

SMOKING DISCLOSURE POLICY FOR CONGRESSIONAL OWNERS, INC.

The following policy applies to all tenant-shareholders and their subtenants:

- Smoking is prohibited in any of the following OUTDOOR areas:
 - Courtyards
 - Rooftops
 - Balconies
 - Terraces
 - Patios
 - Lawns
 - Parking lots
 - Swimming pool
 - Garden/Barbeque area
 - All other outdoor areas connecting one apartment to another
- Smoking is prohibited in any of the following INDOOR areas:
 - Hallways
 - Lobby
 - Basement or Cellar
 - Garage
 - Laundry Room
 - Storage Room or Bicycle Room
 - Any other indoor common area of the building.
- Smoking is permitted ONLY in any of the following portions of the Building:
 - Inside individual apartments – BUT NOT terraces or balconies
- All tenant-shareholders must incorporate this policy into any sublease or sale contract that they may sign.
- A violation of this policy is considered a violation of the proprietary lease.