



The Arts at Turtle Creek Apartments (located at 714 Turtle Creek)
Tenant Relocation Agreement

This Agreement is to memorialize the conversations and concessions agreed to between 714 Turtle Creek LP, a Texas limited partnership (the "Owner") and the current tenants of the Arts at Turtle Creek Apartments ("Tenants") located at 714 Turtle Creek Boulevard, Austin, Travis County, Texas 78745.

The following items are hereby agreed to by the Owner and Tenants.

1. Current leases will not be cut short (except for good cause). All lease agreements will be honored, including current and future month-to-month leases.
2. No changes to management at this time.
3. Only 2-bedroom units through the property could be affected (currently a total of 42 2-bedroom units on the property).
4. Affected tenants will be given 180-day notice of unit conversions along with a 60-day reminder notice.
5. The owner MAY elect to non-renew tenants in 2-bedroom units at the end of their lease. Such tenants will be given 180-day notice of non-renewal prior to their lease expiration date.
6. Tenant Relocation assistance will be provided for tenants in affected 2-Bedroom units:
 - a. All leases will be honored and will not be cut short (except for good cause).
 - b. Non- Renewal Notice: 180-day notice prior to the lease end date that the current lease is not eligible for 12-month renewal. Tenants will be offered month-to-month leases at current rent if construction is not scheduled to begin immediately after the current lease expires.
 - c. Construction Notice: 180-day notice prior to the final day of the lease agreement or month-to-month agreement, along with a 60-day reminder notice. These notices are meant to notify tenants of the final lease end date.
 - d. One-month free at any Narrow Road Group community (pending availability) with the signing of a 12-month lease (subject to tenant qualification) as well as waived application and administrative fee. In addition, tenants have the option for the final month free of their current lease at 714 Turtle Creek as long as the tenant is in good financial standing. For both of the foregoing options, offers are valid during the construction notice period (within 180-days of construction).
 - e. First right of return to the newly converted units (subject to tenant qualification).
 - f. Upon Construction Notice, affected tenants will be allowed to cancel the lease without penalty up to 2-months early if in good standing. During the Non-Renewal Notice and/or the Construction Notice, affected tenants will receive a full refund of all deposits tenant previously provided to owner (security deposits, pet deposits, etc.) if in good standing.

[Signature Page to follow]

Executed on 11/1/2023
_____, 2023

By: 714 Turtle Creek LP,
a Texas limited partnership
By: 714 Turtle Creek GP, LLC,
a Texas limited liability company,
its general partner

DocuSigned by:
By: Anthony Clarke
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Authorized Signatory