PLEASE COMPLETE THE SUBLEASE REQUIREMENTS AND SUBMIT ONE (1) ORIGINAL SET ONLY TO MAXWELL-KATES, INC AT 9 East 38th Street New York, N.Y. 10016 6th floor att: Transfer Department

READ FIRST IMPORTANT NOTES: In accordance with the Offering Plan Regulatory Agreement, sublets are only allowed after two (2) years of ownership. Shareholders can only sublease their apartment for every two (2) out of four (4) years. Sublease term must be for a minimum twelve (12) month period. No Dogs allowed in sublet apartments. A Shareholder Sublet Fee equal to one (1) month’s current maintenance will be due upon submission of his application. This fee will be deposited only after approval of the sublease. All moves must be scheduled at least ten (10) days in advance with Kim Rabsatt at Maxwell-Kates @212-684-8282.

INFORMATION REQUIREMENTS:
1. Sublease Application filled out in its entirety (form attached).
2. Sublease Agreement executed by all parties (attached) & Lead Paint/Window Guard Disclosure Form must be executed by Subtenant.
3. One (1) Personal Letter of Reference and One (1) business letter of reference for each applicant.
4. Credit Report Authorization, House Rules, Pet Rider, Arrears Acknowledgement, Lease Rider, Move in/Move out Acknowledgement & Two Year Sublease Affidavit Acknowledgement must be executed by tenants & shareholder where applicable (all attached to this application).
5. Letter of reference from current Landlord or Managing Agent.
6. Employer letter stating salary, position & length of employment with four (4) most recent pay stubs.
7. Tenants must complete the Assets and Liability Statement (attached) with supporting documents.
8. Copy of the last two (2) year’s Income Tax Returns with corresponding W-2 forms.
9. Emergency Contact Form and Fire Safety Acknowledgement Form must be completed by Tenants.

Fees Due Upon Submission of Package:

Payable to Maxwell-Kates, Inc.
1) Check in the amount of $165.00 per each individual applicant named on the sublease and as a guarantor (if applicable), payable to Maxwell-Kates, Inc. for credit/criminal reports (non-refundable).
2) Application fee from the tenant in the amount of $250.00 payable to Maxwell-Kates, Inc., (non-refundable).

Payable to Madison Plaza Apartment Corp:
1) Move-in deposit of $500.00 from tenant payable to Madison Plaza Apartment Corp must be submitted with package.
2) Move-out deposit of $500.00 from tenant payable to Madison Plaza Apartment Corp must be submitted with package.
3) Administrative Fee of $250.00 (non-refundable) payable to Madison Plaza Apartment Corp must be submitted with package.
UNIT LEASE APPLICATION FORM

The undersigned hereby submits this Application to lease unit _____ (the “Apartment”) in the Madison Plaza Apartment Corp. (the “Co-op”) and acknowledge their understanding of the following:

1. Pursuant to authority granted in the By-Laws of the Co-op, the Co-op Board will utilize this Application to obtain background information regarding the proposed lessee.

2. The Co-op Board may require additional information and/or an interview with members of the Admissions Committee.

3. The proposed lease cannot be completed without the Co-op Board’s Waiver of Right of First Refusal.

4. The By-Laws, House Rules, and Regulations that govern the occupancy of the Unit, by the applicant(s) have been read and agreed to.

5. The Co-op, the Board or its agents, will not be responsible for any liabilities or expenses incurred by an applicant and/or Unit Owner whose Application is disapproved.

6. Any unit owner who allows a proposed lessee to move into the unit without receiving a Waiver of Right of First Refusal will be subject to an illegal subletting penalty of $50.00 per day for each day that a Unit Owner is in non-compliance.

7. Falsification of information provided, or omission of material information here from, may result, without limitation, in revocation of the Board’s approval of the lease.

8. The undersigned acknowledges that they are leasing the Unit in a “as is condition” and neither the Board nor the Co-op has any obligation to make repairs to the interior of the Unit.

Applicant: ___________________________ Date: ___________________________
(Signature)

Applicant: ___________________________ Date: ___________________________
(Signature)
# Application Information Sheet

**Building Name:**

**Building Address:**

**Apt #:**

**Date:**

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DATA APPLICATION FORM

NAME __________________________________________ SS# ____________________________

PRESENT RESIDENCE ______________________________________________________________

TELEPHONE ( ) ___________________________ LICENSE# ________________________________ STATE ____________

YEARS AT THIS ADDRESS ______ MONTHLY CARRYING COSTS __________________________________________

DO YOU OWN YOUR PRESENT RESIDENCE? __________________________________________

ADDRESS OF ADDITIONAL RESIDENCES OWNED OR LEASED:

