CCA: ACT OF DECLARATION

ARTICLE VIII.

LEASES AND CONVEYANCES

1. Leases. Any lease or sublease of a Unit must be in writing, except of any lease or sublease relating to any Unit owned by a Declarant. Any such lease or sublease of a Unit shall be for a period of not less than three (3) months and shall include a provision that the lessee or sublease agrees to abide by and comply with all terms and restrictions of the Condominium Declaration and the rules and regulations of the Association. An executed counterpart of such lease or sublease shall be delivered to the Association prior to commencement of occupancy by any tenant or sub tenant thereunder.

Every lease or sublease of a Unit, and any renewal thereof, is subject to the prior approval of the Association, except for any lease or sublease relating to any Unit owned by Declarant. Such approval will not be unreasonably withheld or delayed. If a tenant has violated any of the Rules and Regulations of the Association, withholding of approval of any new lease, sublease or renewal with such tenant or sub tenant shall be deemed to be reasonable.