

WEST TAMPA STORAGE RENTAL AGREEMENT

13125 Memorial Drive Tampa, FL 33635
857-636-0341

INVOICE No. _____ DATE: _____ ACCESS CARD #: _____

SPACE #: _____ SHORT TERM - 6 MONTH - YEARLY: _____ MONTHLY RATE: _____

NAME: _____ ADDRESS: _____

CITY / STATE / ZIP: _____

MOBILE PHONE: _____

EMAIL: _____

YEAR, MAKE, MODEL , LEGNTH OVER ALL : _____

TRAILER YEAR, MAKE, MODEL & VIN # : _____

LICENSE PLATES #: _____ , _____

DRIVERS LICENSE # LESSEE: _____

Payment Terms:

Short Term Agreement - Requires payment in full for the duration agreed upon dates.

6 Month Agreement - Requires first, second and last month.

One Year Agreement - Requires first, second and last month.

Renter will be issued one gate access card. There is a \$40 CASH deposit required when the access card is issued. The \$40 access card deposit is returned when the access card issued by West Tampa Storage is returned to West Tampa Storage and free of damage. The access card can only be returned by certified mail or given to a West Tampa Storage representative.

Renter shall pay the monthly charge due in respect of each monthly term on or before the monthly term's due date. A late charge of \$10.00 per day will be assessed if the unit stored is left in the space after the Rental Agreement term expires. Late payment fee of \$50 if not received by the 5th of the month. Returned check fee is \$50. Credit card rejection fee is \$50. Lock out fee per incident is \$200. Unauthorized use of electric is a \$100 penalty fee per incident.

RENTER IS AWARE THAT WEST TAMPA STORAGE DOES NOT INSURE AND WILL ACCEPT NO LIABILITY FOR LOSS OR DAMAGES TO RENTER'S STORED PROPERTY. WEST TAMPA STRONGLY SUGGESTS RENTER OBTAINS INSURANCE COVERAGE FOR ANY STORED PROPERTY KEPT ON THE PREMISES.

I give West Tampa Storage authorization to charge and renew my Rental Agreement with my Visa/ MasterCard/ American Express/Discover on the date of storage expiration unless notified in writing by me, as the Renter.

NAME ON CARD: _____ ZIP CODE: _____

CARD NO: _____ EXP. DATE: _____ SEC # _____

I have read and understand the Terms of Agreement attached to this form. I agree to abide by all terms and conditions. I have received a copy of this Agreement for my records upon signature.

Renter

WEST TAMPA STORAGE

RENTAL AGREEMENT CONDITIONS WEST TAMPA STORAGE

1. RENTER'S PRIVILEGES AND WEST TAMPA STORAGE

West Tampa Storage has instituted a security system involving high definition camera surveillance with night vision 24/7.

West Tampa Storage has monthly rodent control by way of bait stations and monthly red ant control. We cannot guarantee the area to be ant & rodent free.

Renters shall have access to their rented space from 6:00 am to 8:45 pm, 7 days per week using a gate access key issued by West Tampa Storage. The renter can purchase extended 24 hour access but is at the discretion of West Tampa Storage at an additional cost.

Renters may leave one (1) personal vehicle in space when recreational vehicle (RV) is being used for no longer than four (4) weeks. Arrangements may be made with staff for longer periods if necessary.

There is a dump station and wash down area that may be used and is only for the RV or boat listed in the contract.

2. RENTER'S OBLIGATIONS.

Renter shall not store dangerous, noxious, filthy, offensive, explosive, highly flammable or illegal materials in the rented space and shall be responsible for any environmental damage that may be occasioned by their RV, contents, or other stored vehicle. All propane tanks need to be shut off at the tank when stored.

Renter represents and warrants that he/she is in lawful possession of all goods stored in the Rental space. Renter agrees to advise West Tampa Storage in writing of the full name and address of any person or corporation other than the Renter who has an interest in any of the goods stored in the Rental space.

West Tampa Storage may require Renter to advise West Tampa Storage in writing of the name of any person authorized by Renter to have access to the Rental space. Renter shall be legally responsible for any damage, loss or injury caused by any person brought onto the premises by Renter, or visiting the Rental space with Renter's permission. West Tampa Storage will not knowingly release any property to any other person/corporation than those listed on Rental agreement; however access to the site after hours implies that any owner wishing can remove their property at their discretion. This activity will be recorded on camera but will not be controlled by West Tampa Storage.

Renter shall not carry on any business out of the Rental space and shall not use the space for any unlawful purposes. No renting RV's, Boats or trailers from the WTS facility. All this type of activity must be off WTS property.

Renter shall not cause damage or to disturb, interfere with or do anything which is liable to cause injury or loss to other persons or property on the premises. **Maximum speed limit on the property is 10 MPH.**

Renter shall park their RV/vehicle/trailer in its entirety within their assigned spot.

