

SMS Lease Consent Addendum

CHASE PROPERTIES REALTY & MANAGEMENT LLC
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Effective Date: _____

Addendum Version: 2026-01-23

This SMS Lease Consent Addendum ("Addendum") supplements and becomes part of the Lease Agreement between the undersigned Tenant(s) and Landlord/Agent listed above.

1) Program Description

By providing your mobile phone number and granting consent, you agree to receive SMS/text messages related to:

- Leasing inquiries and tour scheduling
- Rent reminders and important account notices
- Maintenance updates and coordination
- Urgent or time-sensitive property notifications

Message frequency varies.

2) Consent Disclosure and Terms

- Optional: SMS consent is voluntary and is not a condition of rental, application, or purchase.
- Charges: Msg & data rates may apply depending on your mobile plan and carrier.
- Opt-Out: You may opt out at any time by replying STOP to any message. You may also contact us via phone or email to request removal.
- Help: For help, reply HELP or contact us at 715-271-1741 or chasepropertyllc@gmail.com.
- Carriers: Wireless carriers are not liable for delayed or undelivered messages.
- Eligibility: You represent that you are the authorized user or customary user of the phone number provided and are at least 18 years of age (or the age of majority in your jurisdiction).
- Number Changes: You agree to notify us if you change, transfer, or deactivate your phone number. Continued use of a recycled phone number may result in messages being sent to the new subscriber.

3) Privacy and Data Handling

We collect and store consent evidence to comply with messaging and recordkeeping requirements. This may include:

- Name, mobile phone number, and email (if provided)
- Consent status and timestamp
- Consent source (e.g., form or page where consent was given)
- IP address and user agent at the time of submission
- A snapshot of the consent disclosure text

We do not sell your personal information. Data may be shared with service providers to facilitate messaging and property management operations, subject to appropriate safeguards or when required by law.
See our Privacy Policy: <https://www.chasepropertiesllc.com/legal/privacy>
See our Terms: <https://www.chasepropertiesllc.com/legal/terms>

4) Revocation of Consent

You can revoke your consent at any time by:

- Replying STOP to any SMS we send; or
- Emailing chasepropertyllc@gmail.com; or
- Calling 715-271-1741.

Revocation does not affect the lawfulness of messages sent prior to your opt-out and does not alter any other obligations under your Lease Agreement.

5) No Guarantee of Delivery

We use commercially reasonable efforts to deliver messages promptly; however, delivery is not guaranteed and may be affected by your mobile carrier, device settings, coverage, or other factors. Do not rely on SMS for emergencies.

6) Duplicate or Related Notices

Some information may also be provided via email, postal mail, tenant portal, or posted notices as required by law or the Lease Agreement.

7) Acknowledgment and Consent

By signing below, you acknowledge and agree that:

- You have read and understand this Addendum.
- You are the authorized user of the mobile number provided.
- You consent to receive SMS/text messages as described above.
- Message frequency varies and msg & data rates may apply.
- You may reply STOP to opt out and HELP for help.
- Consent is not a condition of rental or purchase.

I CONSENT TO RECEIVE SMS/TEXT MESSAGES AS DESCRIBED: ☐ Yes ☐ No

8) Consent Text Snapshot (for your records)

“By providing your phone number and selecting the consent option, you agree to receive SMS/text messages from CHASE PROPERTIES REALTY & MANAGEMENT LLC related to leasing inquiries and tour scheduling, rent reminders, maintenance updates, and important property notices. Message frequency varies. Msg & data rates may apply. Reply STOP to opt out and HELP for help. Consent is not a condition of rental or purchase.”

Tenant Name (print): _____

Tenant Signature: _____

Mobile Phone (required for SMS): _____

Email (optional): _____

Rental Property Address/Unit: _____

Date: _____

Landlord/Agent Name (print): _____

Landlord/Agent Signature: _____

Date: _____
