

MOUNTAIN SHADOWS MOBILEHOME COMMUNITY
4040 E. Piedmont Drive
Highland, California 92346

AMENDMENT TO MOBILE HOME LEASE AGREEMENT
OF
MOUNTAIN SHADOWS MOBILEHOME COMMUNITY

Mountain Shadows Mobilehome Community, Lessor (hereinafter "Park") and those persons listed below as Resident (hereinafter "Resident") agree to the terms and conditions set forth in this Amendment which amend and supplement the long term Mobile Home Park Lease, (hereinafter "Lease") dated July 1, 1986, or some date thereafter, or having assumed or accepted assignment of the Lease at sometime thereafter, as amended.

1. The Lease is amended on page 2 at paragraph 5A by adding the following paragraph:

"The guest fee when applicable under the Community Guidelines shall be:

November 1, 2000 through December 31, 2007, fifteen dollars (\$15)
per day per guest;
January 1, 2008 through January 31, 2016, twenty dollars (\$20) per
day per guest.

Should the occasion occur, regarding the imposition of a guest fee, all monies collected will be delivered to the Mountain Shadows Mobilehome Owner's Association within 45 days of collection.

2. The Lease is amended on page 2 at paragraph 5D MAINTENANCE OF MOBILE HOMES AND SPACES by adding the following as the first sentence:

"Resident at all times is, and shall be, responsible for maintaining their home and homesite and all landscaping, including without limitation, trimming of all flowers, bushes, shrubs and trees, and maintaining driveways and structures, improvements, and other things attached to or placed on the homesite."

3. The Amendment to Lease effective February 1, 1995, is amended on page 2 of 6 (B) at the second line of paragraph 1. by deletion of "August 31, 2009" and insertion of "January 31, 2016," and at paragraph 2. at the first line of "Paragraph 2." by deletion of that first line and insertion of the following line:

"Rental adjustments will take effect on the 1st of February of each year".

4. The effective date of this Amendment is December 1, 2000.
5. All other provisions of the Lease, as amended continue to be valid and binding.
6. All signatories to the Lease must sign below.

IN WITNESS WHEREOF, Owner and Resident have executed this Amendment as of the day and year written below.

**MOUNTAIN SHADOWS
MOBILEHOME COMMUNITY**

Date: _____

By: _____
Owner/Authorized Agent

RESIDENT

Date: _____

RESIDENT

Date: _____

Homesite No. _____

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