

For a fee of \$30.00 per apartment, per month, MBT Services Corporation will provide the following services:

1. Act as liaison between tenants and Owner. MBT Services Corporation will respond to tenant requests and complaints and will coordinate resolution of same with tenant;
2. Building maintenance, as needed and requested by Owner; and repairs to building, as requested by tenants and approved by Owner. Maintenance services will be billed at \$24.00 and repair services will be billed at \$28.00 per hour.

We maintain relationships with outside contractors for major repairs. The Owner will be consulted before any major repairs are undertaken. The Owner contracts with and pays directly any outside contractors.

MBT Services Corporation will also lease apartments, which includes our advertising the apartment, screening tenant applications and arrange for credit checks. Owner will have final approval of new tenant. MBT Services Corporation will prepare the lease, acquire signatures and work with tenant on moving-in details. We are currently charging one month's rent as our leasing commission. There is a \$25.00 fee for renewal leases.