

PARKING SPACE LEASE AGREEMENT

Location: _____ Date: _____

Parties:

Lessor (Owner): _____

Lessee (Tenant): _____

Premises:

Parking Space Location / Number: _____

Address of Parking Facility: _____

Lease Term:

Commencement Date: _____ (No dates)

Termination Date: _____ (No dates)

Rent and Payment Terms:

Monthly Rent Amount: _____ USD

Payment Due Date Each Month: _____

Late Payment Penalties (if any): _____

Security Deposit:

Deposit Amount: _____ USD

Conditions for Return of Deposit: _____

1. Use of Parking Space

Lessee shall use the Parking Space solely for parking a motor vehicle owned by Lessee and shall not use the space for any other purpose without prior written consent of Lessor. The Lessee shall comply with all rules, regulations, and policies established by the parking facility management.

2. Maintenance and Repairs

Lessor shall maintain the parking facility and the Parking Space in good repair and condition. Lessee shall immediately notify Lessor of any damage or unsafe condition in or around the Parking Space. Lessee shall not make any alterations or improvements to the Parking Space without Lessor's prior written consent.

3. Access

Lessee shall have reasonable access to the Parking Space during the term of this Lease. Access may be subject to facility hours and security protocols. Lessor shall provide any necessary access devices or keys to Lessee.

4. Termination

This Lease may be terminated by either party upon written notice under conditions set forth herein. Upon termination, Lessee shall vacate the Parking Space, remove all personal property, and return any access devices to Lessor.

5. Insurance

Lessee shall maintain automobile liability insurance covering any vehicle parked in the Parking Space and shall hold Lessor harmless from any liability, claims, damages, or expenses arising from Lessee's use of the Parking Space.

6. Indemnification

Lessee agrees to indemnify, defend, and hold harmless Lessor from any claims, liabilities, damages, or expenses resulting from Lessee's use or misuse of the Parking Space, including injury to persons or damage to property.

7. Liability

Lessor shall not be liable for any theft, damage, or loss to Lessee's vehicle or personal property while on the Parking Space or premises unless caused by Lessor's gross negligence or intentional misconduct.

8. Default and Remedies

If Lessee fails to pay rent or breaches any term of this Lease, Lessor may terminate this Lease and pursue all remedies available under applicable law, including collection of unpaid rent and damages.

9. Governing Law

This Lease shall be governed by and construed in accordance with the laws of the State of _____ without regard to conflict of laws principles.

10. Entire Agreement

This Lease constitutes the entire agreement between the parties and supersedes all prior negotiations, understandings, and agreements. Any amendments must be in writing and signed by both parties.

11. Notices

All notices under this Lease shall be in writing and delivered personally, by certified mail, or by recognized overnight courier to the parties at their respective addresses.

12. Waiver

No failure or delay by either party in exercising any right or remedy shall operate as a waiver of such right or remedy or any other rights.

13. Severability

If any provision of this Lease is invalid or unenforceable, the remaining provisions shall remain in full force and effect.

14. Assignment and Subletting

Lessee may not assign this Lease or sublet the Parking Space without Lessor's prior written consent.

15. Parking Rules and Regulations

Lessee agrees to comply with all posted parking rules and regulations and understands that violations may result in termination of this Lease.

16. Access Devices

Lessor shall provide necessary keys, cards, or remotes for access. Lessee shall be responsible for their safekeeping and shall return them upon Lease termination.

17. Non-Transferability

This Lease and the rights granted herein are personal to Lessee and may not be transferred or assigned without Lessor's consent.

18. Subordination

This Lease is subordinate to any existing or future mortgages or liens on the parking facility.

19. Execution

This Lease may be executed in counterparts, each of which shall be deemed an original, and all of which together constitute one agreement.

20. Signatures

The parties have executed this Lease as of the date first written above.

LESSOR'S SIGNATURE

LESSEE'S SIGNATURE

Signature: _____

Signature: _____

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