____________________________________________________________________________________

EMPLOYER __________________________________________

BUSINESS ADDRESS __________________________________________

LENGTH OF EMPLOYMENT ______________

TELEPHONE ( ) ___________________________ NATURE OF BUSINESS __________________________

POSITION ___________________________ ANNUAL SALARY __________________________

PREVIOUS EMPLOYER __________________________________________

PREVIOUS ADDRESS __________________________________________

LENGTH OF EMPLOYMENT ______________

SPOUSE'S EMPLOYER __________________________________________

BUSINESS ADDRESS __________________________________________

LENGTH OF EMPLOYMENT ______________

TELEPHONE ( ) ___________________________ NATURE OF BUSINESS __________________________

POSITION ___________________________ ANNUAL SALARY __________________________

NAME, ADDRESS AND TELEPHONE NUMBER OF BROKER (IF APPLICABLE)

____________________________________________________________________________________

NAME OF ALL PERSONS, RELATIONS AND AGE OF EACH APPLICANT WHO WILL RESIDE IN UNIT

____________________________________________________________________________________

ARE THERE ANY OUTSTANDING JUDGEMENTS AGAINST YOU? IF SO, PLEASE EXPLAIN

____________________________________________________________________________________

DO YOU HAVE DIPLOMATIC IMMUNITY OR ANY OTHER SPECIAL STATUS?

____________________________________________________________________________________

HAVE YOU DECLARED BANKRUPTCY OR ARE YOU INVOLVED IN A BANKRUPTCY PROCEDURE? IF YES, PLEASE EXPLAIN

____________________________________________________________________________________
PERSONAL REFERENCES APPLICATION FORM

SOCIAL REFERENCES (TWO):
NAME (1) __________________________________________ PHONE ____________________
ADDRESS __________________________________________ PHONE ____________________
NAME (2) __________________________________________ PHONE ____________________
ADDRESS __________________________________________ PHONE ____________________

BUSINESS REFERENCES:
NAME, ADDRESS AND PHONE # OF PERSON WHO CAN VERIFY EMPLOYMENT OR IS THE APPLICANTS SUPERVISOR:

________________________________________________________________________

FINANCIAL REFERENCES:
BANK NAME (PERSONAL ACCOUNTS) _____________________________________________
ADDRESS __________________________________________ CHECKING ACCOUNT# _______
ADDRESS __________________________________________ SAVINGS ACCOUNT # __________
CHARGE ACCOUNT __________________________________ ACCOUNT # ________________
EXPIRATION DATE ________________________________
CHARGE ACCOUNT __________________________________ ACCOUNT # ________________
EXPIRATION DATE ________________________________
BANK NAME (BUSINESS ACCOUNTS) _____________________________________________
ADDRESS __________________________________________ CHECKING ACCOUNT# _______

NAME OF CLOSEST LIVING RELATIVE NOT INTENDING TO RESIDE WITH APPLICANT (Indicate Relationship):
NAME __________________________________________ PHONE _________________________
ADDRESS __________________________________________ PHONE _________________________

APPLICANT’S SIGNATURE _______________________________________________________
DATE ________________________________

OWNER’S NAME _____________________________________________________________
ADDRESS __________________________________________ BUSINESS PHONE _____________
HOME PHONE ________________________________________________________________
SUBLEASE AGREEMENT

The parties agree as follows:

Date of this Sublease:

Parties to this Sublease:

Overtenant:

Address for notices:

You, the Undertenant:

Address for notices:

If there are more than one Overtenant or Undertenant, the words "Overtenant" and "Undertenant" used in this Sublease includes them.

Information from Over-Lease:

Landlord:

Address for notices:

Overtenant:

Address for notices:

Date of Over-Lease:

Term: from to:
A copy of the Over-Lease is attached as an important part of the Sublease.

Term: years months Beginning:
ending:

Premises rented:

Use of premises:

3. The premises may be used for only:

Rent:

4. The yearly rent is $ , the Overtenant in twelve equal monthly payments on the first day of each month. The Security:

5. The security for the Undertenant's conduct is $ . Undertenant states that Overtenant has received it. Overtenant states that Overtenant has received it in accordance with Paragraph of the Over-Lease.

Agreement to lease and pay rent:

6. Overtenant will pay this yearly rent to Overtenant in twelve equal monthly payments on the first day of each month. Overtenant shall be paid in advance of the security deposit.

Notices:

3. All notices in the Sublease shall be served "return receipt requested".

Subject to:

4. The Sublease is subject to the Over-Lease. It is also subject to any agreement to which the Over-Lease is subject. You, the Undertenant, shall have all the rights and obligations of the Sublease. You, the Undertenant, shall be bound by all the terms and conditions of the Sublease.

Overtenant's duties:

5. The Over-Lease describes the Landlord's duties. The Overtenant is not obligated to perform the Landlord's duties. If the Overtenant fails to perform, you, the Undertenant, shall perform the Overtenant's duties as stated in the Over-Lease.

Consent:

6. If the Landlord's consent is required, this consent must be received within days from the date of this Sublease. If the Landlord's consent is not received within the time stated, the Sublease will be void. In such case, all parties are excused for any action taken, and all payments shall be refunded to you, the Undertenant.

