

## **Terms and Services for Traveler's Rest RV Storage**

### **Use of Premise**

The Lessee shall use the property for vehicle storage only and will not store perishable items or live animals inside the premises.

The Lessee acknowledges that the space will not be used as a dwelling, place of business, or for any purposes other than storage of personal property. Accordingly, the Lessee will not sublet to any other renters.

The Lessee shall not store anything outside the secure premises provided. Illegal activities and items are strictly prohibited on the premises at all times.

The vehicle/s inside the secure premises is the sole responsibility of the Lessee. The Lessor does not imply or assume responsibility of the vehicle/s at any time. Upon cancellation of this agreement, Lessee will have 24 hours to remove vehicle/s from the premises.

The Lessor will hold no liability for any damages that may incur from the vehicle/s being stored on this property.

The Lessor will not offer snow removal services during the winter months. If enough snow accumulates, the Lessee acknowledges that their parked vehicle may not be accessible during this time.

### **Rules & Regulations**

The Lessee must agree to the following rules and regulations while renting a parking space:

1. Keep us informed on any change of address, change of phone number, change of email address or change in payment method.
2. Do not litter. Please keep your space clear and your vehicle well within the space lines.
3. If you need to access your vehicle at any time before your move out date, please inform us in writing 24 hours before so we can assist you if needed.
4. Access hours are 24/7 once you have signed the lease and made payment. Please be respectful of other vehicles and owners and neighboring businesses and residences.
5. Office hours are 8am-6pm PST. A 24/7 phone number is available for texting/SMS outside those hours. Emails are always welcome.

### **Release of Lessor's liability for property damage**

All personal property and vehicle/s stored by the Lessee will be stored at the Lessee's sole risk. The Lessor and all agents and employees of the Lessor will not be held liable for any loss or damage to any personal property or vehicle/s arising from any cause including but not limited to:

Mildew or mold  
Rodents

Insects  
Explosions  
Rain, Hail, Tornados, Floods, Hurricanes  
Criminal Mischief  
Burglary  
Vandalism  
Acts of God  
Power Outage  
Equipment Failure

### **Indemnity**

The Lessee agrees to indemnify, defend and hold harmless the Lessor from all demands, claims, actions, or causes of actions (including attorney's fees and all related costs) that are brought by others arising out of Lessee's use of the parking lot and common areas.

### **Termination**

Either party may request termination of this agreement with 30 days prior written notice. Vehicle/s can be removed from the property any day of the month, but the final month's rent will be due in full.

### **Amendment**

This rental agreement may not be amended, redacted, or otherwise altered by mutual consent of the parties. Amendments may include changes to rent, additional rules, added or removed maintenance services, items no longer allowed on premises, and so on.

### **Severability**

Any article of this rental agreement deemed unenforceable, illegal, or unfair by a court of law shall be replaced by an acceptable article accomplishing the same basic goal of protecting both parties and their rights as they relate to this rental agreement.