

COMMERCIAL AGREEMENT TO LEASE ADDITIONAL RENT SCHEDULE

This Schedule is attached to and forms part of the Commercial Agreement to Lease # _____

This Agreement is between

THE LANDLORD

and

THE TENANT

Name _____ Name _____

Name _____ Name _____

| Expense Item | A Landlord Pays | B Tenant Pays | C Tenant Pays Proportionate Share ("Common Expenses") | Notes |
|----------------------------------|--------------------|------------------|-------------------------------------------------------------|-------|
| Taxes: | | | | |
| Business Taxes | | | | |
| Property Taxes | | | | |
| Insurance: | | | | |
| Landlord's Property & Liability | | | | |
| Tenant's Property & Liability | | | | |
| Glass Doors/Windows & Frames | | | | |
| Utilities & Services: | | | | |
| Electricity | | | | |
| Water and Sewer | | | | |
| Natural Gas | | | | |
| Telephone | | | | |
| Cable TV | | | | |
| Waste Removal/Garbage | | | | |
| Janitorial Services & Supplies | | | | |
| Landscape & Groundskeeping | | | | |
| Property Management Fees | | | | |
| Highspeed Internet | | | | |
| Maintenance & Repair: | | | | |
| Structural | | | | |
| Roof Covering (non-structural) | | | | |
| HVAC, Plumbing & Mechanical | | | | |
| Lighting & Electrical Systems | | | | |
| Interior Décor | | | | |
| Other Non-Structural Components | | | | |
| Pavement and Hard Surfacing | | | | |

| Expense Item | A Landlord Pays | B Tenant Pays | C Tenant Pays Proportionate Share ("Common Expenses") | Notes |
|-------------------------------------|--------------------|------------------|----------------------------------------------------------|-------|
| Replacement or Depreciation: | | | | |
| | | | | |
| | | | | |
| Other Expenses: | | | | |
| | | | | |
| | | | | |

Date _____, 20_____.

Landlord's Signature

Tenant's Signature