

WOODSTOCK HOMES CORPORATION

1711 SECOND STREET

ALAMEDA, ca 94501

(510) 769-8844

Yard Sale

Hold Harmless Agreement (Shareholder Disclaimer)

Shareholder(s) Name: _____ Unit # _____

Phone: _____ Email: _____

Date(s)/Time of Yard Sale: _____

Address/Location: _____

Agreement: The undersigned shareholder(s) of Woodstock Homes Corporation, hereby agrees to hold Woodstock Homes Corporation and its agents free and harmless from the payment of any claim, demand, or liability of any kind or character resulting from any act or omission by the undersigned and/or the undersigned's agents resulting in injury or damage to any person while the undersigned and/or the undersigned's agents are conducting a yard sale on or in any property of Woodstock Homes Corporation. The undersigned shareholder(s) hereby agrees to be responsible for all claims, damages or liabilities to any person resulting from any yard sale whether such occurred immediately prior to, during or subsequent thereto.

Yard Sale: Policy No. 8:

1. Yard sales may be held provided Shareholders adhere to the following rules and regulations:

- a) In advance of the sale the Corporation Office must be notified of the address, date and duration of each yard sale and the Shareholder must have written approval by a member of the Board of Directors on file in the Corporation Office.
- b) A disclaimer (hold harmless agreement) shall be signed by the Shareholder absolving the Corporation from any and all responsibility for claims of any sort resulting from activities of Shareholders and/or customers of the yard sale. This agreement is available in the Corporation Office for signature.
- c) Yard sales must be individual occurrences and not exceed two (2) per year per Shareholder. The City of Alameda Planning Department considers more than two (2) per year to be a business and states that they will require a business license when notified of additional sales.
- d) Each yard sale must be fully secured at its conclusion (nothing remaining on lawns, porches, sidewalks, etc.).
- e) Yard sales shall not be conducted without due consideration of neighbor's rights and shall not encroach upon any neighbor's residential lot in any way without the approval of that neighbor.
- f) Yard sales shall not be conducted in any Woodstock Homes Corporation garage area or other common area.
- g) Direction signs shall not be posted on Corporation fences, buildings or utility poles, nor on city trees or utility poles. Temporary removable signs, similar to those used by Realtors, may be placed where safe to do so. Such signs shall be posted no more than three (3) days in advance of the sale date and shall be removed immediately following conclusion of the sale.

The undersigned agrees to the terms set forth in this document.

Shareholder Signature: _____ Date: _____

Shareholder Signature: _____ Date: _____

Board Action:

Approved Denied Date: _____ Authorizing Agent: _____