

### Contact Information

Name		
Address		
Billing Address		
Home Phone	Work Phone	Cell Phone
Email Address		

### Rental Information

Unit Number		
Rental Size	<input type="checkbox"/> 9 x 13 x 8.5 (\$95 / month)	<input type="checkbox"/> 5 x 7 x 8.5 (\$45 / month)
Lessor _____	First Month's Rent	
Date _____	Last Month's Rent	
Lessee _____	Deposit (clean up fee)	
Date _____	Other	
<input type="checkbox"/> I have read and agree to the terms and conditions set forth in the 'Tobermory Marine Storage Rental Agreement'	HST	
	<b>Total</b>	
<b>Payment Options</b>		
<input type="checkbox"/> Email Transfer (Email Payment sent to info@tobermorymarine.com)	<input type="checkbox"/> Mail-in Cheque	<input type="checkbox"/> Visa/Mastercard in store / over the phone

# Tobermory Marine: Storage Rental Agreement

**THE FOLLOWING IS A COPY OF THE RENTAL AGREEMENT TO BE FILLED OUT AND SIGNED AT THE TIME OF RENTAL. PLEASE READ CAREFULLY.**

TENANT HEREBY RENTS FROM TOBERMORY MARINE (LANDLORD) THE SPACE DESCRIBED ON THE TERMS AND CONDITIONS SET FORTH BELOW.

1. THE TENANCY HEREIN CREATED SHALL BE ON A MONTH TO MONTH BASIS. BOTH TENANT AND LANDLORD MAY TERMINATE THE TENANCY AT ANY TIME ON A 15 DAY NOTICE EITHER BY EMAIL (INFO@TOBERMORYMARINE.COM) OR PHONE (519) 596-2654. MINIMUM RENTAL PERIOD IS 30 DAYS.
2. THE RENT SPECIFIED BELOW SHALL BE PAID MONTHLY IN ADVANCE TO LANDLORD AT THE ADDRESS INDICATED BELOW. MONTHLY STATEMENTS WILL BE SENT OUT.
3. SPACE IS RENTED FOR STORAGE PURPOSES ONLY. ANY ACTIVITY SUCH AS AUTOMOBILE OR TRUCK REPAIRING, PAINTING, OR CARRYING ON A BUSINESS IS PROHIBITED ON PREMISES.
4. NO SIGNS MAY BE POSTED BY THE TENANT. NOTHING IS TO BE NAILED OR FASTENED TO WALLS.
5. NO MATERIAL SHALL BE STORED WHICH SHALL BE A HAZARD TO THE BUILDING OR OTHER TENANTS. THIS PROHIBITION SHALL SPECIFICALLY PROHIBIT THE STORAGE OF COMBUSTIBLE MATERIALS, EXPLOSIVES AND OTHER MATERIALS WHICH WOULD ENDANGER THE BUILDING AND OTHER PROPERTY.
6. LANDLORD WILL NOT FURNISH UTILITIES. STORAGE SPACE IS NOT TO BE HEATED OR COOLED.
7. LANDLORD SHALL NOT BE LIABLE FOR ANY PERSONAL INJURY TO THE TENANT OR FOR ANY DAMAGE TO THE PROPERTY OF THE TENANT IRRESPECTIVE OF HOW SUCH INJURY OR DAMAGE MAY BE CAUSED WHETHER FROM ACTION OF THE ELEMENTS OR NEGLIGENCE OF THE LANDLORD OR OCCUPANTS OF ADJACENT PROPERTIES.
8. LANDLORD RESERVES THE RIGHT TO ENTER STORAGE SPACE IN THE EVENT OF AN EMERGENCY OR FOR THE PURPOSE OF INSPECTION TO SEE THAT THE TERMS AND CONDITIONS OF THIS RENTAL AGREEMENT ARE BEING COMPLIED WITH.
9. EACH PARTY HEREBY RELEASES THE OTHER FROM ANY CAUSE OF ACTION FOR RISK WHICH MAY BE COVERED BY FIRE OR EXTENDED COVERAGE POLICES OF EITHER THE LANDLORD OR TENANT. IT IS THE PURPOSE OF THIS PROVISION TO ELIMINATE THE SUBROGATION RIGHTS OF RESPECTIVE INSURANCE CARRIERS OF THE TENANT AND LANDLORD.
10. RISK OF LOSS OF PROPERTY STORED IS ON TENANT. LANDLORD DOES NOT HAVE ANY INSURANCE COVERAGE FOR TENANT'S PROPERTY AND TENANT SHALL PROVIDE WHATEVER COVERAGE TENANT DESIRES FOR HIS OWN PROPERTY.
11. IN THE EVENT OF FAILURE TO PAY RENT FOR TEN DAYS WHEN DUE, THE TENANCY HEREIN CREATED SHALL TERMINATE AND LANDLORD SHALL BE ENTITLED TO IMMEDIATE POSSESSION AND MAY EXERCISE ANY REMEDIES; AVAILABLE TO HIM BY LAW. TENANT SPECIFICALLY GRANTS TO LANDLORD A LIEN ON THE STORED PERSONAL PROPERTY FOR THE PAYMENT OF ANY RENT DUE. A \$5.00 LATE FEE WILL BE ASSESSED ON THE ELEVENTH DAY. THEREAFTER AN ADDITIONAL \$1.00 PER DAY PENALTY SHALL ACCRUE UNTIL RENT AND PENALTIES ARE PAID IN FULL.
12. IN THE EVENT ANY LEGAL ACTION IS NECESSARY FOR LANDLORD TO ENFORCE ANY PAYMENT OF RENT OR FOR RESUMPTION OF POSSESSION UNDER THE TERMS OF THIS RENTAL AGREEMENT, THE PREVAILING PARTY IN SUCH ACTION SHALL BE ENTITLED TO REASONABLE ATTORNEY FEES BOTH ON TRIAL AND ON APPEAL.
13. THIS AGREEMENT MAY NOT BE ASSIGNED BY THE TENANT WITHOUT EXPRESS WRITTEN CONSENT OF LANDLORD AND CONTAINS THE ENTIRE AGREEMENT OF PARTIES.
14. THE FOLLOWING SPECIAL CONDITIONS APPLY: THERE WILL BE NO SECURITY DEPOSIT REFUND UNLESS A 15-DAY NOTICE IS GIVEN AND THE UNIT IS LEFT CLEAN.
15. RENTAL CHARGES FOR SUBSEQUENT MONTHS ARE SUBJECT TO INCREASE UPON ADVANCE WRITTEN NOTICE TO RENTER