

Residence Hall Lease Agreement

Master Lease, Artist's Residence, Lease Contract Pre-College Summer Studio, Summer 2010

Month: _____ Day: _____ 2010

Resident First Name: _____ Last Name: _____ ("you" or "your")

Owner: Massachusetts State College Building Authority ("MSCBA")

College: Massachusetts College of Art ("MassArt")

Residential Life Programming: Massachusetts College of Art ("MassArt")

Administrator/Leaser: School of the Museum of Fine Arts ("SMFA")

Manager and Agent of Owner: Capstone Management, Inc. ("CM")

Property: A 310 Bed residence hall located at 600 Rear Huntington Avenue, Boston, Massachusetts.

LEASE SUMMARY:

Starting Date is June 27, 2010 and the Ending Date is at noon on July 31, 2010. The Lease Term is the length of time between the Starting Date and the Ending Date.

It is understood that the Resident's Premises are to be used and occupied by Resident for residential purposes only. The Resident's Life Staff at the School of Museum of Fine Arts shall assign Resident to the Premises at the beginning of the Term; provided, however, that during the Term of this lease, the Resident's Life Staff at the School of Museum of Fine Arts shall have the right to move Resident to similar accommodations within the Property.

Please take special care when reading your lease. Item 12 explains damages, which are assessed after the student has moved out. Assessments are done by Management staff and if damage is found you will be billed after move out.

RENT AND ALL FEES ARE INCLUDED AS PART OF THE PRE-COLLEGE SUMMER STUDIO TUITION. ANY DAMAGE CAUSED TO THE ROOM WILL BE BILLED THROUGH THE BUSINESS OFFICE AT SMFA AND ALL PAYMENT ARRANGEMENTS SHALL BE PAYABLE TO SMFA.

1. **DESCRIPTION AND RELOCATION.** This Occupancy Agreement is between the School of the Museum of Fine Arts ("SMFA") and the Resident and/or the Parent/Guardian, as each is defined above. We agree to let the Resident use the Premises solely to the extent provided herein. The "Premises" is defined as including each of the following:
 - a. The Resident's sole use of the Bedroom in the Suite (or any reasonable substitute Bedroom provided by us at our election);
 - b. Together with the other residents of the Suite, the resident's joint use of the Common Areas in the Suite and the Property (for purposes of this Occupancy Agreement, "Common Areas" are those areas within the Suite to which the Resident has access without going into another Bedroom, and, within the Property, those areas to which all residents have general access); and
 - c. The Resident's joint use of all appliances within the Common Areas of the Suite and the Property.

SMFA has the right to relocate the Resident from one Bedroom in the Suite to another or to another similar bedroom within a Suite within the Property upon providing you ten (10) days written notice.

The Resident and Parent/ Guardian's rights under this Occupancy Agreement permit the Resident to use the Premises only as set forth herein, and possession and control of the Premises shall remain with SMFA.

2. **OCCUPANTS.** Only the Resident can live in the Premises and only so long as the Resident is enrolled as a student at, or are employed by, the School of the Museum of Fine Arts. It will be used only as a private residence and for no other purpose. The Resident is responsible for all the obligations under this Occupancy Agreement unless we (SMFA) specifically agree, in writing, to release the Resident.

Only one (1) resident per bed space may live in the Suite. SMFA has the right, when any bedroom within the Suite is unoccupied, to place a new resident in the unoccupied bed-space. Should the Resident fail to cooperate in the placement of a new resident, SMFA has the right to require the Resident and/or any of the other Suite residents to pay us the Occupancy Fee due for such unoccupied bedroom. The fact that the Resident and his/her roommates may be in conflict with each other will not act as grounds to terminate the Occupancy Agreement. If a Resident's roommate or a potential roommate was not truthful on their occupancy application, SMFA is not liable, but that person could be in default under their Occupancy Agreement.

