

LEASE OF COMMERCIAL PROPERTY

UNITED STATES OF AMERICA

BY: EAST SIDE ST. CHARLES
PARISH VOLUNTEER FIRE
DEPARTMENT, INC.

STATE OF LOUISIANA

TO: ST. CHARLES PARISH

PARISH OF ST. CHARLES

EAST SIDE ST. CHARLES PARISH VOLUNTEER FIRE DEPARTMENT, INC., herein represented by Donald Peyton, its President, pursuant to a resolution of its Board of Directors adopted on _____, hereinafter referred to as "Lessor", hereby leases to ST. CHARLES PARISH, herein represented by Larry Cochran, Parish President, hereinafter referred to as "Lessee", the following described property:

TWO (2) CERTAIN LOTS or parcels of land situated in the Parish of St. Charles, State of Louisiana, and being more particularly described as LOTS TEN (10) and ELEVEN (11) of Square 10, New Sarpy Subdivision, New Sarpy, Louisiana; said lots having a combined front footage of Forty-five and 58/100 (45.58') feet by a depth of One Hundred and No/100 (100.00) feet between equal and parallel lines as shown by the official records of the Parish of St. Charles, State of Louisiana.

1. Lessor is a private non-profit corporation which operates for the purpose of providing emergency and fire services to St. Charles Parish and Lessee is St. Charles Parish, and, therefore, the consideration for this agreement is the benefit that is to run between the Lessor and the Lessee resulting from this agreement.
2. The term of this lease is for ten (10) years, commencing _____, subject to renewal by both parties as long as St. Charles Parish utilizes the property as a public property and for other services in connection therewith.
3. The property which is the subject of this lease is to be utilized as public property and for the public need, and no private use of this property is to be made, subject to immediate cancellation hereof.
4. Lessee agrees to comply with all of the laws and ordinances of the United States, the State of Louisiana, and the Parish of St. Charles, in the utilization of the subject property, and to notify Lessor of any change in its status as a legal entity.
5. Lessee is not permitted to rent or sublet or grant use or possession of the premises to any other party without the written consent of the Lessor, and then only in accordance with the terms of this lease.
6. Lessee agrees to maintain general liability insurance on the subject property.
7. Lessee agrees to maintain and repair the subject property during the terms of this lease.
8. Should the Lessee at any time violate any of the conditions of this lease, or discontinue the use of the premises for the purpose for which it is rented, or fail to pay the utilities or other expenses promptly when due; and should such violation continue for a period of ten (10) days after written notice has been given Lessee, then Lessor shall have the option to immediately cancel this lease.

Executed at _____, St. Charles Parish, Louisiana, this _____ day of _____ 2017.

WITNESSES:

ST. CHARLES PARISH

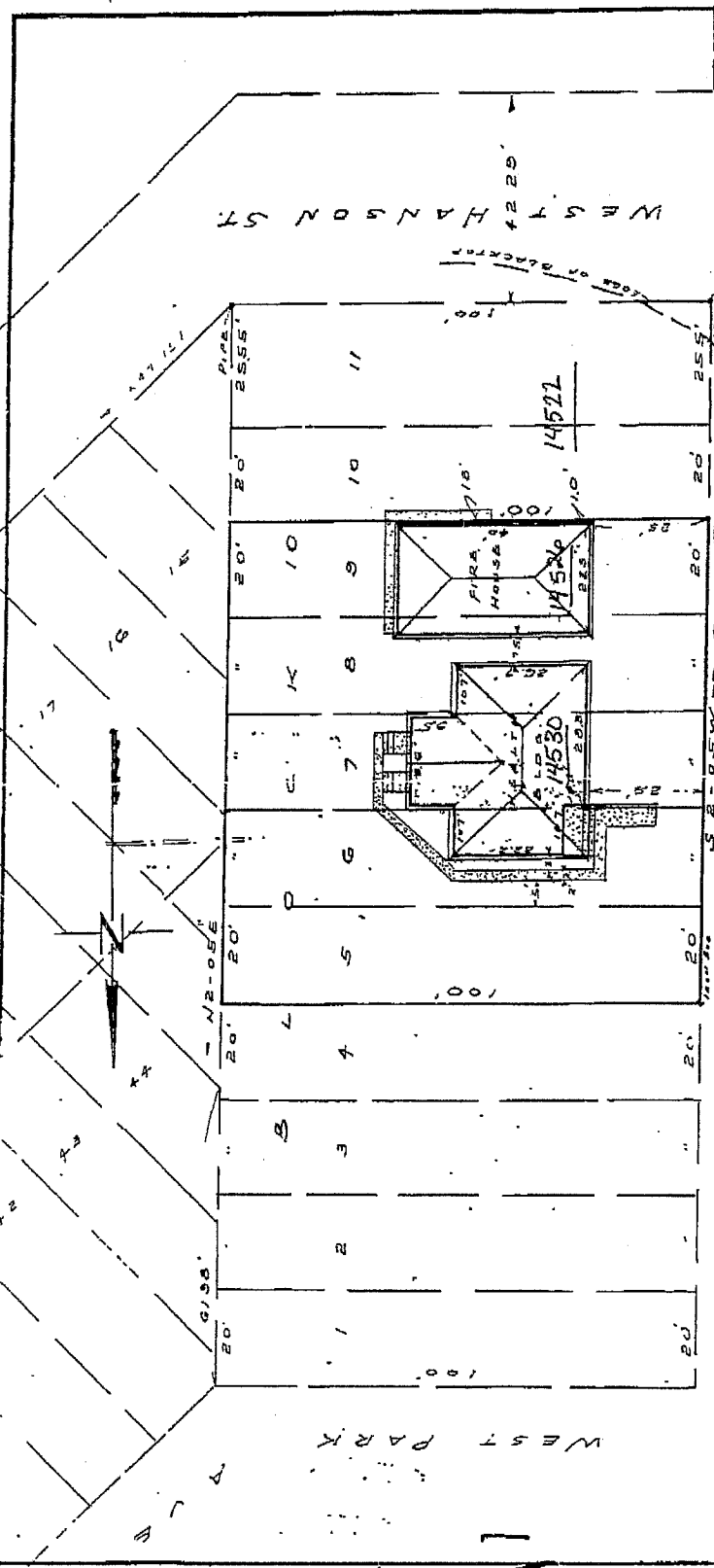
BY: _____

LARRY COCHRAN
PARISH PRESIDENT

EAST SIDE ST. CHARLES
PARISH VOLUNTEER FIRE
DEPARTMENT, INC.

BY: _____

DONALD PEYTON
PRESIDENT



JEFFERSON HIGHWAY

SURVEY OF PROPERTY OF THE

ST. CHARLES PARISH POLICE JURY

IN BLOCK 10 OF THE "NEW SARPY SUB-DIVISION"

AT NEW SARPY-ST CHARLES PARISH, LA.

IN SECTION B-T125-RBE.

SCALE: 1"=20'

By: B. H. Pollock

NOV. 15, 1967.