Adopting the Over-Lease and exceptions:

7. The provisions of the Over-Lease are part of this Sublease. All the provisions of the Over-Lease apply to the Undertenant. Any amendments to the Over-Lease shall be binding upon you, the Undertenant.

b) These numbered paragraphs of the Over-Lease shall not apply.
No authority: 12. You, the Undertenant, have no authority to contract or make any agreement with the Landlord about the premises or the Over-Lease. You, the Undertenant, may not pay rent or other charges to the Landlord, but only to the Overtenant.

Successors: 13. Unless otherwise stated, the Sublease is binding on all parties who lawfully succeed to the rights or take the place of the Overtenant or you, the Undertenant. Examples are an assignee, heir, or a legal representative such as an executor of your will or administrator of your estate.

Changes: 14. This sublease can be changed only by an agreement in writing signed by the parties to the Sublease.

Signatures:

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<th>You, the UNDERTENANT:</th>
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Witness:

GUARANTY OF PAYMENT WHICH IS PART OF THE SUBLEASE

Date of Guaranty:

Guarantor and address:

Reason for Guaranty: 1. I know that the Overtenant would not rent the premises to the Undertenant unless I guarantee Under-tenant's performance. I have also requested the Overtenant to enter into the Sublease with the Undertenant. I have a substantial interest in making sure that the Overtenant rents the premises to the Undertenant.

Guaranty: 2. The following is my Guaranty: I guarantee the full performance of the Sublease by the Undertenant. This Guaranty is absolute and without any condition. It includes, but is not limited to, the payment of rent and other money charges.

In addition, I agree to these other terms:

Changes in Sublease have no effect:

Waiver of notice:

Performance:

4. I do not have to be informed about any failure of performance by Undertenant. I waive notice of non-payment or non-performance.

5. If the Undertenant fails to perform under the Sublease, the Overtenant may require me to perform without first demanding that the Undertenant perform.

Waiver of jury trial:

6. I give up My right to trial by jury in any claim related to the Sublease or this Guaranty.

Changes:

7. This Guaranty of payment and performance can be changed only by written agreement signed by all parties to the Sublease and Guaranty.

Signatures:

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EPA and HUD Lead Paint Regulations, Effective September 6, 1996

Landlords must disclose known lead-based paint and lead-based paint hazards of pre-1978 housing to tenants. Use the following BLUMBERG LAW PRODUCTS (800 LAW MART) to comply:

3140 Lead Paint Information Booklet  3141 Lead Paint Lease Disclosure Form.

December 6, 1996 for owners of 1 to 4 residential dwellings.

Leases for less than 100 days, 5-bedroom units, elderly and handicapped housing (unless children live there) and housing found to be lead-free by a certified inspector are excluded.
**ANNUAL NOTICE**

**PROTECT YOUR CHILD FROM LEAD POISONING AND WINDOW FALLS**

New York City law requires that tenants living in buildings with 3 or more apartments complete this form and return it to their landlord before February 15, each year. If you do not return this form, your landlord is required to visit your apartment to determine if children age 10 years or younger (under 11) live in your apartment. If young children live in your apartment, the law requires your landlord to inspect for and properly install window guards and to inspect for and safely repair peeling paint.

### Peeling Lead Paint

By law, your landlord is required to inspect your apartment for peeling paint and other lead paint hazards at least once a year if a child age 6 years or younger (under 7) lives with you.

- You must notify your landlord in writing if a child under 7 comes to live with you during the year.
- If a child under 7 lives with you, your landlord must inspect your apartment and provide you with the results of these paint inspections.
- **Always report peeling paint to your landlord. Call 311 if your landlord does not respond.**
- Your landlord must use safe work practices to repair all peeling paint and other lead paint hazards.

These requirements apply to buildings with 3 or more apartments built before 1960. They also apply to buildings built between 1960 and 1978 if the landlord knows that lead paint is present.

### Window Guards

By law, your landlord is required to install window guards in all your windows if a child age 10 or younger (under 11) lives with you, OR if you request them (even if no children live with you).

- **ONLY windows that open to fire escapes, and one window in each first floor apartment when there is a fire escape on the outside of the building, are legally exempt from this requirement.**
- It is against the law for you to interfere with installation, or remove window guards where they are required. Air conditioners in windows must be permanently installed.
- Window guards should be installed so there is no space greater than 4½ inches above or below the guard, on the side of the guard, or between the bars.

These requirements apply to all buildings with 3 or more apartments, regardless of when they were built.

Please check all that apply.

- [ ] A child age 6 years or younger (under 7) lives in my apartment.
- [ ] A child age 10 years or younger (under 11) lives in my apartment and:
  - [ ] Window guards are installed in all windows as required.
  - [ ] Window guards need installation or repair.
  - [ ] Window guards are NOT installed in all windows as required.
- [ ] No child age 10 years or younger (under 11) lives in my apartment:
  - [ ] I want window guards installed anyway.
  - [ ] I have window guards, but they need repair.

