



Dorson Aviation

www.dorsonaviation.com

Flying Cloud Airport

Aircraft Hangar Lease Agreement

Owner - Lessor

Dorson Aviation LLC
8953 Victoria Dr
Eden Prairie MN 55347

Contact Information

Dan Dorson
dorsonaviation@gmail.com
612.504.0172

Reference FCM hangar #:

Current Rent Amount:

Tenant Aircraft Type & N#:

Tenant Name:

Tenant Phone:

Tenant Address:

Tenant E-mail:

Dorson Aviation LLC, Owner - Lessor, agrees to furnish the described hangar storage area and minimum electricity (lighting and miscellaneous use - not to include heating or electric heaters) to the tenant.

Tenant agrees to keep a storage area neat and clean and in conformance with the standards and requirements of the Metropolitan Airports Commission. Tenant agrees to keep hangar main door and access door closed and locked when not attended.

If the Tenant damages the hangar, he or she is fully responsible for full and complete repair of the damage in a timely manner. If the Tenant fails to make repairs in a timely manner the Lessor will make the repairs and bill all costs to the Tenant and may place a lien upon the Tenant's property against these costs. Tenant is forbidden to make modifications to the hangar or the hangar pad without Lessor's approval. If Tenant makes modifications without approval, Tenant agrees to pay all costs to restore the changed property to its original condition.

Tenant hereby agrees to defend, indemnify and hold harmless the Lessor from any claims, suits or liability for any activity of the Tenant while using the leased hangar. Tenant shall first obtain Lessor's permission to sublet, subuse the premises, or turn said premises over to a new tenant.

This storage agreement is on a monthly basis. Payment for such storage due by the 10th day of each and every month. A 6% late fee, compounded monthly after a one (1) month grace month, will be charged on unpaid balances. If the Tenant fails to pay rent in a timely manner, or breaches any of the conditions of this agreement, then Lessor has the grounds to evict Tenant. After 15 days from receiving a written eviction notice from the Lessor, Tenant forfeits all rights under this agreement and will immediately vacate the leased hangar.

Dorson Aviation LLC

Date

Tenant

Date