Prior to termination of this Agreement, Renter shall remove all goods and any litter from the space. Renter shall, at his/her sole cost and expense make good any damage caused to the Rental space resulting from the storage or removal of goods from the Rental space.

Renter shall advise West Tampa Storage of any changes in Renter's mailing address and phone number in writing.

Renter shall only use West Tampa Storage approved vendors to service their RV, boat or Trailer while on the West Tampa Storage property limits.

All pets MUST be leashed at all times including before they get out of a vehicle.

Initial _____

3. SALE OF RENTER’S GOODS IN THE EVENT OF DEFAULT.

If West Tampa Storage has not received payment of the Monthly Charge for any Monthly Terms on or before the Due Date, the Renter will be considered to be in default until such time as West Tampa Storage has received payment of all outstanding Monthly Charges.

When Renter is in default, West Tampa Storage may place a locking device on the vehicle or trailer and Renter will not be entitled access to the goods and the Rental space. Vehicles will not be moved off the property until the Renter is no longer in default. Under no circumstances may Renter remove any goods from the Rental space while Renter is in default.

Renter agrees that if Renter is in default, West Tampa Storage may sell goods in the assigned space according to the procedure for sale of goods subject to Florida state laws and procedures. West Tampa Storage may sell or otherwise dispose of the goods in any manner it sees fit.

4. TERMINATION

This Agreement will terminate at the end of a Monthly / Yearly Term as outlined.

If, on or before the last day of the term/Month, Renter NOT BEING IN DEFAULT, has given 30 days written or confirmed email notice of an intention to terminate this Agreement at the end of the following month.

If, on or before the Due Date for that term West Tampa Storage gives notice to Renter as to its intention to terminate this Agreement at the end of that Monthly Term.

5. GENERAL

Renter shall not assign the benefit of this Agreement without first obtaining the consent in writing of West Tampa Storage.

Renter may not perform any repairs or maintenance to RV or other stored vehicle without prior consent from West Tampa Storage.

Renter may not store anything outside of the designed Rental space.

West Tampa Storage, it’s employees or agents may enter the Rental space or stored goods / vehicles for purposes of necessary maintenance, or in case of emergency, fire, etc. Where feasible, advance notice of such entry will be given to Renter. If such entry requires West Tampa Storage to cut off Renter’s lock and is not made necessary by any breach of a term of this Agreement by Renter, West Tampa Storage will provide Renter with replacement lock free of charge.

West Tampa Storage reserves the right to move a Rental space/vehicle/goods from one space to another if it is deemed necessary.

Always park perpendicular to the fence and approximately 1’ off the fence, trailers should be locked at all times with Propane turned off.

The terms of this agreement are subject to change without notice.

I agree to the above term and to relinquish the use of my assigned rental space to West Tampa Storage and despite the term of my Rental Agreement not having expired, subject to a refund of any unused fees paid.

Renter

West Tampa Storage

Date

- 11' x 40' spot Minimum charge \$89 per month w/access from 6:00am to 8:45pm
 - 40'- 45' RV storage is \$4 a foot LOA per month w/access from 6:00am to 8:45pm
 - Short term - 3-5 months - 3 month min - \$4 a foot LOA per month w/access from 6:00am to 8:45pm
 - 24 hour access is an additional \$10.00 per month - At discretion of WTS
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- If you're locked in after normal gate hours of 6am to 8:45pm and require a service call to be let out the fee is \$200 per incident. Paid at the time of the event in cash. You'll be locked out after 8:45pm. **Initial** _____
 - Customer will not remove the red parking stakes at any time. **Initial** _____
 - No contents to be left outside of or attached to the motorhome trailer hitch, boat or trailer or there will be a fine of \$10 per day that its there. **Initial** _____
 - Declined payment fee is \$50 and reinstating access card is \$50. **Initial** ____
 - Parking in the wrong spot will mean your RV getting towed off the property immediately at your expense. Be sure you remember your parking # and take a photo of it. **Initial** _____
 - NO outside vendors or contractors allowed on the property at any time other than approved ones by West Tampa Storage. If the customer is found with an outside vender or contractor on the property the fine to the customer is \$250 per hour per incident.
 - Customers will park centered in center of the red stakes. This allows everyone the most about of room in their parking spots. **Initial** _____
 - Free water fill area and Dump Station. Water is only for rinsing boats down and adding water to RV fresh water tanks. NO washing the RV's, Boats or personal vehicles. Fine for doing so is \$50. **Please** respect these services so they can stay in place. Services can be terminated at anytime. **Initial** _____
 - There are Fire Extinguishers located at the north and south ends of the property in visible sight from out in front of your designated parking. Please let us know at this time if you need instruction on how to use them. **Initial** _____