BEATLINE ROAD MINI-STORAGE, LLC

4007 Beatline Rd, Long Beach, MS 39560

Date:_____

Unit/Space number:_____

Addendum for Storage of Motor Vehicles, Boats, and Trailers

BEATLINE ROAD MINI-STORAGE grants to the Tenant _____ the use of the Owner's storage facility ("Premises") for the storage of Tenant's motor vehicle, RV, boat (including trailer), or trailer. Tenant understands and agrees that this Addendum is made part of the Rental Agreement. Tenant agrees to be bound to the terms and conditions of this Addendum, as well as all terms and conditions of the Rental Agreement. Tenant also agrees to be bound to the terms and conditions of the rules and regulations of the storage facility.

1. DEFINITION: A Motor Vehicle shall be defined to include every vehicle that is self-propelled and shall include but not be limited to the following: automobiles, motor homes, motorcycles, etc. A boat shall be defined to include all types of watercrafts and shall include but not be limited to the following: power boats, sail boats, jet skis, etc. Trailers, campers, etc. are also allowed to be stored in Tenant's space.

2. MOTOR VEHICLE/ BOAT/TRAILER TO BE STORED:

   VEHICLE / BOAT/TRAILER TYPE: _____

   YEAR: _____

   MAKE: _____

   MODEL: _____

   COLOR: _____

   LICENSE NUMBER: _____

   IDENTIFICATION/ SERIAL NUMBER: _____

3. PROOF OF OWNERSHIP AND REGISTRATION: Tenant shall deliver to Owner prior to occupying the space copies of all documents available to demonstrate PROOF OF OWNERSHIP of the motor vehicle or boat (and trailer) such as Tenant's current registration of the motor vehicle or boat (and trailer). Motor vehicles (and trailers) are registered with the State's Department of Motor Vehicles, and boats are registered with the State's Department of Natural Resources. Owner shall have the right to refuse Tenants access to the space if the Owner is not satisfied with the documentation of ownership and registration provided by Tenant. Unless the Tenant can provide additional documentation to satisfy the Owner, the Rental Agreement will be deemed to be terminated

4. NOTICE OF LIENS AND SECURITY INTEREST: Owner directs Tenant to disclose any lien holders or any parties with secured interest in the property that is or will be stored in the storage unit. (Identify all companies or individuals to whom you owe money on the property stored) Tenant shall provide to Owner all information of all parties holding any security interest or liens on the property stored. Tenant represents that the property stored or to be stored is free of all liens and secured interest except as follows: If none, write none.

   Property description with serial number _____

   Lien holder / Secured Creditor _____

   Address / Phone Number_____

5. TENANT'S INSURANCE: Tenant shall provide Owner prior to occupying the space copies of all documents available to demonstrate proof of insurance (commonly a Certificate of Insurance) for the motor vehicle or boat. Tenant expressly agrees that the insurance company providing such insurance shall not be subrogated to any claim of Tenant against Owner, Owner's agents or employees for loss of or damage to stored property. Tenant understands and agrees that Owner carries no

insurance which in any way covers any loss whatsoever that Tenant may have of claim by renting the storage unit or being at the self-service storage facility and therefore Tenant must obtain any insurance desired at Tenant's own expense. Tenant is also responsible for damage to other RVs, trailers, gates, doors, driveways, poles, and the exterior of the building caused by yourself or guests using or coming to your space. To the extent Tenant does not maintain such insurance; Tenant shall be "self-insured" and shall bear all risk of loss or damage.

6. COMPLIANCE WITH LAW: Motor vehicles and boats are not permitted to have engines run inside the storage space except for entry or departing the space. Tenant agrees the property will not be used for any purposes unlawful or contrary to any ordinance, regulation, fire code or health code. Tenants agree not to commit waste, nor to create a nuisance. Tenant agrees not to store any explosives or any flammable, odorous, noxious, corrosive, hazardous or pollutant materials or any other goods in the space that would cause danger or nuisance to the space or facility. All fuel tanks must not have any leaks. No smoking is allowed in any enclosed storage space. Interior walls and floors must be protected from oil or spills.

7. UNAUTHORIZED VEHICLES/TRAILERS/BOATS: The above-described vehicle, boat, or trailer is the only property permitted to be parked in the assigned space. Tenant agrees that Owner can remove any unauthorized vehicles at Tenant's expense and that Owner shall not be liable to Tenant for removal of unauthorized vehicles. No wrecked or vehicles unable to be driven are to be stored in the facility.

8. USE: Oil changes, repairs, for sale signs, washing, or dumping of tanks are not permitted. Driver must always remain cautious of surroundings and drive at a slow speed. Any tenant driving at speeds deemed dangerous by Owner are subject to immediate eviction. If Tenant parks in multiple spaces, or blocks access to additional spaces not included in rental agreement, Tenant is subject to additional charges. Tenant must use only the assigned space and unless notice is given to Owner that the space is no longer needed, Tenant agrees to pay rent on the space even if the vehicle/boat/trailer is not currently using the space. It is the responsibility of the Tenant to ensure that the building, space, roll-up door, and their property are always secure.

9. TOWING: If any motor vehicle remains stored in the Space after termination of the Rental Agreement or upon Tenant's default, and in addition to all other rights and remedies available to Owner, after 60 days. Owner is authorized to cause such vehicle to be removed by a person regularly engaged in the business of towing vehicles, without liability for the costs of removal, transportation or storage or damages caused by such removal, transportation or storage. Tenant acknowledges that he or she has personally been given notice that the vehicle is subject to removal at the Tenant's expense. Owner shall incur no liability to Tenant for causing the vehicle to be removed pursuant to this paragraph.

NOTICE TO TENANT: DO NOT SIGN THIS AGREEMENT BEFORE YOU READ IT AND FULLY UNDERSTAND THE COVENANTS CONTAINED HEREIN. KEEP A COPY OF THIS AGREEMENT TO PROTECT YOUR LEGAL RIGHTS. TENANT HEREBY ACKNOWLEDGES BY SIGNING THIS AGREEMENT THAT HE HAS READ, UNDERSTOOD AND ACCEPTS ALL TERMS AND CONDITIONS EXPRESSED IN THIS AGREEMENT EXECUTED, THIS _____ DAY OF _____ 20_____

TENANT

Name_____
(Print)

_____
(Signature)

OWNER

By: _____
(Authorized Agent)

This Addendum to be attached to and incorporated by reference with the Rental Agreement