---

**Signature**

**Telephone Number**

**Date**

Deadline for return: February 15, 2009

**PLEASE RETURN THIS FORM TO:** MAXWELL-KATES, INC.
9 EAST 38th STREET
6th FLOOR
NEW YORK, NEW YORK 10016

Call 311 for more information on preventing window falls and lead poisoning.
AUTHORIZATION
PLEASE READ CAREFULLY BEFORE SIGNING

I/We authorize a tenant background search or consumer report. I/We authorize the verification of all information in this application and its release to the Landlord/Condominium/Cooperative/Maxwell-Kates, Inc. or other parties connected with the lease/purchase/transfer contemplated herein.

APPLICANT(S) NAME: 1.__________________________  2.__________________________

APPLICANT(S) SIGNATURE 1. _______________________________  2. _______________________________

ADDRESS: 1._________________________________________  2._________________________________________

_________________________________________________________________________________________

SOCIAL SECURITY #: 1.__________________________  2.__________________________

DATE OF BIRTH: 1.__________________________  2.__________________________

NOTICE UNDER NYCAS 20-808

The application provided by you may be used to obtain a tenant screening report; the name and address of the consumer reporting agency or agencies that will be used to obtain such report is/are:

CoreLogic Safe Rent
c/o Consumer Relations Department
7300 Westmore Road, Suite 3
Rockville, MD 20850-5223
Telephone: (888) 333-2413

Pursuant to federal and state law:

1. If the Landlord takes adverse action against you on the basis of information contained in a tenant screening report, the Landlord must notify you that such action was taken and supply you with the name and address of the consumer reporting agency that provided the tenant screening report on the basis of which such action was taken;

2. If any adverse action is taken against you based on information contained in a consumer screening report, you have the right to inspect and receive a free copy of that report by contacting the consumer reporting agency;

3. Every tenant or prospective tenant is entitled to one free tenant screening report for each national consumer reporting agency annually, in addition to a credit report that should be obtained from www.annualcreditreport.com; and

4. Every tenant or prospective tenant may dispute inaccurate or incorrect information contained in a tenant screening report directly with the consumer reporting agency.
MADISON PLAZA APARTMENT CORP.
HOUSE RULES

1. The public halls and stairways of the Residential Unit shall not be obstructed or used for any purpose other than ingress to and egress from the Apartments in the Residential Unit, and the fire towers shall not be obstructed in any way.

2. No person shall be permitted on the main roof, except under the auspices or supervision of the Board of Directors of Madison Plaza Apartment Corp. (the "Apartment Corporation").

3. No lounging or loitering shall be permitted by any person in the vestibule, lobby or area immediately outside the entrance of the Building.

4. Children shall not play in the lobby, public halls, stairways or elevators of the Building, nor shall they be permitted upon terraces or balconies of the Residential Unit unless accompanied by a responsible adult.

5. No public hall in the Residential Unit shall be decorated or furnished by any Tenant-Shareholder in any manner without the prior written consent of the Board of Directors of the Apartment Corporation.

6. No article shall be placed in the halls or on the staircase landings or fire towers, nor shall anything be hung or shaken from the doors, windows, terraces or balconies or placed upon the windowsills of the Residential Unit.

7. No bicycles, scooters, shopping carts, baby carriages or similar vehicles shall be allowed to stand in the public halls, lobby, passageways, areas or courts of the Building.

8. No awnings or ventilators shall be used in or about the Residential Unit except such as shall have been expressly approved by the Apartment Corporation, nor shall anything be projected out of any window of the Building without similar approval.

9. No sign, notice, advertisement orillumination shall be inscribed or exposed on or at any window or other part of the Residential Unit.

10. No notices of any sort shall be posted in the hallways or elevators of the Residential Unit, except by the managing agent of the Apartment Corporation, nor shall any such be affixed to the doors or walls of any public area in the Building.

11. The entrance, vestibule and lobby of the Residential Unit shall not be cluttered or impeded with baggage or other personal belongings and shall be kept free of such
articles except for a brief period when loading or unloading.

12. No radio or television aerial shall be attached to or hung from the exterior of the Building without the prior written approval of the Apartment Corporation or its managing agent.

13. No Tenant-Shareholder shall install any plantings on any terrace, balcony, patio or roof without the prior written approval of the Apartment Corporation. Plantings shall be contained in boxes of wood lined with metal or other material impervious to dampness and standing on supports at least two inches from the terrace, balcony, patio or roof surface, and if adjoining a wall, at least three inches from such wall. Suitable weep holes shall be provided in the box to draw off water. In special locations, such as a corner abutting a parapet wall, plantings may be contained in masonry or hollow tile walls which shall be at least three inches from the parapet and flashing, and raised at least two inches from the terrace, balcony, patio or roof surface, with the floor of drainage tiles and suitable weep holes at the sides to draw off water. It shall be the responsibility of the Tenant-Shareholder who installs any planting to maintain the containers in good condition, and the drainage tiles and weep holes in operating condition.