3. **OCCUPANCY TERM.** The Resident's Occupancy starts on the Starting Date, and ends at noon on the Ending Date (the fact that the Resident is no longer a student does not shorten the Term or reduce the Resident's liability), but the Resident cannot occupy the Premises until we have complete and executed all occupancy agreement documents. If SMFA does not provide the Resident a Bedroom when we are supposed to, whether on the Starting Date or during the Term, we will not be liable to the Resident or the Parent/Guardian for damages; however, the Resident or Parent/Guardian will not owe us an Occupancy Fee for those days the Resident is unable to occupy a Bedroom (but that is the only remedy the Resident or Parent/ Guardian has).
4. **HOLDOVER.** If the Resident still occupies the Premises past the Ending Date, the date contained in your move-out notice, or the date on which Mass Art and/or SMFA and/or CM notify the Resident to leave the Premises, then the Resident or Parent/ Guardian shall pay SMFA any unpaid balances of the Occupancy Agreement plus an additional \$200 per day for the extra time the Resident stays in the Premises (payable daily in advance without notice or demand) plus, all of our damages and damages of the person who could not move in because of your holdover.
5. **MOVE-IN.** A Move-In Inventory and/or a Unit Condition Report form will be provided to the Resident at the time the Resident moves into the Premises. Within forty-eight (48) hours after move in, the Resident must provide a notice to Capstone Management, Inc. in writing of any defects or damages in the Premises; otherwise, the Premises, fixtures, appliances and furniture, if any, will be considered to be in a clean, safe and good working condition and the Resident or Parent/ Guardian will be responsible for defects or damages that may have occurred before the Resident moved in. Except for what the Resident tells Capstone Management, Inc. in writing, the Resident or Parent/ Guardian accepts the Premises, fixtures, appliances and furniture in their "AS-IS" CONDITION, WITH ALL FAULTS AND IMPERFECTIONS. WE MAKE NO EXPRESS, AND DISCLAIM ANY AND ALL IMPLIED, WARRANTIES WITH REGARD TO THE PREMISES, FIXTURES, APPLIANCES AND FURNITURE.
6. **MOVE-OUT.**
 - a. The rest of this paragraph applies unless the Occupancy Agreement is terminated or cancelled. If the Resident intends to leave the Premises permanently, whether on or prior to the Ending Date, the Resident and/or the Parent/ Guardian must provide the Asst. Director of Residence Life at the SMFA with forty-five

(45) days advance written notice of the specific date by which the Resident will leave and the Resident or Parent/ Guardian must pay all Occupancy Fees through the Ending Date of the occupancy by the time the Resident moves out. Verbal notice is not sufficient. If such form is not used, the Resident or Parent/ Guardian is responsible for obtaining the Asst. Director of Residence Life's (SMFA) written acknowledgement that the move-out notice has been received. **Even if proper notice is given, the Resident and/or Parent/ Guardian are not released from liability under the Occupancy Agreement unless all payments through the Ending Date of the occupancy have been made.**

- b. When the Resident leaves, whether at or prior to the Ending Date, the Premises, including, but not limited to, the windows, bathrooms, and kitchen appliances in the Common Areas, must be clean and in good repair and condition. If the Resident fails to clean or if any appliances have been damaged or are missing, the Resident and/or the Parent/ Guardian will be liable for reasonable charges to complete such cleaning, repair or replacement. Each Resident must schedule a walk-through with a Resident Assistant or Resident Coordinator prior to moving out. All rooms must be vacated prior to inspection. There will be one (1) inspection per apartment. If an inspection is not scheduled by the Resident, the Resident and/or Parent/ Guardian agrees to accept the assessment of damages will be made by Capstone Management, Inc. who may not inspect the Resident's Bedroom or Suite until after the Resident has moved out.
- c. If the Resident leaves any of his/her property in the Premises after he/she vacates or after the end of this Occupancy Agreement, that property is deemed to be abandoned by the Resident and we can, without delay, take such action as SMFA desires and charge the Resident and/or the Parent/ Guardian with costs incurred to keep, sell or dispose of such property without liability to the Resident and/or the Parent/Guardian.
- d. If the Resident moves out before the end of the Term, the Resident and/or the Parent/Guardian will also have to pay SMFA an administrative fee of \$100.00. The administrative fee is not a cancellation fee, buyout fee or a limitation on damages collectible by SMFA as you have violated the Occupancy Agreement and the Occupancy Fees for the remainder of the Term is still payable to us. Rather this administrative fee is a liquidated amount covering only part of our damages, that is, our time, effort, and expense in finding and processing a replacement occupant. Such items are uncertain and difficult to ascertain, particularly those relating to inconvenience, paperwork, advertising, showing Suites, utilities for showing, checking prospects, office overhead, and marketing costs.

