

Renter's initials _____



EVENT RENTAL AGREEMENT

1. DEFINITION: This agreement is between "8443 WARNER" (Jerry Davidson and Davidson Studio, Inc. or authorized "Representative") and _____print name_____

Address _____

_____ Phone _____

(the "Renter") who is the responsible party requesting use of the facility on the date(s) of:

_____ And is being charged a rate of _____

With the event limited to _____ Guests.

2. CATERING AND CLEAN UP: You may bring in your own catering and alcohol. However, THE SALE OF ALCOHOL IS NOT PERMITTED. Anything brought in for your event must also be removed at the end of your event. You are required to remove all trash and decorations. Also any nails, staples or other fixatives used in hanging the decorations must be removed and obvious holes filled.

3. QUOTED FEES AND EXPENSES: The price is based on a ten-hour day. Additional hours will be billed at a rate of \$250/hour. When possible, deliveries and pick-ups may be scheduled outside of this time period. The fees and expenses quoted are for the original event description only and for the dates, times and occupancy limit agreed. The condition of the studio is to be left as found. The Renter will be charged for the replacement or repair of any damages to the property of 8443 WARNER, and to the property and building containing it, that may occur as a result of the event. Any missing or non-repairable items will be charged to the Renter at their replacement value. The Renter is responsible for payment of all fees and expenses.

4. OCCUPANCY LIMIT You must comply with the agreed maximum occupancy limit. Failure to do so will result in a charge of \$50 per person over the limit. You will then be given one opportunity to comply with the limit. Failure to comply at this point will result in the immediate termination of the event and the eviction of your guests

(continued)



EVENT RENTAL AGREEMENT (continued)

5. INDEMNITY: By signing this agreement the Renter indemnifies 8443 WARNER, Jerry Davidson, Davidson Studio, Inc and Representatives against any claims and damages, including reasonable counsel fees arising from the Renter's use of the facility and equipment. In all matters concerning the liability of 8443 WARNER and Jerry Davidson and Representatives, the Renter acknowledges and accepts sole liability for the event, including the safety and welfare of every person attending the event. Also the Renter acknowledges and accepts full liability for the actions of their guests should those actions result in any damages or claims against 8443 WARNER.

6. CANCELLATIONS AND POSTPONEMENTS: The Renter is responsible for payment of all expenses incurred up to the time of cancellation or postponement. The reservation fee is non-refundable. You may change your reservation date one time at no charge if notice of change is given within 90 days of the date of the reservation. The event must be rescheduled within 90 days of the date of the original reservation.

7. TERMS OF PAYMENT: A non-refundable payment of 50% of the fee is due at the time of booking. The final 50% fee is due 10 days prior to the event. The required damage deposit is also due at this time. The damage deposit will be returned to you by mail after your event provided no damages or additional charges are incurred. Failure to make the final payment and damage deposit on time could cause your reservation to be cancelled.

CHECKS SHOULD BE MADE PAYABLE TO: 8443 WARNER

Any modifications of these terms must be in writing and signed by each party. This agreement is made under and shall be governed by the laws of the State of California.

AGREED TO AND ACCEPTED BY:

Signature (the "Renter") _____ Date _____

PLEASE MAIL YOUR SIGNED COPY AND DEPOSIT CHECK TO:
8443 Warner Drive, Culver City, CA 90232 studio310-202-9044 fax866-215-3669