14. Each Tenant-Shareholder shall keep Tenant-Shareholder's Apartment and any other space in the Residential Unit rented by Tenant-Shareholder in a good state of preservation and cleanliness and shall not sweep or throw or permit to be thrown therefrom, or from the doors, windows, terraces or balconies thereof, any dirt, bird food, cigarettes or cigar stubs, cans, bottles or other substances. Pigeons or other birds or animals shall not be fed from windows, windowsills, terraces or balconies, or in or from the public portions of the Building or surrounding areas. Tenant-Shareholders are prohibited from maintaining bird feeders on windowsills, balconies, terraces or patios.

15. Garbage and refuse from Apartments shall be disposed of only at such times and in such manner as the superintendent or managing agent of the Apartment Corporation may direct. No bottles shall be deposited in the compactor chute.

16. Garbage and refuse from Apartments shall be deposited in and forced down the shaft provided therefor in the compactor room. No paper, garbage or refuse shall be left on the floor of the compactor room other than clean bottles and newspapers neatly stacked. All items too large to be deposited in the chute provided for garbage and refuse shall be carried by Tenant-Shareholders to the garbage room in the basement.

17. The agents of the Apartment Corporation, and any contractor or workman authorized by the Apartment Corporation, may enter any Apartment at any reasonable hour of the day for the purpose of inspecting such Apartment to ascertain whether measures
are necessary or desirable to control or exterminate any vermin, insects or other pests and for the purpose of taking such measures as may be necessary to control or exterminate any such vermin, insects or other pests.

18. Water closets, toilets and other water apparatus in the Residential Unit shall not be used for any purposes other than those for which they were constructed, nor shall any sweepings, rubbish, rags or any other articles be thrown into the water closets. The cost of repairing any damage resulting from misuse of any water closets or other apparatus shall be paid for by the Tenant-Shareholder in whose Apartment it shall have been caused.

19. Tenant-Shareholders shall maintain their terraces or balconies in a neat and orderly condition and shall not use the terraces, balconies or patios as storage space.

20. Tenant-Shareholders shall be responsible for all dirt and garbage created by any outside employee, contractor or trades person serving them and shall see to it that such agents leave the Apartment and the Building in an orderly and clean condition at the close of each day's work.

21. Tenant-Shareholders shall comply with all recycling laws regarding the disposal of garbage and refuse. In the event that a violation is imposed against the Apartment Corporation or the Building by reason of a Tenant-Shareholder's non-compliance with such recycling laws, that Tenant-Shareholder shall be responsible for payment of fines, penalties, attorney's fees and other costs of compliance incurred by the Apartment Corporation.

22. Each Tenant-Shareholder shall leave with the superintendent a key or keys to Tenant-Shareholder's Apartment. No Tenant-Shareholder shall alter or install a new lock on any door leading into Tenant-Shareholder's Apartment without notifying the superintendent. If Tenant-Shareholder alters or installs a new lock on any door leading into Tenant-Shareholder's Apartment, Tenant-Shareholder shall provide the superintendent with a key for the Apartment Corporation's use. If this rule is not observed and it becomes necessary for any reason to break into an Apartment, the Tenant-Shareholder shall be liable for all damages to the door, and for all damages to any other parts of the Building caused by delay in obtaining access to the Apartment.

23. Each Apartment key or keys will be maintained by the Apartment Corporation in a secure manner and in the event a Tenant-Shareholder shall withdraw a key, Tenant-Shareholder shall be required to sign a receipt therefor. The keys so deposited are intended for the Apartment Corporation's use in case emergency entry is needed; they are not deposited for use of a Tenant-Shareholder or resident member of Tenant-Shareholder's family who forgot or lost his or her key.
24. In the event access to the Apartment by an exterminator or Building personnel is requested or required by a Tenant-Shareholder, a separate key shall be provided by Tenant-Shareholder on such occasion and the emergency key shall remain undisturbed.

25. All visitors must be announced and acknowledged before admittance. If a Tenant-Shareholder anticipates more than ten (10) guests on a particular occasion, Tenant-Shareholder shall furnish the concierge in advance with a list of their names to provide admittance, on such occasion only, without the necessity of announcement.

26. Canvassing, soliciting or peddling in the Residential Unit is prohibited. No advertising matter may be placed in the mailboxes except that which is delivered by the Post Office. No circulars or other soliciting material shall be placed under or near any Tenant-Shareholder’s entrance door. Each Tenant-Shareholder is requested to report promptly any violations of this rule to the superintendent or the concierge.

27. No Tenant-Shareholder shall send any employee of the Apartment Corporation on any private business of Tenant-Shareholder during such employee's working hours, nor shall any Tenant-Shareholder engage the services of any employee of the Apartment Corporation for personal use or work in Tenant-Shareholder’s Apartment during such hours.

