

Billboard Lease Contract

_____ (hereafter "Lessor") and _____
(hereafter "Lessee") hereby enter into a lease agreement under the following terms:

Lessor shall convey to Lessee use of the premises at:

The Lessor agrees to lease the aforementioned premises to the Lessee for the sole purpose of erecting, displaying and maintaining a billboard. The Lessor retains the right to access, lease or build upon other portions of the property.

The term of this lease shall be from _____ until _____ at midnight on each date. The Lessee will retain a renewal option until _____ days before the termination date. At that time, the renewal option will be withdrawn.

The Lessee is obligated to pay Lessor a total of \$_____ for the rights conveyed under this lease. The amount will be paid in _____.

Lessee shall be responsible for maintaining the property in clean working order at Lessee's expense during the term of this lease.

The Lessee shall construct only _____ billboards. All construction, lighting and display materials shall be provided at the sole expense of the Lessee and shall remain the Lessee's sole property.

The Lessee shall indemnify and hold harmless the Lessor in the event of any claims, damages, loss or expense that occurs during the rental term. The Lessee shall maintain all liability insurance on the billboard.

The Lessee shall/shall not have the right to sublease the premises during the rental term. During that time, the Lessee shall maintain responsibility for all aforementioned obligations.

The Lessor shall have the right to terminate the lease with a _____ day notice under the following conditions:

- The Lessee violates any of the aforementioned conditions

• _____
• _____

The Lessor shall have the right to terminate the lease with a _____ day notice under the following conditions:

- Any present or future laws prevent the display or maintenance of the billboard.

- Conditions arise that significantly change the traffic around or awareness of the billboard

- _____
- _____

Upon expiration or termination of this lease, Lessee shall return the property to Lessor in substantially the same condition in which the property was received by Lessee.

In witness to their agreement to the terms of this contract, the parties affix their signatures below:

Lessor, signature & date

Lessee, signature & date

Address _____

Address _____

City, state, ZIP _____

City, state, ZIP _____