

Harmony Lodge #429 Social Hall

Lease Agreement

This lease agreement made this (Date) [REDACTED], by and between the **Masonic Building Association of Zelienople Pennsylvania, 330 E. Beaver Street, P.O. Box 41, Zelienople, PA 16063**, hereinafter designated "LESSOR" and [REDACTED], hereinafter designated "LESSEE."

In consideration of the covenants and conditions hereinafter contained, it is hereby agreed by and between the parties hereto as follows:

1. The LESSOR hereby lets and leases unto the LESSEE, the following described premises owned by the LESSOR from 8:00 AM until 10:00 PM on [REDACTED]. The social hall, including limited kitchen facilities including a refrigerator identified for rental use. Lease Agreement **DOES NOT** include the use of table coverings, dishes, silverware, dishtowels, cooking utensils, etc.
2. Said premises may be used for purpose described below and for no other purpose, without the written consent of the LESSOR:
[REDACTED]
3. The LESSEE shall pay, in advance, a rental fee of \$250.00 to help defray the cost of maintenance, utilities and upkeep of said premises and a REFUNDABLE security deposit fee of \$250.00 for the faithful performance of all the covenants, conditions and agreements of the lease agreement. Upon inspection of the hall by a representative of the LESSOR, if no damages or missing items are noted, security deposit will be refunded to the LESSEE by mail in a timely manner. The value of any noted damages and/or theft will be deducted from the security deposit. The rental fee and security deposit will be paid via separate checks with the rental check cashed and the security deposit check held un-cashed. The checks should be made out to **MASONIC LODGE #429 BUILDING ASSOCIATION** and mailed to **Masonic Building Association, P.O. Box 41, Zelienople, PA 16063**
4. The LESSEE shall not assign, transfer or sublet this lease on said premises, or any part thereof, without the written consent of the LESSOR.
5. THE LESSEE AGREES TO SO CONDUCT IT'S ACTIVITIES UPON THE PREMISES SO AS NOT TO ENDANGER ANY PERSON LAWFULLY THEREON AND TO IDEMINFY AND SAVE HARMLESS THE LESSOR AGAINST ANY AND ALL CLAIMS FOR THE INJURY TO PERSON OR PROPERTY (INCLUDING CLAIMS OF EMPLOYEES OF THE LESSEE OR ANY CONTRACTOR, LEESEE'S USE OF THE PREMISES. The LESSEE also agrees to defend, indemnify, and hold

harmless the LESSOR from any dispute, injury, loss, damages and/or other issue, arising from LESSEE's use of the facilities.

6. LESSEE shall comply with all laws of the United States, the State of Pennsylvania, and all ordinances, rules and regulations of the Harmony Lodge Social Hall/Harmony Lodge #429 and LESSEE will not do or suffer to be done anything on said premises in violation of any such laws, ordinances, rules and regulations, including those set forth by the CDC, pertaining to mitigation of Covid 19 and other infectious diseases.
7. The LESSEE, by virtue of signing this document, acknowledges that they are aware that the LESSOR utilizes video and or audio surveillance as a means of building security.

LESSOR:

Representative for LESSOR Signature: _____

Representative for LESSOR Printed Name: _____

Representative for LESSOR Email: _____

Representative for LESSOR Phone Number: _____

Date: _____

LESSEE Signature: _____

LESSEE Printed Name: _____

LESSEE Address: _____

LESSEE Phone Number: _____

LESSEE Email: _____

Date: _____