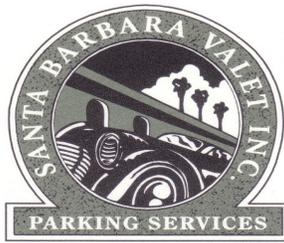


Date: _____



PAY PARKING LEASE AGREEMENT

Santa Barbara Valet Inc. 115 West De La Guerra Santa Barbara CA 93101

Tenant: Permit Holder

Address: Phone: W

City/Zip: CA H

Number of permits: Lot #: Tag #: DL #:

Santa Barbara Valet Inc. and Tenant agree to the following:

1. The term is month-to-month, commencing on _____ rate is per month/space.
2. Rent is due on the first of each month. Rent is deemed "late" if it is received at our office after the 5th of the month. A late fee will be charged on all payments received after the fifth of each month in the amount of \$15 per space. If the rent remains unpaid for an additional 30 days, interest of 1.8% per month will be charged thereafter as well any collection fees that are allowed by law.
3. Santa Barbara Valet (hereafter referred to as "SBV") requires a \$25.00 refundable* deposit on the permit. If you lose your permit, the replacement cost is \$25.00. Permits damaged by the sun or worn out over time may be exchanged for a new permit at no cost. A valid permit must be clearly displayed in your car at all times you park in our lot, i.e. on rear view mirror or front dashboard. A copy of the permit is not valid and any copies made of the permit are illegal and are grounds for immediate dismissal from the parking lot. Failure to display a valid permit may result in the towing of your vehicle at your expense. *The permit must be returned within 10 days after the termination date in order to be eligible to receive a refund of the \$25 deposit.
4. SBV is not responsible for any fire, vandalism, theft, graffiti, or any damage to your automobile which occurs while parking in the lot (including tree branches falling onto your vehicle from trees located or or nearby the property), except in cases of SBV's gross negligence. We recommend that each tenant bind/carry insurance on their vehicle to cover the costs of any losses that might occur.
5. If you wish to cancel your parking permit, SBV requires a written notice 30 days in advance. You will continue to pay the balance due during the 30 days that follow this notice. Similarly, should SBV need to cancel this lease, SBV will give you 30 days advanced notice and refund any pre-paid rents and deposit that are due.
6. The permit may not be transferred, assigned, or subletted. No overnight parking is allowed. The space may not be occupied as a residence at any time. No Motor Homes or boats are allowed.

I have read, understood, and agreed to the above mentioned policies

Signature (s) _____ Print Name _____