

# TRIPLE EIGHT CONTAINERS LIMITED

## Lease Agreement No. [Number]

THIS AGREEMENT (hereinafter referred to as the "Lease"), made this \_\_\_\_\_ day of \_\_\_\_\_ 200X, between TRIPLE EIGHT CONTAINERS LIMITED a company organised and existing under the laws of England and Wales with registered offices at Enterprise House, Beeson's Yard, Bury Lane, Rickmansworth, Herts WD3 1DS (hereinafter called "888") and (ABC Limited) a company organised and existing under the laws of England and Wales with registered offices at (hereinafter called the "Lessee").

WITNESSETH:

**1. Leasing:** In consideration of the terms and covenants herein contained, 888 agrees to lease to the Lessee and the Lessee agrees to hire from 888 storage containers identified by the serial numbers listed in the Appendices attached hereto or subsequently added (hereinafter called the "Containers"). The Appendices also set out any additional capital costs expended in adapting each Container for the Lessee's purposes.

**2. Term:** The term of the Lease shall commence as to each Container on the rent commencement date and shall continue for each of the Containers for a period of ('X') years counting from their respective rent commencement dates.

**3. Rent commencement date:** Rent commences from the earlier of the day of delivery to the Lessee's site or seven days following written notification from 888 to the Lessee of completion of the work to adapt all the Containers subject to this Agreement.

**4. Rent:** For each of the Containers delivered to the Lessee hereunder, the Lessee shall pay rent as shown in the Appendices. Rent shall be paid monthly in advance and is subject to the addition of VAT at the then prevailing rate.

**5. Delivery:** The Containers shall be for use by the Lessee on the Lessee's site at ('Y') and delivery to the site shall be at the Lessee's cost.

**6. Termination:** (a) Upon expiry of the Lease term pursuant to Paragraph 2 hereof the Lessee shall return each Container to 888's appointed depot at an address specified by 888. Such return costs to be for Lessee's account.

(b) Rent for each Container shall cease on the day after the day of return of the Container. The cost of repair of Containers shall be for the Lessee's account, according to the provisions of Paragraph 3 of 888's Lease Terms, as described in Paragraph 9 below.

**7. Replacement Values and Insurance:** The replacement value for each Container damaged beyond economic repair, lost or destroyed shall be Pounds Sterling £2,200. The Lessee is obliged to insure the Containers for £2,200 each and Triple Eight Containers Limited must be named as having a beneficial interest in the Containers in the insurance policy.

**8. General:** 888's Lease Terms printed on the reverse of the Lease are incorporated in this Lease and form an integral part hereof.

For: ABC Limited

For: Triple Eight Containers Limited

By: .....

By: :.....

Director

Director