7. **OCCUPANCY FEE AND ADDITIONAL CHARGES.** The Resident and/or Parent/Guardian must pay the Occupancy Fee (included as part of the Pre-College Summer Studio tuition) and all additional charges and fees before moving in. All charges are payable at the Business Office of the School of the Museum of Fine Arts (or at such other place of which SMFA notifies you in writing). The Resident and/or Parent/Guardian have no right to withhold Occupancy Fees for any purpose, including an Act of God, unless we do not provide the Resident's Bedroom. The Resident and/or Parent/Guardian may not reduce any Occupancy Fees payable to SMFA by the amount of any costs or damages against SMFA and/or CM. At our option, we can require that all money payable to us is to be paid in either certified or cashiers check, money order or personal check. All checks and money orders must be payable to SMFA. Cash will not be accepted without our prior written permission. The Resident and/or Parent/Guardian's obligation to pay all Charges is a promise independent from all of our promises, duties and obligations.

- a. At our option and without notice, any money that SMFA receives can be applied first to non-occupancy fee obligations and then to Occupancy Fees (any past due Occupancy Fees being paid first), regardless of whether the Resident and/or the Parent/Guardian have made notations on checks or money orders and regardless of when the obligation came about.
- b. While SMFA does not have to, they can accept partial payment, but SMFA does not waive the right to collect and enforce the payment of the remainder.
- c. The Resident and/or the Parent/Guardian is liable for all costs or charges associated with SMFA and/or CM having to provide special services to the Resident or on the Resident's behalf (unless the special services are required to be paid by us pursuant to laws requiring us to provide reasonable accommodations to those with disabilities) and for all fees or fines as described in this Occupancy Agreement.

8. **UTILITIES.** It is agreed that gas, electric, water, basic cable television services, sewer and garbage collection, local telephone service and Ethernet service for the Suite will be provided. If the Resident wishes to have long distance telephone service, the Resident must contact the appropriate provider and pay for those services. The Resident is also responsible for any additional cable services beyond the basic service provided.

All utilities may be used only for normal household purposes and must not be wasted.

MSCBA, Mass Art, SMFA, CM will not be liable for any interruption, surge or failure of utility services provided by us to the Premises or any damage directly or indirectly caused by the interruption, surge or failure.

9. **RESIDENT'S OBLIGATIONS AND RESPONSIBILITIES.** The Resident and/or the Parent/Guardian agree to keep and maintain the Premises in good clean condition excepting reasonable wear and tear, and to make no alterations or additions thereon or therein without the prior written consent of Capstone Management, Inc. The Resident will keep the sinks, lavatories and commodes open and report any malfunction immediately upon occupancy or occurrence. The Resident and/or the Parent/Guardian will pay of the misuse or reimburse us for any service calls made necessary by the Resident's negligence or misuse of heating system, plumbing system or any other aspect of the Premises and repay the cost of all repairs made necessary by the Resident's negligent or careless use of said Premises. Any such fees will be paid to Capstone Management, Inc. The Resident shall immediately report to Resident Director, Capstone Management, Inc. and the local law enforcement authority any act of vandalism to the Premises of the apartment unit in which the Premises are located. Failure to report it within twenty-four (24) hours shall constitute evidence that any damages were not so caused. The Resident agrees to promptly report any repairs, which need to be made to the Premises to Capstone Management, Inc.

Resident and/or the Parent/Guardian shall be liable for and shall pay all costs and expenses to Capstone Management, Inc. for damages to the bedroom occupied by the Resident (including, but not limited to, replacement or repair of all broken or damaged furnishings or fixtures, and any defacement or damage to walls, ceilings, floors and doors) regardless of whether such damage is caused by the Resident or his/her guests or invitees. It is understood that the Resident will be occupying the apartment unit jointly with other co-Residents, and the Resident and/or the Parent/Guardian shall also be held liable for a pro-rata share of any damages to the common areas of the apartment unit and its furnishings, fixtures, walls, ceilings, floors and doors unless the party solely responsible for such damages can be reasonably ascertained. Accordingly, the Resident and/or the Parent/Guardian must exercise responsibility to see that the entire apartment unit is maintained in good order and repair. No Occupancy Fee shall be reduced or offset for Resident incurred expenses under any circumstances whatsoever, except as otherwise required by law.

It is understood that guests must sign-in with the Guard's Desk and are not permitted to spend the night; occupancy of the Premises is expressly reserved for the Resident only. The occupancy of the Premises by an unauthorized guest shall be deemed a breach of this Occupancy Agreement, and SMFA/Mass Art/CM shall be entitled to recover from the Resident and his/her guest (whose liability shall be joint and several) an amount of occupancy fees equal to that being paid by the Resident, in addition to our right to declare the Occupancy Agreement in default and pursue any of Landlord's other remedies hereunder or by law.

