

SIGHT UNSEEN RIDER

RIDER TO AND FORMING PART OF LEASE DATED **September 16th, 2025**, WITH **SPG BOERUM LLC** AS LANDLORD, AND, **Ryan Nicholas Pun and Rachel Valerie Lau** AS TENANT(S), FOR APARTMENT **18A** at **159 Boerum Street, Brooklyn, NY 11206**.

The Tenant hereby expressly acknowledges that prior to execution of the instant lease agreement, Tenant was provided ample time and opportunity to inspect the subject apartment. Tenant acknowledges further that the Landlord and/or its employees and/or its agents strongly suggested and encouraged Tenant to visit and inspect the subject apartment. Despite the foregoing, Tenant hereby expressly acknowledges that he/she/they intentionally and knowingly have elected to sign the lease agreement without having visited/viewed/inspected the subject apartment.

As such, the Tenant expressly agrees to accept the subject apartment in its “as is” condition as of the date of the lease.

Further, the Tenant expressly acknowledges that any promotional pictures/videos/images/floor plans of the premises which were shown to the Tenant were for advertising purposes only and were not intended to fully or accurately depict the subject premises.

As a result of the foregoing, Tenant expressly and irrevocably waives any claim against the Landlord based upon the condition of the premises at the inception of the tenancy herein except for Landlord’s express obligations as set forth in the lease agreement between the parties.

Understood and Agreed to by:

Ryan Pun

Tenant

Rachel Lau

Tenant

Tenant

Landlord

09/18/2025

Date:

09/18/2025

Date:

Date:

Date: