

LEASE AGREEMENT

THIS LEASE, entered into between Spencer County Habitat for Humanity, whose address is P.O. Box 999, Taylorsville, Kentucky 40071, hereinafter called the Lessor, and **Spencer County Board of Education** hereinafter referred to as the Lessee.

WITNESSETH: That for the consideration hereinafter mentioned, the parties hereto agree as follows:

1. The Lessor hereby leases to **Spencer County Board of Education** and agrees to keep in quiet possession of the following described premises with their appurtenance:

The 0.102 Acre Lot at the Corner of Garrard Street and W. Main Street, Spencer Co., Taylorsville, KY

2. Subject to the limitations imposed by law and as provided in paragraphs 5 of this lease, the term during which this lease shall be effective shall begin **July 1, 2016** and end **June 30, 2017**, for a period of twelve (12) months.
3. The Lessee agrees to pay rent to the Lessor for the leased premises at the rate of \$125.00 per month.
4. Payable Monthly with said rent to be due on the **1st** day of **August 2016** and Monthly thereafter.
5. The Lessee shall give the Lessor a thirty (30) day written notice prior to the expiration of the term, if they desire to renew for like term; at rate to be negotiated at that time.
6. Unless otherwise specified, the Lessor shall maintain the premises in good repair, except in case of damage arising from the negligent acts of Lessee agents or employees. For the purpose of maintaining the premises, the Lessor reserves the right to inspect the premises at reasonable times.
7. The Lessee agrees to take good care of the premises and to return them at the expiration of their lease in good order as received, ordinary wear and tear and natural decay expected.
8. The Lessee shall be responsible for procuring and continuously maintaining casualty and liability insurance on the leased premises. Lessee agrees to provide Lessor with proof of their insurance.
9. If the premises are destroyed by fire or other casualty, the lease shall immediately terminate.
10. The Lessee will comply with and bear full responsibility for non compliance with all standards set by the State Fire Marshall, the "Americans with Disabilities Act of 1990" and OSHA Consular's.
11. The Lessor certifies by their signature hereinafter affixed that they are legally entitled to enter into contracts, and they are not or will not be violating conflict of interest or any other principle by the performances of this lease, or will they realize any unlawful benefit or gain directly or indirectly from it.

IN WITNESS WHEREOF, parties hereto have subscribed their names this 26th day of May, 2016.

LESSOR:

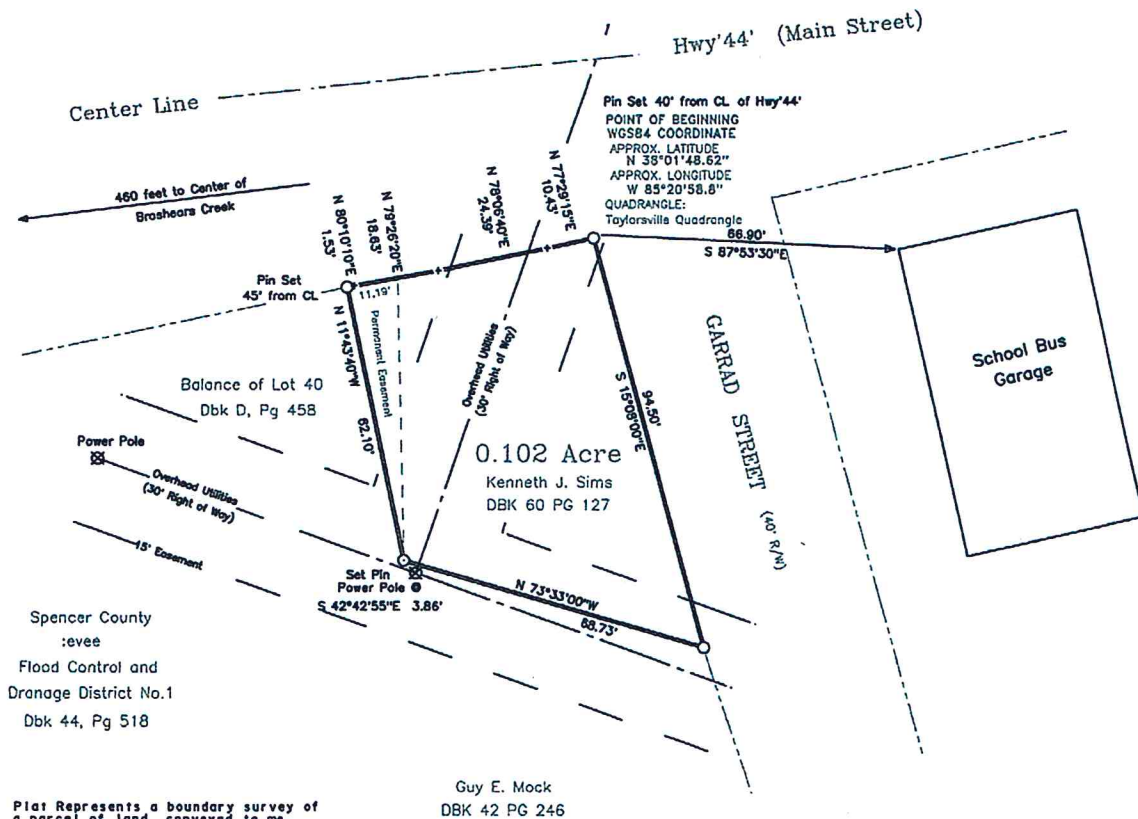
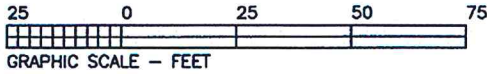
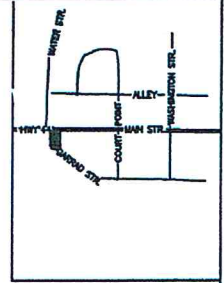
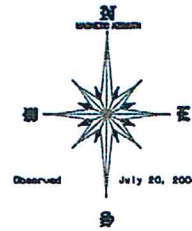
BY: 

Spencer County Habitat for Humanity
Authorized Signature

LESSEE:

BY: _____
Spencer County Board of Education
Authorized Signature

COMMONWEALTH of KENTUCKY , COUNTY of SPENCER
 1400 feet West Southwest from the County Court House
 CITY OF TAYLORSVILLE
 KENNETH J. SIMS
 MAIN & GARRAD STREET
 TAYLORSVILLE, KENTUCKY



Plat Represents a boundary survey of a parcel of land conveyed to me by deed of record in deed book 60 on page 127. I do hereby accept said boundary survey and submit it to the planning and zoning commission for their review.

KENNETH J. SIMS

I DO HEREBY CERTIFY THE FOREGOING PLAT TO BE TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF AS DETERMINED BY METHOD OF RANDOM TRAVERSE OF THE NOTED DEEDS UNDER MY DIRECT SUPERVISION.

TIMOTHY A. PHIPPS PLS 2488

All set pins are 5/8" x 18" Rebar with a yellow plastic cap imprinted with the number 2488.

Class A Boundary Survey
 Unadjusted error of closure of:
 1 in 14,000
 Metes and Bounds have been adjusted by the Compass Rule.

T. A. Phipps Surveying
 105 Greensburg Str.

COLUMBIA, KENTUCKY (270) 384-6270

PREPARED FOR : OWNER (if not client) :

Kenneth J. Sims
 4813 Bardstown Rd
 Louisville Ky,

FIELD DATE : July 20, 2004 PLAT DATE : July 23, 2004 BY : J.A.P.

TYPE OF SURVEY : Boundary Survey SCALE : 1" = 25'

Tax Map Ref. Spencer Page of