

DDD&T,LLC
Lease Agreement

DDD & T, LLC
Deborah Watkins
4181 Benson Road
Angier, NC 27501

Property Location Tranquil Sands, MHP
Date 1-19-2024

We/ Laquanya McQueen, hereinafter called the lessee, offer and agree to rent from DDD&T,LLC, hereinafter called the lessor, the MH Lot # 3 located at 45 Legacy Lane, Killington on a basis beginning on the 15th day of February year 2024. At a rental of \$ 175.00 per month. Payable in advance on the 15th day of each month. A deposit of \$ 175.00 will be paid in advance of first months rent.

*100.00 non refundable to Harnett Co. Central Permitting
We further agree to conditions as follows:

1. To maintain this property in as good condition as we find it, reasonable wear and tear expected.
2. To give 30 days written notice of intention to vacate before the end of the rental period.
3. If rent is not paid by the 5th day of the month, a late charge of \$ 15.00 will be paid. postmarked
4. Failure to pay rent by the 10th day of the month shall be termed as a breaking of the lease.
5. Rent is subject to increase with 30 day written notice.

Other conditions:

- A. Lessee shall not have the right or power to sublet the premises or any part thereof, or to transfer or assign lease without the written consent of the lessor.
- B. Lessee shall have the responsibility for acquiring all utilities used or consumed by the lessee on the premises.
- C. Lessee agrees to assume liability for all lessee's property located on the premises.
- D. Lessee is responsible for grounds and no pets allowed.

Failure to adhere to any of the above stated conditions will be termed as a breaking of the lease and shall be grounds for eviction and loss of lessee's deposit.

When signed by the lessee and accepted by the lessor, this document shall constitute a lease agreement, executed this 19th day of January year 2024.

Laquanya McQueen
Lessee

Deborah Watkins
Lessor

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Deborah Watkins
4181 Benson Road
Angier, NC 27501