



SMOKE DETECTOR ADDENDUM

EXHIBIT D TO THAT CERTAIN LEASE DATED _____ BETWEEN _____,
LANDLORD, AND _____, AND _____, TENANT(S), FOR APARTMENT
UNIT # _____ LOCATED AT _____:

In accordance with the Laws and Ordinances of the State, this Addendum is prepared to give you, the Householder (Occupant), instructions as to the care of a Smoke Detector and additional Safety Information. For your safety, you should take good care of the Detector in your unit by Replacing Batteries and/or Maintaining Power to the Detector. Landlord will replace the battery for you if notified. You are Responsible for any Damage done to the Detector. If the Detector is Defective, You should Notify the Agent of such Defects in writing.

BATTERY OPERATED DETECTOR

IF YOUR SMOKE DETECTOR IS BATTERY OPERATED please follow the instructions below:

- a. The alarm horn and the indicator light on your detector let you know whether your detector is working.
- b. When the indicator light, which you can see through the clear push button of the test switch, flashes once a minute, the detector is operating normally. Some models have a white push button and do not flash.
- c. When the alarm is sounding, the detector has sensed smoke or combustion particles in the air. The alarm will automatically turn off when the smoke in the air is completely gone.
- d. If the alarm horn beeps once a minute, the detector's battery is weak and needs to be replaced immediately.

To keep your detector in good working order, you should:

- a. Test the detector regularly (weekly is recommended) by pressing the test switch for up to 10 seconds until the alarm sounds.
- b. Replace the battery once a year or immediately when the Low Battery "beep" signal sounds once per minute, or inform Landlord that battery needs replacing.
- c. Vacuum the dust off the detector-sensing chamber at least once a year. This can be done when you open the detector to replace the battery. Remove the battery before cleaning. Use a soft brush attachment and carefully remove any dust on the detector components especially on the openings of the sensing chamber. Replace the battery after cleaning.
- d. Clean the detector's cover when it becomes dirty. First open the cover and remove the battery, then battery, then hand wash the cover with a cloth dampened with mild soapy water, rinse it with a cloth dampened with clear water, and dry it with a lint-free cloth. Be careful not to get any water on the detector components. Replace the battery and close the cover.
- e. Test the detector after closing the cover whenever you have opened it to replace the battery or clean it.

NOTE: If the detector does not work properly, make sure the battery is fresh and is connected correctly and that the sensing chamber is clear. **IF THERE IS STILL A PROBLEM, NOTIFY YOUR AGENT IN WRITING IMMEDIATELY.**

ELECTRIC DETECTOR

IF YOUR SMOKE DETECTOR IS POWER OPERATED please follow the instructions below:

- a. The alarm horn and the indicator light on your detector lets you know whether your detector is working right.
- b. When the indicator light, which you can see through the clear push button of the test switch, glows continuously, the detector is receiving power and operating normally.
- c. When the alarm is sounding, the detector has sensed smoke or combustion particles in the air. The alarm will automatically turn off when the smoke in the air is completely gone.

To keep your detector in good working order, you should:

- a. Test the detector regularly (weekly is recommended) by pressing the test switch for up to 10 seconds until the alarm sounds.
- b. DISCONNECT THE POWER BEFORE FOLLOWING THE CLEANING INSTRUCTIONS BELOW:
 1. Vacuum the dust off the openings in the detector cover with a soft brush attachment at least once a year.
 2. Clean the detector's cover when it becomes dirty. Hand wash the cover with a cloth dampened with mild soapy water, rinse it with a cloth dampened with clear water, and dry it with a lint-free cloth. Be careful not to get any water inside the cover on the detectors components.
 3. Test the detector after restoring power whenever you have turned off the power to clean it.

NOTE: If the detector does not work properly, make sure the power is on and that the inside of the detector and the openings to the sensing chamber are clear. **IF THERE IS STILL A PROBLEM, NOTIFY YOUR AGENT IN WRITING IMMEDIATELY.**

VIOLATION OF THIS ADDENDUM SHALL BE DEEMED A MATERIAL VIOLATION UNDER THE TERMS OF THE LEASE AGREEMENT, AND SHALL CONSTITUTE A DEFAULT OF THE LEASE AGREEMENT.

In case of conflict between the provisions of this Addendum and any provisions of the Lease Agreement, the provisions of this Addendum shall govern and should any term of provision of this Addendum be ruled invalid or

unenforceable by a Court of competent jurisdiction, the remainder of this Addendum shall remain in full force and effect.

Tenant: _____

Date Signed

Tenant: _____

Date Signed

Landlord

Sherry Waldron, as Agent for Landlord

Date Signed