

Central Electric  
Harnett Regional Water

DDD&T,LLC  
Lease Agreement

Property Location Tranquil Sands MHP  
Date November 2, 2024

We, Danny Reason / Kaylae Delacourt, hereinafter called the lessee, offer and agree to rent from DDD&T,LLC, hereinafter called the lessor, the MH Lot #21 located at 250 Legacy Lane Lillington NC on a basis beginning on the 1st day of December year 2024. At a rental of \$ 175.00 per month. Payable in advance on the 1st day of each month. A deposit of \$ 175.00 will be paid in advance of first months rent.

\$100 non refundable

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 5<sup>th</sup> day of the month, a late charge of \$ 15.00 will be paid.
4. Failure to pay rent by the 10<sup>th</sup> 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 2<sup>nd</sup> day of November year 2024.

Danny Reason  
Lessee Kaylae Delacourt

Demora Watkins  
Lessor