28. No structural alteration shall be made in any Apartment without the prior written consent by the Board of Directors of the Apartment Corporation to plans submitted to and reviewed by the Board, nor shall any alteration of any type be made to any portion of the Building fronting on the street, by any Tenant-Shareholder.

29. All contractors engaged by Tenant-Shareholders shall be licensed and shall carry such insurance as shall be required by the Board of Directors.

30. No structure, including but not limited to, fences, flower boxes or other planting installations, shall be erected on the terraces, balconies or patios of the Building. Any such structure erected on the roof of the Building shall require the approval of the Board of Directors of the Apartment Corporation and the Condominium Board. Anything erected with such approval shall be subject to removal and replacement at the expense of the Tenant-Shareholder for the purpose of necessary repairs, upkeep or maintenance of the Building. In the event the Tenant-Shareholder fails or refuses to comply with respect to a request for such removal, the Apartment Corporation may cause the removal thereof without any liability and may charge the expenses incurred by such removal to the Tenant-Shareholder.

31. Every contractor employed by a Tenant-Shareholder shall file with the Board of Directors or the managing agent a waiver of contractor's right to place any lien on the
Building.

32. Complaints regarding the services of the Residential Unit or violations of these rules shall be made in writing to the managing agent of the Apartment Corporation.

33. Any consent or approval given under these House Rules by the Apartment Corporation shall be revocable at any time.

34. These rules shall be enforced uniformly and in a non-discriminatory manner. Failure to enforce any rule on any occasion shall not constitute a waiver or abrogation thereof.

35. These House Rules shall be binding not only on the Tenant-Shareholders, but also, where applicable, on the family, guests, servants, authorized sub-Tenant-Shareholders, and other occupants of Apartments. Neither the superintendent nor any employee of the Apartment Corporation has any authority to modify these rules or to give any consent or approval that is required thereunder, unless expressly and explicitly stated in these Rules.

36. Not more than one domestic animal shall be kept or harbored by a Tenant-Shareholder in the Building, unless the Tenant - Shareholder, for each additional animal, shall be expressly permitted in writing by the Lessor to do so and such permission shall be revocable by the Lessor at any time. In no event shall "pit bulls" or similar dogs or other dangerous animals or non-domestic animals be permitted in the Building. In no event shall dogs be permitted in any of the public portions of the Building unless carried or on leash. No birds or other animals shall be fed from the window sills, terraces, balconies or in the yard, court spaces or other public portions of the Building, or on the sidewalk or street adjacent to the Building.

THESE HOUSE RULES MAY BE ADDED TO, AMENDED OR REPEALED AT ANY TIME BY RESOLUTION OF THE DIRECTORS OF THE APARTMENT CORPORATION.
HOUSE RULES

I (WE) ACKNOWLEDGE HEREBY MY UNDERSTANDING OF THE HOUSE RULES AND ALL TERMS OF THE PROPRIETARY LEASE STATED HEREIN. I (WE) RECOGNIZE THAT BY ACTING TO THE CONTRARY ON ANY TERMS OF THE PROPRIETARY LEASE AND THE HOUSE RULES I(WE) SHALL BE IN VIOLATION OF TERMS AND CONDITIONS OF THE PROPRIETARY LEASE AND ITS SUPPLEMENTS. I (WE) ALSO STATE THAT I (WE) HAVE READ THE HOUSE RULES OF THE APARTMENT CORPORATION AND GIVE MY (OUR) ASSURANCE THAT ALL MEMBERS OF MY HOUSEHOLD AND GUESTS WILL CONFORM TO THEM.

__________________________________________
APPLICANT SIGNATURE

__________________________________________
APPLICANT SIGNATURE

Dated: ________________
PET RIDER

To The Board of Directors

Re: Unit: __________

I (We) hereby acknowledge and understand that I (We) am (are) not permitted to bring or harbor any dogs in the unit that I rent.

Very truly yours,

________________________________________
Applicant Signature

________________________________________
Applicant Signature

Date: _______________________________
LETTER AGREEMENT REGARDING ARREARS

In the event that the unit owner is in arrears on the payment of common charges, assessments, and related expenses, including but not limited to late fees, Tenant will be instructed by the co-op, or its authorized agent, to pay monthly rent directly to Madison Plaza Apartment Corp.

Tenant agrees to pay the rent directly to Madison Plaza Apartments Corp. following notice by the Co-op or its authorized agent.

Co-op will notify Tenant when the unit owner has paid all arrears so that Tenant can resume payments to unit owner/landlord.

These payments are in addition to any and all rights and remedies that may be invoked by the Co-op pursuant to the terms of the Offering Plan and the relevant statues. Any failure to make such payments shall entitle the Board of Directors of the Co-op to commence summary eviction proceedings as the attorney-in-fact of the Landlord against the Tenant.