Although the Resident may have visitors from time to time, no more than 8 persons will be allowed in the apartment at one time, and order and tranquility will prevail at all times. If the Resident violates this condition of this Occupancy Agreement, the total cost of repairs for any and all damages caused by an excess number of people in the Premises will be the responsibility of the Resident and/or the Parent/Guardian.

10. **COMMUNITY POLICIES.** The Resident and the Resident's guests must comply with all written rules and policies, which the Massachusetts College of Art and School of the Museum of Fine Arts adopt for the Property. The policies are considered to be a part of this Occupancy Agreement, and may be revised, amended, expanded or discontinued at any time at the sole discretion of Mass ART, SMFA and CM by posting a notice on a bulletin board or other area that we designate for notices to residents. If the Resident violates any of these rules or policies the Resident is in violation of this Occupancy Agreement.

11. **PARKING.** Parking is reserved for employees of Massachusetts College of Art. Residents of the building are not permitted to park in the parking lot or garage. Guests visiting the building must be registered with the security desk and obtain a guest parking pass. Illegally parked or abandoned vehicles may be towed at the expense of the vehicle owner or operator.

12. **MAINTENANCE, ALTERATION AND REPAIRS.**

- a. The Resident is responsible for and will take good care of the Premises and Common Areas. The Resident will not remove any of the property, and the Resident will not perform any repairs, painting, wall papering, electrical changes or other alterations (other than for small nail holes in sheet rock for hanging pictures) on the Premises without the prior written consent of Capstone Management, Inc. We can require the Resident to prepay or, if we elect, the Resident agrees to repay Capstone Management, Inc., within 10 days after we send the Resident an invoice, for the cost of all repairs made necessary by the Resident or any other persons in violation of this Occupancy Agreement or the negligent or careless use of the Premises or any part of the Property including without limitation damage from waste water stoppages caused by foreign or improper objects in lines serving the Resident's bathroom, damages to appliances, doors, windows or screens, damage from window or doors left open and repairs or replacements to security devices necessitated by misuse or damage by the Resident or his/her guests (this includes damages that may have been caused to the Suite by other residents of the Suite if we cannot determine who is responsible). If the

Resident and/or the Parent/Guardian prepay, any over-payment will be applied against any amount that the Resident and/or the Parent/Guardian owes SMFA/CM, and the remainder will be returned to the Resident and/or the Parent/Guardian; if the Resident and/or the Parent/Guardian prepayment was less than the cost incurred, the Resident and/or the Parent/Guardian will pay us that amount within ten (10) days after we send the Resident and/or the Parent/Guardian an invoice. The Resident and/or the Parent/Guardian obligations to pay the charges described in this paragraph will survive after the ending of this Occupancy Agreement.

