



Northeast Controlled Storage

253 State Route 11 * Champlain NY 12919

518-236-4330

Mailing Address: 1764 State Route 11 Mooers NY 12958

NAME: _____

BOAT Length _____ MAKE _____ TRLR PLATE # _____

CAMPER/ VEHICLE: _____ MAKE _____ PLATE # _____

MAILING ADDRESS: _____ CITY _____ STATE _____ ZIP CODE _____

Phone: _____ Cell Landline _____ Email _____

- Payment in full paid at time of storage unless other arrangements are made in advance. \$100 Non-refundable deposit to reserve your space for the current storage season. You have 24 hours to cancel this lease. After this time a \$100 cancellation fee will be imposed.

This Storage Space Lease Agreement ("the lease") is made and entered in on _____ (effective date) by and between Northeast Controlled Storage located at the above address, and with a mailing address of 1764 State Route 11 Mooers NY 12958 and the Lessee _____ of _____

These parties agree as follows:

1. Lessor hereby leases storage space at 253 State Rte 11 Champlain NY ("the premises"). The lease will start on _____ And will continue until the storage season begins- May 1st (summer storage) to Oct 1st and Oct 1st to May 1st or until such Time it is terminated by either party. Anything in Storage past this day with be assessed a monthly fee until removed. Fees Must be paid prior to removal.
2. _____ I the lessee initial this box to acknowledge the payment of \$100 Non-refundable deposit to reserve storage space. This amount will be deducted when making final payment upon storage.
 - 2a. I the lessee choose to pay in full \$ _____ upon signing of lease agreement as rent in advance of storage season.
3. Lessee may not store or dispose of any property outside of premises. Lessee shall not use the premises for any illegal or Otherwise prohibited activities.
4. **Access to site requires 24 Hour minimum notice for inside storage.** Outside storage will be given an access code upon Storage.
5. The allocated site must be kept tidy and NO garbage or extra gas containers/tanks left in allocated site or on boats or Watercraft. Once vehicle is in allocated site, battery MUST be disconnected for storage season.
6. Vehicle/Boats may NOT be offered or advertised for sale while in storage during current storage season.
7. No campers or vehicles in outside storage CANNOT be habited on site during current storage season.
8. No major repairs are permitted onsite during the current storage season.

9. Northeast Controlled Storage (further known as NECS) retains right to terminated this contract immediately and with no Liability to NECS in the event of breach of these Storage Terms and Conditions, and in other events with on month notice.
10. By entering this agreement, the Lessee warrants that they have both ownership and legal title of stored boat/watercraft Car/trailer/ RV (hereby called "vehicle")
11. All vehicles must be INSURED and KEPT insured during the storage period. A copy of insurance may be requested. A SPARE KEY MUST BE PROVIDED UPON STORAGE.
12. All vehicles must be secured as per the conditions of the vehicles owner's insurance policy in respect to the stored vehicle(s)
13. In the event of storage fee being overdue, NECS may retain possession (lien) of the vehicle until the arrears are settle in full Or otherwise discharged. NECS will notify possession by registered delivery.
14. In the event of a negative response to possession, legal action may be taken to recoup any unpaid rental fees. NECS may sell or dispose of the vehicle. MECS may also require part of default action costs, including any costs associated with accessing the vehicle, and disposal or sale of the vehicle. Any excess monies received by NECS upon disposal will be retained for the renter to collect.
15. In this agreement NECS will act with due diligence in providing a fit and proper place for storage of all vehicles.
16. NECS excludes all liability for loss or damage unless such loss or damage is directly a result of negligence of NECS or its owner. No liability shall be accepted for damage caused by vermin infestation nor for loss nor loss nor damage from natural disaster.

By signing this lease agreement, I acknowledge I have read and understood its terms and conditions after reviewing and completing **the lease agreement in its entirety by FILLING IN ALL APPLICABLE AREA.**

Signature

Date

Print Name