AGREED AND ACCEPTED TO:

__________________________  _________________________
Tenant Signature                  Tenant Signature

__________________________  _________________________
Shareholder Signature            Shareholder Signature

Date:__________________________
RIDER TO LEASE AGREEMENT

Tenant may not assign this lease or sublet all or any portion of the Unit without prior written consent of the Landlord and of the Board of Director's of Madison Plaza Apartment Corp.

_________________________________________  ______________________________
Unit Owner Signature                                          Tenant Signature

_________________________________________  ______________________________
Unit Owner Signature                                          Tenant Signature

_________________________________________  ______________________________
Date                                                  Date
MOVE-IN and MOVE-OUT ACKNOWLEDGEMENT

1. All moves are coordinated with Kim Rabsatt at the office of Maxwell Kates (212) 684-8282. Arrangements must be made ten (10) days in advance to reserve the elevator for a major move.

2. You should schedule your move in or move out between the hours of 10:00am-1:00pm and 1:00pm-4:00pm. Note: Moving in or out of the building is prohibited on weekends and/or holidays. Violators will be fined $150.00; owner of unit will be responsible.

3. To insure there is no damage caused during moving in and moving out of the building, a $250.00 refundable fee for each move must be submitted with the application package. The checks should be made payable to Madison Plaza Apartment Corp. In the event there is damage to the building during the move in or move out, the cost of the necessary repairs will be charged to the responsible owner.

4. All move in move outs must use masonite to cover all carpeted and tiled floors.

5. In the event the move is not completed by 4:30pm, the move will be stopped and another appointment will be scheduled.

6. Boxes, cartons, and other refuse must be disposed of properly and in compliance with recycling requirements, during and after a move.

7. Residents moving from one apartment to another are subject to these rules.

8. Movers must provide Madison Plaza Apartments Corp. with a Certificate of Insurance, Indemnity Agreement and a $500 refundable check made payable to Madison Plaza Apartment Corp.

9. I have read these regulations and agree to be bound by them. Date: ____________________

Applicant Signature ____________________  Applicant Signature ____________________
AFFIDAVIT

The owner acknowledges that the Cooperative Corporation (Madison Plaza Apartments Corp.) may permit Tenant-Shareholders to sublease their unit; provided, however, such unit may only be leased for a period not to exceed two (2) years out of every consecutive four (4) year period.

______________________________
Owner Signature

______________________________
Date:
# ASSETS & LIABILITY BALANCE SHEET

## ASSETS

<table>
<thead>
<tr>
<th>Item</th>
<th>As of Date of Application</th>
</tr>
</thead>
<tbody>
<tr>
<td>Cash</td>
<td></td>
</tr>
<tr>
<td>Checking Accounts (Note 1)</td>
<td></td>
</tr>
<tr>
<td>Savings Accounts (Note 1)</td>
<td></td>
</tr>
<tr>
<td>Marketable Securities</td>
<td></td>
</tr>
<tr>
<td>Life Insurance Net Cash Value</td>
<td></td>
</tr>
<tr>
<td>Non-Marketable Securities (Note 2)</td>
<td></td>
</tr>
<tr>
<td>Real Estate Owned (Note 3)</td>
<td></td>
</tr>
<tr>
<td>Automobiles/Pleasure Craft Owned</td>
<td></td>
</tr>
<tr>
<td>Vested Interest in Retirement Fund</td>
<td></td>
</tr>
<tr>
<td>Net Worth of Business Owned (Note 5)</td>
<td></td>
</tr>
<tr>
<td>Furniture and Personal Property</td>
<td></td>
</tr>
<tr>
<td>Notes Receivable</td>
<td></td>
</tr>
<tr>
<td>Other Assets</td>
<td></td>
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</tbody>
</table>

## TOTAL ASSETS

## LIABILITY

<table>
<thead>
<tr>
<th>Item</th>
<th></th>
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<tbody>
<tr>
<td>Installment Debt Payable (Note 6)</td>
<td></td>
</tr>
<tr>
<td>Other Unsecured Loans (Note 6)</td>
<td></td>
</tr>
<tr>
<td>Mortgage Loans (Note 6)</td>
<td></td>
</tr>
<tr>
<td>Automobiles/Pleasure Craft Loans</td>
<td></td>
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<tr>
<td>Other Secured Loans (Note 6)</td>
<td></td>
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<tr>
<td>Other Liabilities (Note 7)</td>
<td></td>
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<tr>
<td>Income Tax Payable</td>
<td></td>
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</tbody>
</table>

## TOTAL LIABILITY

## Net Worth

## TOTAL LIABILITIES AND NET WORTH

Please indicate below any lease commitments (autos, pleasure crafts, etc. to which you are obligated.)
NOTES TO BALANCE SHEET

**Note 1**

<table>
<thead>
<tr>
<th>Account #</th>
<th>Name and Address of Banking Institution</th>
<th>Balance</th>
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<tbody>
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</table>

