

**City as lessor.**

This lease made \_\_\_\_\_ [year], between the city of \_\_\_\_\_ (city), and \_\_\_\_\_, of \_\_\_\_\_, as lessee, witnesses:

That, in consideration of the rents, covenants and conditions on the part of lessee to be paid, kept and performed, as herein mentioned, city leases to lessee, lessee's executors, administrators and assigns, all that lot or parcel of land situated on \_\_\_\_\_ street in the city of \_\_\_\_\_, and bounded as follows: [Description.]

To have and to hold such parcel of ground to lessee, lessee's executors, administrators and assigns, for and during the full end and term of 99 years from \_\_\_\_\_ [year], and city covenants that at the expiration of such term of 99 years it will cause to be executed another lease of premises for the same term and containing the same covenants, clauses, conditions and rents as this indenture, and it is understood by the parties aforesaid that this is a clause of perpetual renewal, and it is their intention so to make it, and city covenants and agrees that it will keep lessee, lessee's executors, administrators and assigns, in the full and complete use, occupation and enjoyment of premises during the term aforesaid, free of all let or hindrance, interruption or disturbance whatever, in consideration of which lease and the foregoing covenants by city, lessee and lessee's executors, administrators and assigns agree to pay to city the annual sum of \$ \_\_\_\_\_, to become due in equal semiannual instalments, computing the time from the \_\_\_\_\_ day of \_\_\_\_\_ [year], being the rent reserved and payable and issuing out of the ground leased as aforesaid, and upon the rent or any part thereof becoming due and being in arrear, city by its collector or assigns shall have the right to distrain, sue for and recover the same without delay, and such rent or any part thereof remaining in arrear and unpaid for the space of \_\_\_\_\_ months, from the time it shall become due, then it shall be in the election of city, or its assigns, to recover the same either by distress and suit, or to reenter on premises, and upon such reentry this lease shall become and be utterly null and void, and the premises with the buildings and improvements and appurtenances shall rest in city forever, and its assigns. It is further agreed that lessee is to keep an insurance upon the premises and this lease and the buildings thereon, and the same shall be exempt from city taxation for the term aforesaid.

In testimony whereof the city of \_\_\_\_\_ has caused the name and signature of the mayor with the public seal of city to be hereunto affixed, and \_\_\_\_\_ has hereunto set hand and seal the day and year first above written.

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