

CANINESM CONCIERGE

ON-DEMAND SMILE DELIVERY



Facility Event Space Rental Agreement

This contract for the rental of a venue is made this day, _____, by and between _____, hereafter referred to as the Owner, and _____, hereafter referred to as the Renter.

Whereas the Renter desires to temporarily rent, occupy, and make use of the Owner's venue, located at _____ and known as _____, and

Whereas the Owner agrees to such rental, occupation, and use in consideration of certain payments and covenants herein enumerated;

Now, therefore, the parties agree to the following terms and conditions:

1. The Renter shall pay to the Owner the sum of \$ _____ no later than _____ (recommended: 30 days before the commencement of the rental period). Of this amount, \$ _____ is a non-refundable deposit that will be applied to rental charges upon final settlement of accounts. The remainder, \$ _____, is for damages/security deposit, which will be returned to the Renter upon settlement, minus any charges for actual damages done to the venue by the Renter or his/her associates.
2. The Renter shall have access to and use of the venue from _____ o'clock on _____, to _____ o'clock on _____, for the purpose of hosting the Renter's _____ event. Owner shall provide to Renter all keys, access control codes, and other items necessary to give Renter such access no later than _____.
3. The full rental fee for the use of the venue described in (2) above shall be \$ _____. The balance of the rental fee due, less the non-refundable deposit described in (1) above, shall be payable to the Owner upon the expiration of the rental period described in (2) above.
4. Within _____ of the rental period's expiration, the Renter shall tender to the Owner the rental fee balance due and all keys and other access control devices in his/her possession.
5. The Renter shall remove all personal property, trash, and other items not present in the venue when the Renter took control.
6. Upon Renter's completion of his/her obligations under (4) and (5) above, the Owner shall return to Renter the security deposit minus any amounts deemed necessary to repair

damages inflicted upon the venue by Renter and/or Renter's associates, guests, invitees, contractors, and all other persons whatsoever who enter the venue during the rental period, whether or not such persons did so with Renter's knowledge or consent.

7. If Renter fails to pay the balance due within the period agreed upon in this contract, interest shall accrue upon the unpaid balance at the rate of _____% per year until it is paid. The Renter shall also be liable to the owner for any legal fees, court costs, and other expenses associated with collection.
8. The Renter will be liable for any physical damages, legal actions, and/or loss of reputation or business opportunities that the Owner may incur as a consequence of the actions of the Renter or any of the Renter's guests while the Renter is in control of the venue, and shall indemnify and hold harmless the Owner against any legal actions which may arise from Renter's use of the venue.
9. Any disputes arising under this contract shall be adjudicated in the Owner's local jurisdiction.

In witness of their understanding of and agreement to the terms and conditions, the parties affix their signatures below.

Renter's Signature, date 	Owner's Signature, date
Printed Name Michael Stokes, Director Canine Concierge Corporation	Printed Name
Address 13800 Coppermine Road	Address
City, State, Zip Code Herndon, VA 20171	City, State, Zip Code