**Note 2**

<table>
<thead>
<tr>
<th>No.</th>
<th>Type of Shares</th>
<th>Issuer</th>
<th>Market Value</th>
<th>Monthly Dividend &amp; Interest</th>
</tr>
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<tbody>
<tr>
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</table>

(Please submit brokerage statements or other reports)

**Note 3**

<table>
<thead>
<tr>
<th>Address of Property</th>
<th>Type of Property</th>
<th>Cost of Property</th>
<th>Market Value</th>
<th>Amt. Of Mort Other Loans</th>
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<tbody>
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</table>

**Note 4** Make and Year of Vehicle: ____________________________________________

**Note 5** Briefly Describe Other Assets: _______________________________________

**Note 6** Please provide the following for all Debt:

<table>
<thead>
<tr>
<th>Creditor's Name and Address</th>
<th>Acct. No.</th>
<th>Monthly Payments</th>
<th>Unpaid Left</th>
<th>Balance</th>
</tr>
</thead>
<tbody>
<tr>
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</table>

**Note 7** Briefly describe any other liabilities:
EMERGENCY CONTACT FORM

Apt. # ____________

OWNER INFORMATION

Name ____________________________ Address ____________________________

______________________________________________________________

Telephone: (Home) ____________________________

(Office) ____________________________

(Other) ____________________________

(E-mail address) ____________________________

Person(s) to call in the event of an emergency:

Name ____________________________ Telephone ____________________________

Name ____________________________ Telephone ____________________________

TENANT INFORMATION

Name ____________________________

Telephone: (Home) ____________________________

(Office) ____________________________

(Other) ____________________________

(E-mail address) ____________________________

Person(s) to call in the event of an emergency:

Name ____________________________ Telephone ____________________________

Name ____________________________ Telephone ____________________________

KEYS

The Co-op must have access to every apartment in case of an emergency. Toward the end, each resident is asked to leave a full set of keys with the Concierge. Residents who fail to provide keys will be responsible for any expense incurred by the Co-op obtaining access.

Date: ____________________________
RENTAL

FIRE SAFETY ACKNOWLEDGEMENT FORM

I/We ____________________________

Tenant Name(s)

hereby acknowledge receipt of the attached fire safety plan in connection with the rental
of Apartment ______ at the premises known as Madison Plaza Apartment Corp., 1825
Madison Avenue, New York, NY 10035

I/We ____________________________

Owner Name(s)

hereby agree that I/We are responsible for the posting and maintenance of the fire safety
notice on my/our respective apartment entrance door. The fire safety notice must be
posted on the inside surface of the apartment entrance door so that no part of the notice is
lower than four feet from the floor and no higher than five and one-half feet from the
floor.

READ, AGREED AND ACCEPTED:

Tenant Name (Print) ____________________________

Owner Name (Print) ____________________________

Tenant Signature ____________________________

Owner Signature ____________________________

Tenant Name (Print) ____________________________

Owner Name (Print) ____________________________

Tenant Signature ____________________________

Owner Signature ____________________________

Date: ____________________________

Date: ____________________________
FIRE SAFETY PLAN
PART II – FIRE EMERGENCY INFORMATION

Building: 1825 Madison Avenue
Address: New York, NY

THIS FIRE SAFETY PLAN IS INTENDED TO HELP YOU AND THE MEMBERS OF YOUR HOUSEHOLD PROTECT YOURSELVES IN THE EVENT OF FIRE. THIS FIRE SAFETY PLAN CONTAINS:

- Basic fire prevention and fire preparedness measures that will reduce the risk of fire and maximize your safety in the event of a fire.
- Basic information about your building, including the type of construction, the different ways of exiting the building, and the types of fire safety systems it may have.
- Emergency fire safety and evacuation instructions in the event of fire in your building.

PLEASE TAKE THE TIME TO READ THIS FIRE SAFETY PLAN AND TO DISCUSS IT WITH THE MEMBERS OF YOUR HOUSEHOLD. FIRE PREVENTION, PREPAREDNESS, AND AWARENESS CAN SAVE YOU LIFE!

IN THE EVENT OF A FIRE

CALL 911

OR THE FIRE DEPARTMENT DISPATCHER, AT

Manhattan (212) 999-2222
Bronx (212) 999-3333
Brooklyn (718) 999-4444
Queens (718) 999-5555
Staten Island (718) 999-6666

OR TRANSMIT AN ALARM FORM
THE NEAREST FIRE ALARM BOX

BASIC FIRE PREVENTION AND FIRE PREPAREDNESS MEASURES

These are fire safety tips that everybody should follow:

1. Every apartment should be equipped with at least one smoke detector. Check them periodically to make sure they work. Most smoke detectors can be tested by pressing the test button. Replace the batteries in the spring and fall when you move your clocks forward or back an hour, and whenever a smoke detector chirps to signal that its battery is low. The smoke detector should be replaced on a regular basis in accordance with the manufacturer’s recommendation, but at least once every ten years.