

## MIDDLE BRANCH TOWNSHIP PROPERTY AGREEMENT

LEASE AGREEMENT, made this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_, by and between the TOWNSHIP of MIDDLE BRANCH, hereinafter designated "LESSOR" and \_\_\_\_\_, hereinafter designated "LESSEE".

In consideration of the covenants and conditions hereinafter contained, IT IS HEREBY AGREED by and between the parties hereto as follows:

1. The Lessor hereby lets and leases unto the Lessee, the following described premises owned by the TOWNSHIP, for the following period or periods:

a. The Middle Branch Township Hall

b. On the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_, from \_\_\_\_\_ o'clock (AM) (PM)

To the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_, from \_\_\_\_\_ o'clock (AM) (PM)

c. Purpose of rental: \_\_\_\_\_

2. The Lessee shall not assign, transfer or sublet this lease on said premises, or any part thereof.

3. The Resident Lessee shall pay the sums, in advance, RENT \$20.00 and DEPOSIT \$30.00; Non- Resident shall pay the sums, in advance, RENT \$50.00 and DEPOSIT of \$50.00 to help defray the cost of maintenance, utilities, and upkeep of said premises. The exception is funeral dinners for Township Residents/Tax Payers.

4. Lessee shall be liable and responsible for all janitorial, maintenance, and cleaning personnel necessary to prepare the premises for the scheduled activity and necessary to restore the same to an equal or better condition that prior thereto immediately following such activity.

a. The DEPOSIT will be returned to the Lessee only after the premises have been inspected by the Lessor and the above conditions have been met.

5. The Lessee agrees to so conduct its activities upon the premises so as not to endanger any person lawfully thereon and to indemnify and save harmless the Lessor against any and all claims for injury to person or property (including claims of employees of the Lessee or any contractor, subcontractor, or invitee) arising out of the activities contracted by the Lessee, its agents, members or guests, or invitees.

6. Lessee shall comply with all laws of the United States, of the State of Michigan, and all ordinances, rules and regulations of the Township, and Lessee will not/do not suffer to be done anything on said premises in violation of any such laws, ordinances, rules and regulations.

HALL RULES: NO STAPLES OR THUMB TACKS ARE TO BE USED...SCOTCH TAPE ONLY

All tables and chairs must be returned to their proper locations.

All decorations and garbage must be removed when leaving.

Close the windows and lock the hall securely whenever leaving the hall.

Lessee will be responsible for any damages and missing articles and will be charged accordingly.

NO RED BEVERAGES.

NO ALCOHOL OR ILLEGAL DRUGS OF ANY KIND IS ALLOWED ON TOWNSHIP PROPERTY.

NO SMOKING ALLOWED INSIDE THE HALL.

ALL LIABILITY IS TRANSFERRED FROM MIDDLE BRANCH TOWNSHIP TO THE SIGNER OF THIS LEASE.

LESSEE \_\_\_\_\_ LESSOR \_\_\_\_\_

(Middle Branch Township Official)

Address \_\_\_\_\_

Phone \_\_\_\_\_ Phone \_\_\_\_\_

Township Resident \_\_\_\_\_ Non-Resident \_\_\_\_\_ Effective 12/18/89\*Revised 03-18-06 \*Revised 05/06/2006) \*Revised 03/17/2007.