

SLIPPERY ROCK CAMPGROUND ASSOCIATION
 1150 W PARK RD
 SLIPPERY ROCK, PA 16057

STORAGE and RENTAL AGREEMENT

Slippery Rock Campground Association (SRCA), hereinafter referred to as "Lessor"; does hereby lease to:

To and From Dates	
SRCA Lot #/rental lot #	
Name(s)	
Winter Address	
City, State, Zip	
Cell Phone	
Land Line/Other Phone	

Summer Address	
City, State, Zip	

The use of one storage rental space, for the storage of ONE unit only as described below:

Year	
Make	
Model	
Type (ie...box trailer, RV, Pontoon Boat)	
Unit Length (ie...18 foot)	
VIN #	
Registration #	
License Plate Number	
Color	
Other	

SRCA Initials_____

LESSEE – Initials_____

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CONDITIONS

1. Inspection of Property: Lessee acknowledges that he/she has inspected, or has been afforded the right to inspect, the rental space and surrounding grounds (Property) and said Property is in good repair and condition, suitable for the purposes for which it is intended and leased.
2. Notices: All notices to be given under the Agreement shall be given at the addresses listed above, for both Lessor and Lessee. In the event of an address change, either party shall notify the other in writing. Unless notified in writing, the address listed above shall be the address utilized by the Lessor for any correspondence between the parties. All notices under this Agreement shall be by regular, United States Postal Service First Class Mail.
3. Lease of Rental Space: Lessor does hereby lease to Lessee an outdoor rental space at a size to be determined by the Lessor for a term of _____ months at the rate of _____ per month. Rental payments under this agreement are payable in advance. SRCA will accept the full amount of the rent for the entire term.

Lessee's failure to remove their personal property or Lessee's failure to vacate the property beyond the end of the term listed above shall be considered to be a month-to-month rental.

4. Ownership and Use: The Lessee shall have no rights or property interest to the Property, except for the right to use the Property for the purposes of storage as expressly set forth in this Agreement. This is not a bailment.

The Lessee is discouraged from storing personal property within the unit, vehicle or motor craft. In addition, the storage of hazardous, dangerous, illegal items and contraband shall be a violation of this Agreement and shall be prohibited.

Lessor is not responsible for the continued inflation of tires and/or any and all routine maintenance on said personal property.

All tarping and maintenance of re-tarping shall be the sole obligation and responsibility of the Lessee.

Lessor retains the right to assign storage space.

This Agreement shall not be sold, assigned or transferred by the Lessee.

SRCA Initials _____

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5. Liability/Insurance: Lessor assumes no liability for the goods that Lessee stores. Lessors shall not be responsible for loss of any kind to Lessee's personal property, including but not limited to freezing or heat loss of any nature, water damage, insect or rodent damage, loss of tarp, any and all damage due to Acts of Nature or God, nor from hauling or removal of said property, nor from vandalism and/or theft.

Lessee shall be responsible for any damage to Lessor's real property caused by the negligence of the Lessee or caused by the stored items of the Lessee and shall be responsible for the cost of any such damage.

The Lessee shall maintain valid property insurance on stored items at all times as required by law. The Lessor SHALL NOT and WILL NOT maintain insurance coverage of any kind for any of the Lessee's personal property.

6. Breach of Agreement: Upon default in the payment of any installment of rent, or upon a breach of any other condition of this Agreement, the Lessor shall have all rights and remedies available to it by Law, including but not limited to the rights and remedies listed below.

Upon non-payment or breach of this Agreement, Lessor shall take possession of Lessee's personal property and may prevent Lessee access to said property until all rent, late fees, charges and expenses are paid in full.

7. Confession of Judgment: Lessee hereby authorizes and empowers any Attorney of any Court of Record to appear for him/her in any Court of competent jurisdiction to confess judgment against him/her in favor of Lessor for all amounts due under this Agreement, and to therein CONFESS OR ENTER JUDGMENT against Lessee, together with reasonable attorney's fees of 15% of all sums due, but such fees shall be in no event less than Two Hundred Fifty Dollars (\$250.00).

8. Liens: It is expressly agreed that in the event of default by Lessee hereunder, Lessor shall have a lien upon all personal property, goods or chattels belonging to Lessee, as security for the rent due and for any repairs, labor or services rendered to the Lessee. The personal property may be sold to satisfy the lien if Lessee is in default. Only payment in the full amount of the lien (to consist of ALL rent, late charges, fees and expenses). Partial payment shall not stop any sale or legal procedures.

LESSEE ACKNOWLEDGES THAT HE/SHE HAS READ AND UNDERSTANDS THIS PROVISION FOR CONFESSING JUDGMENT AND EXPRESSLY WAIVES ANY RIGHT TO NOTICE OR HEARING WHICH HE/SHE MIGHT OTHERWISE HAVE BEFORE ENTRY OF JUDGMENT. IT IS FURTHER ACKNOWLEDGED THAT THIS IS A COMMERCIAL LEASE.

SRCA Initials _____

LESSEE - Initials _____

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In Witness Whereof, the parties have executed this Storage and Rental Agreement on this _____ day of _____, 20_____.

I/WE THE UNDERSIGNED, FULL ACKNOWLEDGE AND UNDERSTAND THAT MY/OUR PROPERTY CAN BE SOLD WITH OR WITHOUT MY/OUR CONSENT AFTER ANY PAYMENT IS DELIQUENT FOR THIRTY (30) DAYS OR MORE.

Lessor:
Slippery Rock Campground Association

Lessee(s):

By: _____

SRCA Initials _____

LESSEE – Initials _____