13. **NON-LIABILITY OF LANDLORD.** Neither Owner, Massachusetts College of Art, School of the Museum of Fine Arts nor Capstone Management, Inc. as Agent (regardless of the negligence of Owner, Massachusetts College of Art, School of the Museum of Fine Arts or Capstone Management, Inc. as Agent) shall be liable for any personal conflict with co-Residents, Resident's guest or invitees, or with any other Residents that reside at the **Artists' Residence**. Neither Owner, Massachusetts College of Art, School of the Museum of Fine Arts nor Capstone Management, Inc. as Agent (regardless of the negligence) shall be liable for any personal injury to the Resident or damage or loss to the Resident's property, including but not limited to any injury, loss or damage caused by burglary, assault, vandalism, theft or any other crimes. All personal property placed or kept in the Premises, or in any storage room or space, or anywhere on the adjacent property of Building shall be at the Resident's sole risk, and we shall not be liable for any damages to, or loss of, such property. The Resident is encouraged to secure apartment-dwellers or similar insurance to cover any loss or damage to personal property.
14. **RIGHT OF INSPECTION AND ENTRY.** The Residence Life staff of Massachusetts College of Art, School of the Museum of Fine Arts, Capstone Management, Inc. and its Agents or Employees shall have the right to enter the Premises at reasonable hours for the purpose of making inspections and repairs, after first notifying the Resident, unless an emergency condition exists or we have reason to suspect a violation of the terms of this Occupancy Agreement. The Agents shall also have the right to enter the premises during daylight hours to show the Premises to prospective Residents or purchasers during Resident's occupancy of the Premises if prior appointment is scheduled except no such prior appointment shall be necessary if the Occupancy Agreement has been declared in default. Should we enter for the purpose of making an inspection and determine there are any problems with repair, damage, or otherwise, we shall notify the Resident, specifying the existence of such damage, and we shall have the option to repair, replace, clean, or otherwise deal with any damaged items and shall invoice the Resident and/or the Parent/Guardian for any such charges, including a reasonable charge for management overhead as a result of said actions with respect to any matters other than reasonable wear and tear, and the Resident and/or the Parent/Guardian shall pay within ten (10) days of the invoice directly to Capstone Management, Inc.
15. **CONDEMNATION.** If the whole or any part of said Premises hereby occupied shall be taken by competent authority for any public or quasi-public use or purpose, making the Premises uninhabitable as a residence, then and in that event, the term of this Occupancy Agreement shall cease and terminate from the date when the possession of the part so taken shall be required for such use or purpose. All damages awarded for such taking shall belong to and be property of the Owner. In the event the Premises are condemned by a government agency (such as health department), or that the Resident is evicted due to the negligence MSCBA, Mass Art, SMFA or CM, this Occupancy Agreement will terminate from date of said eviction.
16. **DEFAULT.** It is a default under this Occupancy Agreement if:
 - a. The Resident and/or the Parent/Guardian fails to pay Occupancy Fees or any other amount owed under this Occupancy Agreement as directed by this Occupancy Agreement;
 - b. The Resident or his/her guest violates this Occupancy Agreement or any addendum to it, the Community criminal laws, regardless or whether arrest or conviction occurs;
 - c. The Resident fails to move into the Premises after completion of all required documentation, or, if the Resident abandons the Premises (that is, you appear to have moved out before the end of the Occupancy Agreement, clothes and personal belongings have been substantially moved out and you have not been in the Bedroom for five (5) consecutive days; or, five (5) days after your death);
 - d. The Resident and/or the Parent/Guardian has made any false statement or misrepresentation on any information provided to us, which includes the application submitted on behalf of the Resident;
 - e. The Resident or his/her guest is arrested for a felony offense involving actual or potential possession, manufacture or delivery of a controlled substance, marijuana, or illegal drug paraphernalia as defined by applicable law.
 - f. Any illegal drugs or illegal drug paraphernalia are found in the Premises (whether or not we can establish possession); or
 - g. The Resident and/or the Parent/Guardian fails to pay any fine, charge, or penalty within ten (10) days after it is levied in accordance with this Occupancy Agreement.

17. **REMEDIES.** If the Resident and/or the Parent/Guardian is in violation of this Occupancy Agreement, SMFA and/or CM can, without demand or notice (other than as provided in this paragraph) in addition to other remedies allowed by law:
- a. Collect any fines imposed by this Occupancy Agreement;
 - b. Sue to collect past due Occupancy Fees, fees and any other damages we have incurred because of your violating the Occupancy Agreement;
 - c. Terminate the Resident's right to occupy the Premises, institute an action for eviction, but not terminate the Occupancy Agreement or end the Resident and/or the Parent/Guardian monetary obligation for the Premises by giving you written notice providing twenty-four (24) hours for you to leave;
 - d. Sue to collect all unpaid Occupancy Fees and other sums which would become due until the Ending Date of the Occupancy Agreement or until another person takes occupancy (and then, we can still recover from the Resident and/or the Parent/Guardian the difference between the Occupancy Fees due hereunder and the Occupancy Fees paid by the new resident together with the administration fee of \$100.00);
 - e. Terminate the Occupancy Agreement and the Residents right to occupy the Premises and institute an action for eviction, by giving the Resident written notice and providing twenty-four (24) hours for the Resident to leave or such longer notice required by applicable law;
 - f. Report all violations to credit reporting agencies;
 - g. Draft the Resident and/or the Parent/Guardian's checking account any sums owed that have not been disputed in writing;
 - h. Accelerate the remainder of the Occupancy Fees due under this Occupancy Agreement through the Ending Date; and
 - i. Do any combination of a, b, c, d, e, f, g, or h; however, if the default solely relates to the Resident's failure to move in, we will return prepaid Occupancy Fees and the Security Deposit if a replacement resident acceptable to us takes occupancy on the Starting Date; however, we will retain an amount of \$100.00 as an administrative fee.

