

STORAGE AGREEMENT

1437090 Alberta Ltd. o/a



T: 780.901.9324 E: info@hwy28selfstorage.com W: hwy28selfstorage.com GST# 83265 7226 RT0001

Mailing Address: PO Box 88, St. Albert, AB T8N 1N2 Facility Location: Hwy 28 at Range Rd 231

Name			
Address		Apt #:	P.O. Box #:
City		Prov:	Postal Code:
Phone(s)	Cell:	Home:	Bus.:
Email			
Where did you hear of us?	Newspaper ___ Website ___ Referral ___ Return Customer ___ Flyer ___ Other _____		

This Storage "Agreement" takes effect _____ mm/dd/yyyy. The Agreement remains in effect until the 1st day of the same month of the following year. The contract may be extended for an additional term(s), however rental rates are subject to change and payable in advance. By signing this Agreement, "The Renter" acknowledges acceptance of the "Storage Agreement Terms and Conditions" as set out on Page 2 of this Agreement. The rental rate for this rental term is **\$279.00 plus applicable taxes, payable in full, in advance** of the rental term. NO REFUNDS FOR UNUSED DAYS.

RV Type (One Unit Per Stall)	Check One	Rental Charge (<40 ft)	\$279.00
RV Class A or C (Motorhome)		GST	\$13.95
Enclosed Cargo Trailer		Total Amount Due	\$292.95
Boat (with Trailer)			
RV Trailer (Standard hitch)		RV Brand/Colour	
RV Tent Trailer		RV License #	
RV Fifth Wheel Trailer		RV Length (not to exceed 40 ft.)	
RV Camper (Slide On)			
Payment By: (Choose One) Cash Cheque Visa MC E-Transfer			

I have read, understand and agree to be bound by this agreement, INCLUDING THE TERMS AND CONDITIONS SET OUT ON PAGE 2 OF THIS AGREEMENT WHICH I ACKNOWLEDGE FORM PART OF THE AGREEMENT.

Date: _____
mm/dd/yyyy

Renter Signature: _____

HWY28 Signature: _____

THE RENTER ACKNOWLEDGES AND AGREES WITH HWY28:

- 1) That 1437090 Alberta Ltd. (HWY28) does not insure and that it is solely the Renter's responsibility to insure any property (Stored Property) the Renter has stored on HWY28 property and that HWY28 does not warrant the safety or security of Stored Property;
- 2) That HWY28 is neither a bailee nor a warehouseman and shall not be deemed to have custody of or any obligation to care for or preserve any Stored Property, that under no circumstances shall HWY28, its directors, employees or agents be subject to any liability whatsoever for any loss, theft, damage to, or destruction of any Stored Property, howsoever caused, regardless of how foreseeable or remote;
- 3) That the Renter shall not perform any mechanical repairs or maintenance to any Stored Property in the parking stall, conduct business out of or from the Stored Property in the parking stall, or use the parking stall for any unlawful purpose;
- 4) That the Renter shall not attempt to attach or affix anything to or interfere with the outside perimeter chain link fence, gate system or exterior lighting system;
- 5) That Stored Property shall at no time include explosive, flammable, noxious or perishable goods, any contaminants, toxic substances, dangerous or hazardous substances or waste, hazardous chemical" or "hazardous waste" as defined in the Hazardous Chemicals Act, R.S.A. 1980, c.H-3 or any other goods, substances or materials that may in any way whatsoever be environmentally hazardous or unsafe or which would constitute a fire, health, or environmental danger;
- 6) That: the Renter shall be lawfully possessed of all Stored Property and be entitled at all times to store the same. No persons other than the Renter (and those who the Renter shall have advised HWY28 in advance and in writing are so authorized) shall have access to Stored Property. The Renters shall advise HWY28 in writing of any sale or transfer of title of the stored property and shall be liable for the stored goods until HWY28 is in possession of an approved contract in the name of the new owner;
- 7) Stored Property may only be accessed when the Renter is not in default of this Agreement and only during the standard hours of operation as posted;
- 8) That the Renter shall advise HWY28 in writing of the full name, address, and contact information of any person or corporation other than the Renter who has at any time any interest in any of the Stored Property and the Renter shall not sublet the parking stall without prior written approval from HWY28;
- 9) That to better secure the payment of all rents due and all costs incurred by HWY28 in the enforcement or attempted enforcement of any rights and performance of all other clauses of this Agreement by the Renter, the Renter hereby grants to HWY28 a security interest in all Stored Property;
- 10) That the Renter is responsible to advise HWY28 immediately of any change to the Renter's contact information, including but not limited to a change in mailing address, email address and/or telephone number.
- 11) That rental rates are subject to change without notice. All rents are to be paid in advance to HWY28 at Box 88, St. Albert AB T8N 1N2 on or before the expiration of the existing contract. A \$25.00 NSF fee shall be immediately payable in respect of any NSF cheque tendered by the Renter, All such charges and all costs incurred by HWY28 in the enforcement of the Agreement shall constitute rent and be recoverable as such; and that all rent and such other amounts not paid by the Renter when due shall bear interest at the rate of 2% per month (24% per annum) until paid in full; Prices are subject to change without notice.
- 12) That it is the responsibility of the Renter to notify HWY28 with any changes to the Renter's mailing address and/or telephone numbers.
- 13) That upon default by the Renter in the payment of any installment of rent, HWY28 shall be entitled to disable any Access Code issued to the Renter until such default is remedied to the satisfaction of HWY28;
- 14) The Renter shall advise HWY28 in writing either by means of standard postal or courier service or by email of their intent to vacate their parking stall, two weeks prior to the expiration of their rental term. Failure to provide Notice To Vacate two weeks prior to expiration will result in a \$25.00 fee in lieu of sufficient Notice to Vacate;
- 15) That if any installment of rent remains unpaid 15 days after the date the same was due or if the Renter fails to fully remedy to the satisfaction of HWY28 any other default under this agreement, or if an execution or any other process of any court becomes enforceable against the Renter, or if a receiver is appointed for the Renter, or the Renter becomes insolvent or commits an act of bankruptcy or makes an assignment in bankruptcy, then in any such event ("Event of Default"), HWY28 shall be entitled, without further demand or notice, to immediately terminate this agreement and enforce its rights by any method not prohibited by law, including selling, leasing or otherwise disposing of the whole or any part of the Stored Property to secure all unpaid rents;
- 16) That HWY28 shall not be responsible for any loss or damage to Stored Property, nor shall HWY28 be obligated to preserve rights against other persons, or to keep Stored Property identifiable or to repair, process or prepare the Stored Property for disposition, and shall only be liable to account for funds actually received by the Secured Party (net of costs of collection, realization and sale including, without limitation: the charges of any civil enforcement agent, the commissions payable to sales agents, auctioneers, all moving costs, notices, advertisements and legal costs;
- 17) That the Renter shall only store the property as is described on Page 1 of this contract. No cars, trucks, utility trailers or other vehicles are permitted.

This storage lot closes after the 1st snowfall or November 1st, whichever is earlier and is NOT accessible (including foot traffic) until May 1st of the following year and providing that, if in the opinion of HWY28 Management, lot conditions will not be adversely affected by traffic on the site.

I, _____ acknowledge that I have read and agree to abide by the Terms & Conditions above.

Signature: _____

Date: _____

mm/dd/yyyy