

Industrial Land Lease Agreement

This Industrial Land Lease Agreement ("Agreement") is made on [Date] by and between:

- **Lessor (Landowner):** [Name]
- **Lessee (Tenant):** [Name]

1. INDUSTRIAL LAND DESCRIPTION

- **Location:** [Address]
- **Area/Size:** [Square meters/feet]
- **Use:** [Manufacturing, Warehousing, etc.]

2. LEASE PERIOD

- **Start Date:** [Date]
- **End Date:** [Date]
- **Term Duration:** [Number of Years]

3. RENTAL TERMS

- **Monthly/Annual Rent:** [Amount]
- **Payment Schedule:** [Monthly, Quarterly, etc.]
- **Payment Due Date:** [Specify due date]

4. SECURITY DEPOSIT

- **Amount:** [Amount]

- **Refund Conditions:** [Specify conditions for refund]

5. PROPERTY MAINTENANCE

- **Lessor Responsibilities:** Property taxes, structural repairs, etc.
- **Lessee Responsibilities:** Daily maintenance, operational costs, etc.

6. USE OF LAND

- **Permitted Use:** Manufacturing, warehousing, etc.
- **Prohibited Use:** Illegal activities, hazardous waste, etc.

7. ALTERATIONS AND IMPROVEMENTS

- **Alterations:** Require written consent from the Lessor.
- **Ownership of Improvements:** Specify if improvements revert to Lessor or Lessee.

8. INSURANCE

- **Lessor Insurance:** Covers property.
- **Lessee Insurance:** Covers liability and tenant's equipment.

9. TAXES AND UTILITIES

- **Responsibility for Taxes:** Paid by Lessor/Lessee.
- **Utility Payments:** Paid by Lessee

10. DEFAULT AND TERMINATION

- **Default Clause:** Non-payment, breach of lease, etc.
- **Notice of Termination:** [Specify timeframe, e.g., 30 days]

11. DISPUTE RESOLUTION AND GOVERNING LAW

- **Governing Law:** [Country/State]
- **Dispute Resolution:** [Specify arbitration, mediation, or court jurisdiction]

SIGNATURES

Lessor Signature: _____

Lessee Signature: _____

Date: [Date]