RENTAL AGREEMENT RENEWAL ADDENDUM

Owner(s): Stephen Joseph Dicarlo Jr

Tenant(s): Adamn Huganir and Katelynn Louise Griffin

Property: 1359 Weldon Ave, Baltimore, MD 21211

This Rental Agreement Renewal is made effective on the date set forth at the end of this document by and between the above referenced parties.

Owner and Tenants have entered into a lease agreement described above on 11/07/2024 (the "Original Lease"). The Original Lease expires on 03/31/2026.

All terms, conditions and provisions of the said Original Lease are to remain the same except for the following:

1) Owner and Tenants hereby agree to extend the Original Lease for the following term: 3 months. The renewed lease will begin on 03/31/2026 and will end on 06/30/2026 (hereinafter referred to as the "Renewal Term").
2) Tenant shall pay Owner rent payments of $2,500.00 each month.
3) Under the terms and conditions herein, Owner and Tenants hereby agree to amend the Original Lease as follows:

   This Lease shall expire on the Lease end date and shall not automatically renew.
   Any renewal or extension shall be valid only if agreed to in writing by all parties at least sixty 60 days prior to the Lease end date.

4) This renewal is subject to a final inspection, to be conducted before the expiration of the existing lease agreement or no later than two weeks after the execution of this Addendum. If said inspection is not satisfactory to the Landlord, or Tenant does not cooperate with providing access to Property Manager's inspector or vendor, then the Landlord reserves the right not to renew the lease and terminate the agreement. If the Landlord decides not to renew or terminate the lease, then the lease shall end at the date of Lease Expiration or Landlord will provide Tenant with a 60 Day Notice to vacate the premises.
5) All of the terms of said Original Lease, except as herein modified, are to remain in full force and effect and are made a part of this Renewal Agreement.

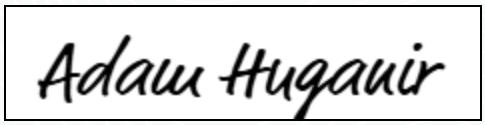
Accepted this 9 day of February of 2026.

Adam Huganir 2026-02-23	Katelynn Louise Griffin 2026-02-23	
Tenant Name Date	Tenant Name Date	Tenant Name Date
Stephen Joseph Dicarlo Jr 2026-02-18		
Owner Name Date	Owner Name Date	Tenant Name Date

CERTIFICATE *of* SIGNATURE

REF. NUMBER
MDVBG-VQZKU-6JT4U-WH7XQ

DOCUMENT COMPLETED BY ALL PARTIES ON
23 FEB 2026 23:15:53
UTC

SIGNER	TIMESTAMP	SIGNATURE
STEPHEN JOSEPH DICARLO JR EMAIL STEVEDICARLO@GMAIL.COM	SENT 09 FEB 2026 22:05:06 VIEWED 19 FEB 2026 00:04:37 SIGNED 19 FEB 2026 00:05:38	 IP ADDRESS 146.75.232.144 LOCATION CUMMING, UNITED STATES
RECIPIENT VERIFICATION	EMAIL VERIFIED 19 FEB 2026 00:04:37	
ADAM HUGANIR EMAIL ADAM@HUGANIR.COM	SENT 09 FEB 2026 22:05:06 VIEWED 23 FEB 2026 22:43:54 SIGNED 23 FEB 2026 22:44:14	 IP ADDRESS 73.200.16.241 LOCATION BALTIMORE, UNITED STATES
RECIPIENT VERIFICATION	EMAIL VERIFIED 23 FEB 2026 22:43:54	

CERTIFICATE *of* SIGNATURE

REF. NUMBER
MDVBG-VQZKU-6JT4U-WH7XQ

DOCUMENT COMPLETED BY ALL PARTIES ON
23 FEB 2026 23:15:53
UTC

SIGNER	TIMESTAMP	SIGNATURE
KATELYNN LOUISE GRIFFIN EMAIL KATIE.GRIFFIN19@GMAIL.COM	SENT 09 FEB 2026 22:05:06 VIEWED 23 FEB 2026 23:15:43 SIGNED 23 FEB 2026 23:15:53	 IP ADDRESS 73.200.16.241 LOCATION BALTIMORE, UNITED STATES

RECIPIENT VERIFICATION

EMAIL VERIFIED
23 FEB 2026 23:15:43