



Parking Spot # _____
PIN Code: _____

Honey Bee Storage LLC
235 S. Old Glory Rd.
Maryville, TN 37801
Phone: 865.816.0323
Email: info@honeybeestorage.buzz
Web: www.honeybeestorage.buzz

TERMS AND CONDITIONS

RENTAL TERM

The term shall be month to month on the first day of each month and shall automatically extend to cover each succeeding monthly period, unless tenant delivers to Honey Bee Storage at 235 South Old Glory Road, Maryville, TN 37801 (herein referred to as Honey Bee Storage) written notice of his intention to terminate this agreement. This must be done prior to the first day of the succeeding month. Tenant shall not be entitled to a refund of first month's rent for any reason. Tenant shall not be entitled to a refund of rent for any portion of the month in which the refund request is made. Honey Bee Storage reserves the right to terminate a lease agreement.

RENT IS DUE ON THE FIRST DAY OF EACH MONTH

The monthly rate shall be payable to Honey Bee Storage on the first day of each month via recurring credit card charge. If your card declines for any reason, you have until the 5th of the month to remedy the situation or a late fee will be charged and access will be denied.

PROPERTY IS STORED AT YOUR SOLE RISK

All of Tenant's personal property stored within storage facility shall be at Tenant's sole risk. Honey Bee Storage, its agents or employees shall not be liable for any loss of or damage to any personal property while at the self-storage facility arising from any cause whatsoever including, but not limited to, burglary, fire, water damage, rodents, Acts of God, or passives acts or omission or negligence of Honey Bee Storage its agents or employees.

STORAGE OF HAZARDOUS MATERIALS PROHIBITED

DO NOT STORE any of the following: food, explosives or ammunition petroleum products (e.g. gasoline, diesel fuel, kerosene, mineral spirits, etc.): other flammables (e.g. paint thinners, propane or butane gas, etc.) hazardous or toxic materials, substances, live animals or odor-producing materials. Honey Bee Storage may inspect any vehicle Tenant drives onto the premises and remove and dispose of prohibited items.

ATTORNEY'S FEES

In the event of any litigation arising out of this Agreement or the use of storage facilities owned by Honey Bee Storage Tenant agrees to reimburse Honey Bee Storage all costs associated with such litigation, including reasonable attorney's fees.

YOU MUST INSURE YOUR PROPERTY

Tenant agrees to provide proof of insurance to Honey Bee Storage for any motorized vehicle.

HONEY BEE STORAGE IS NOT LIABLE FOR BODILY INJURY

Honey Bee Storage its agents and employees shall not be liable to Tenant for injury or death to Tenant as a result of Tenant's use of the storage unit or the self-storage facility, even if such injury is caused by the active or passives acts or omissions or negligence of Honey Bee Storage its agents or employees.

YOU WILL INDEMNIFY HONEY BEE STORAGE.

Tenant agrees to indemnify, hold harmless and defend Honey Bee Storage its agents and employees from all claims, demands, or lawsuits (including attorney's fees and all costs) that are hereinafter brought by others arising out of Tenant's use of the premises, including claims for Honey Bee Storage's active negligence.

DO NOT LEASE YOUR UNIT TO SOMEONE ELSE

Tenant shall not assign this Agreement or sublet the whole or any portion of the space rented.

ADDRESS CHANGES

It shall be the duty of the Tenant to furnish Honey Bee Storage notification, in writing, of any changes of physical address, mailing address, phone number, and email.

NO ORAL AGREEMENTS ACCEPTED

This Agreement contains the entire agreement between Honey Bee Storage and the Tenant, and Tenant agrees that he is not relying and will not rely upon any oral representation made by Honey Bee Storage and of its agents or employees purporting to modify or add to this Agreement in any way.

STORAGE RULES

1. Speed Limit on the property is 7 mph at all times.
2. Do not store any of the following: Food, explosives or ammunition, flammables (e.g. gas, paint, etc.), live animals, toxic material, or odor-producing materials.



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- 3. Access hours are 6:00 a.m. - 10:00 p.m., Monday through Sunday, with the use of your personal access code.
- 4. Please leave aisles clear and do not block another tenant's entry or exit. Tenants are not to block the front driveway or gate under any circumstances. Courteous use of aisles, driveways, common areas are expected at all times.
- 5. Overnight stays in your vehicle are EXPRESSLY PROHIBITED.

FEES AND COLLECTION EXPENSES: This details late fees and when they will occur.
10 days late.... \$20.00 Late Fee
30 days late.... \$40.00 Late Fee