



Smith Investments

dba Commodore Villages Apartments & Townhomes

4486 Babe Howard Blvd.

Millington, TN 38053

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www.smithinvest.com

EXHIBIT A

Community Room

Rules & Regulations

1. The Community Room is a Non Smoking facility. All smoking must be done outside.
2. All of the Community Rooms furnishings must remain inside the facility at all times.
3. Violent criminal and/or drug related activity is not tolerated and will be grounds for immediate Agreement termination and removal of Licensee from property.
4. No parking on the grass is allowed without special written permission.
5. Please use extreme caution when using candles, matches, lighters etc. Never leave candles, incense etc. unattended while burning and please make sure all incendiary devices are extinguished before disposal.
6. No pets of any nature are allowed into the community room (Service animals excluded).
7. You may not hang balloons, posters, pictures, etc. from walls or ceiling without prior written permission.
8. Please be considerate of the Community, loud noise, foul language, etc. type complaints may result in immediate termination of Agreement and removal of Licensee from premises.
9. The Licensee (contract signer) must be present at all times during set up, event, and cleanup.
10. We provide microwaves in the holding area, food warmers and crock pots are allowed but frying, grilling, and/or baking is not allowed in the Community Room. We will allow a grill/smoker for barbecue type events, with prior written permission.
11. The Pool area is restricted unless a special use permit is granted in writing by the office. Swimming attire is not allowed in the community room at any time.
12. Please be aware of your surroundings at all times and report any suspicious activity or trespassers to the Millington Police Department.

The Licensee is responsible for securing the building after the Community Room event.

Lockout service: 873-6758

Emergency maintenance: 873-6760

Police Department: 911 or 872-3333

Fire Department: 911 or 872-7851

Licensee signature _____

Licensee signature _____

Licensor/Agent signature _____