

MAIN POINTS (SEE OVER)

- All payments to be made one (1) month in advance by you (the storer).
- Goods are stored at your sole risk.
- If you fail to comply with the conditions of the Agreement, the Owner will have certain rights which include loss of the deposit and the right to seize property. (Read Clause 15).
- You must not store dangerous or explosive goods.
- The Owner does not insure the goods and is not liable for loss of any goods stored on its premises. You should take out your own insurance.
- The Space will only be accessible in the normal business hours.
- No oral agreements have been made between the Owner and the Storer.
- You must inform the Owner immediately if you change your address.
- Late payment is \$20.00.
- 14 days notice to vacate.
- Cleaning fee minimum \$15.00.

I agree to be bound by the conditions on this page and on the reverse page of this Agreement.

Signed by:

I *accept/decline insurance of any goods:
(Storer's initials)

*delete as required

Signed for and on behalf of (The Storage Place) by:

Date of Agreement:

day of

20

PLEASE TELL US HOW YOU HEARD OF THE STORAGE PLACE (PLEASE TICK)

SOURCE:

Yellow Pages

Referral

Driving Past

Newspaper

Google

Previous Customer

Radio/TV

Other.....

STORAGE AGREEMENT

STORAGE

1. The Storer has the right to store goods in the Space allocated to the Storer by the Owner.
2. The Owner does not have and will not be deemed to have knowledge of the goods. The Storer is deemed to have knowledge of all goods in the Space.
3. The Owner is not a bailee nor a warehouseman of the goods and shall not be deemed to be in possession of the goods.

COST

4. The Storer must upon signing this Agreement pay the deposit to the Owner.
5. The Storage fee is the amount specified in the Agreement or the amount notified to the Storer in writing by the Owner from time to time payable monthly in advance to the Owner on the date specified in the Agreement throughout the Period of Storage and any extension of that period agreed to in writing by the Owner and Storer. A Late Payment Fee applies (see page 1 and Clause 15) and returned cheque fee of \$20 applies.

ACCESS AND CONDITIONS

6. The Storer will have access to the Space during the business hours of the Owner but will not have access to the Space outside of business hours.
7. The Storer must secure the Space at all times (in a manner acceptable to the Owner) when the Storer is not in the Space and the Owner will not be responsible for securing the Space.
8. The Owner reserves the right to refuse access to the Space by the Storer where moneys are owing by the Storer to the Owner, whether or not a formal demand for payment of such moneys has been made.
9. The Storer may use the Space solely for the purpose of storage and shall not carry on any business or other activity in the Space. The Storer must maintain the Space in a state of clean and good repair.
10. The Storer must not store any goods that are illegal, flammable, explosive, perishable or that in the opinion of the Owner are a risk to the property of any person and the Storer fails to comply with this clause then Clause 15 will apply.
11. No oral statements made by the Owner or its employees shall form part of this Agreement, and no failure or delay by the Owner to exercise its rights under this Agreement will operate as a waiver of those rights.

RISK

12. The goods are stored at the sole risk and responsibility of the Storer who shall be responsible for any and all theft, damage to, and deterioration of goods, and shall bear the risk of any and all damage caused by flood or fire or leakage or overflow of water, heat, spillage of material from any other space, removal or delivery of the goods, pest or vermin or any other reason whatsoever including acts or omissions of the Owner or persons under its control.
13. The Storer agrees to indemnify and keep indemnified the Owner from all claims for any loss or damage to property of, or personal injury to third parties resulting from or incidental to the storage of goods in the Space.

TERMINATION

14. The Store or the Owner may terminate this Agreement by giving the other party two weeks notice in writing. Upon termination the Storer must remove all goods in the Space and leave the Space in a clean condition and in a good state of repair to the satisfaction of the Owner on the date specified by the Owner. The Storer must first pay any Storage Fees or other moneys owed to the Owner (as calculated by the Owner, such calculation to be final) up to the date of termination, or Clause 15 may apply.
15. If the Storer:
 - (a) fails to comply with or observe these conditions; or
 - (b) does not pay the Storage Fee within 10 days of the date due; or
 - (c) does not pay the moneys due to the Owner on the date of termination of the Agreement,the Storer acknowledges that the Owner may without notice forfeit any Deposit and/or require a Late Payment Fee and may enter the Space and take possession and dispose of the goods in the Space. The Storer acknowledges that the Storer will have no right or claim against the Owner in respect to the taking possession or disposal of the goods save for any surplus. The Owner is entitled to deduct from the proceeds of any sale or disposal of the goods any moneys owing to the Owner including unpaid Storage Fees, cleaning costs, and any expenses on account of the disposal of the goods.