Occupancy violations, including failure to pay any sums due, may also subject the Resident to sanctions by the School of the Museum of Fine Arts, which may prevent the Resident from enrolling at the School and from obtaining grades, transcripts or diplomas.

All unpaid amounts will bear interest at 18% per year from the date originally due through the date of payment.

18. **CUMULATIVE REMEDIES.** The exercise of any remedy by SMFA and/or CM shall not be taken to exclude or waive the right to exercise any other right or remedy which we might have. After we give the Resident and/or the Parent/Guardian notice to leave the Premises or if we file an eviction suit, even if we accept Occupancy Fees or other sums due, such acceptance does not waive or diminish our continuing rights of eviction or any other contractual or statutory right unless we specifically agree to it.
19. **COSTS AND FEES.** In the event SMFA and/or CM bring an action against the Resident and/or the Parent/Guardian because of the Resident and/or the Parent/Guardian's violation of this Occupancy Agreement, we can recover all costs or fees involved, including reasonable attorneys fees, as part of any judgment.
20. **SALES.** Any sale of the Property shall not affect this Occupancy Agreement or any of the Resident and/or the Parent/Guardian's obligations, but upon such sale MSCBA, Mass Art, SMFA and CM will be released from all of our obligations under this Occupancy Agreement and the new owner of the Property will be responsible for the performance of the duties of Agents from and after the date of such sale.
21. **RESIDENT INFORMATION.** If the Resident and/or the Parent/Guardian have supplied information to SMFA and/or CM by means of an occupancy application or similar instrument, you represent that all such information is true and correct and was given voluntarily and knowingly. If someone requests information regarding Resident or Resident's occupancy history for law enforcement, governmental or business purposes, SMFA and/or CM can provide such information.
22. **ANIMALS.** With the exception of Guide Animals, no animals of any kind including aquarium animals are allowed on the Premises.
23. **WEAPONS POLICY.** No weapons real or decorative are allowed on the Premises. If you have a question as to whether or not an item is a weapon ask the Asst. Director of Residence Life or the Resident Director before bringing the item on the premises.

The following are considered weapons;

- guns & firearms
- air rifles & pistols
- knives, swords
- fire crackers & fire works
- any facsimile of a gun
- pellet guns
- explosives
- paint guns
- sling shots
- any other objects commonly used as a weapon

24. **FIRE SAFETY.** No halogen lamps, candles, incense, flammable materials, and liquids or materials that cause vapors, oil lamps, hot pots, propane tanks, or cigarettes are allowed in the residence.

THIS IS A LEGALLY BINDING CONTRACT. TAKE WHATEVER TIME NEEDED TO UNDERSTAND THIS CONTRACT BEFORE YOU SIGN IT.

SIGNING

THE RESIDENT AND/OR PARENT/GUARDIAN HEREBY ACKNOWLEDGES THAT HE OR SHE HAS READ THIS AGREEMENT, THE OCCUPANCY APPLICATION, ADDENDUMS AND THE RULES AND REGULATIONS. THE RESIDENT AND/OR PARENT/GUARDIAN UNDERSTAND THAT THE COMMUNITY POLICIES AND STUDENT CODE OF CONDUCT MAY BE AMENDED FROM TIME TO TIME AND ARE FOR THE PURPOSE OF PROTECTION THE PREMISES AND PROVIDING FOR THE SAFETY AND WELL BEING OF ALL OCCUPANTS OF THE PREMISES, AND AFFIRMS THAT RESIDENT WILL, IN ALL RESPECTS, COMPLY WITH THE TERMS AND PROVISIONS OF THIS AGREEMENT. THE RESIDENT AND/OR PARENT/GUARDIAN ACKNOWLEDGES THAT THIS OCCUPANCY AGREEMENT IS A LEGAL DOCUMENT AND IS INTENDED TO BE ENFORCEABLE AGAINST THE RESIDENT AND/OR PARENT/GUARDIAN IN ACCORDANCE WITH ITS TERMS AND CONDITIONS.

RESIDENT NAME (please print):

PARENT/GUARDIAN (please print): (if under 18 years of age)

RESIDENT SIGNATURE

PARENT/GUARDIAN SIGNATURE

DATE

DATE

FOR OFFICE USE ONLY

<p><i>Student Affairs Official:</i></p> <hr/>	
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Please complete, sign and return this form no later than May 12, 2010.

POST TO:

School of the Museum of Fine Arts, Boston
Continuing Education
230 The Fenway
Boston, MA 02115

FAX TO:

617-369-3679