner the sum of One Hundred and 00/100 Dollars (\$100.00), as a security deposit for the use of said premises. User acknowledges that said security deposit will be retained by the Owner until completion of the usage by User and inspection of premises. The security deposit will be returned in full if the premises is returned in substantially the same condition as delivered to User, however, should the premises be unclean or damaged, then Owner shall have the right to retain all or a reasonable portion of the security deposit sufficient to effectuate appropriate cleaning or repairs. Should cleaning or the damage to the premises exceed the amount of the security deposit, then User shall be responsible to Owner for the full amount necessary to return the premises to its original condition.

User stipulates that he/she has examined the premises and that they are, at the time of delivery, in good order, good repair, safe and clean.



User acknowledges and agrees that the premises is limited to the Clubhouse facility itself and does not include the swimming pool or the swimming pool apron immediately adjacent thereto.

User acknowledges that he/she is a member of the Brookshade Homeowners Association and that the occupants of the premises will be supervised by an adult, twenty-one (21) years of age or older, at all times during the use of the same.

User further acknowledges that the premises is to be used for lawful purposes and that they will not permit anything to be done in or on the premises, in whole or in part, in any manner that would in any way violate any federal, state, or local law or ordinance.

User shall indemnify and hold harmless Owner, its directors, officers, and members from any and all damages or claims for damages which may be occasioned by User's use of the subject premises.

IN WITNESS WHEREOF, the parties have hereunto set their hand and seal the day and year first above written.

User has read and agrees to the Clubhouse Policy & Rules. \_\_\_\_\_ Initial by User

OWNER:

By: \_\_\_\_\_

USER:

By: \_\_\_\_\_