

REAL ESTATE LEASE

THIS AGREEMENT entered into this 9 day of OCT, 2000 by and between, CITY OF CROSSVILLE, whose mailing address is

SS # \_\_\_\_\_ (hereinafter referred to as LESSOR) and FLYNN SIGN CO., INC., P.O. Box 424, 85 Burnett Street, Crossville, TN 38557, Federal I.D. No. 62-1024650 (hereinafter referred to as LESSEE).

WITNESSETH:

Lessor hereby leases to Lessee a certain outdoor advertising site on real estate in the County of CUMBERLAND State of Tennessee, being described as follows:

N/O 1-40 ON ACCESS RD TO LANDFILL PROP (FORMER TANG SIGN)

LESSOR AND LESSEE FURTHER AGREE AS FOLLOWS:

- The term of this lease shall be 1 years commencing upon completion of construction of the outdoor advertising structure.
- The rental for this lease during the contract term shall be according to following schedule:  
\$350 PER YR 10/9/00 - 10/8/01
- It is Lessee's intent to erect, maintain and illuminate an outdoor advertising structure, supports and or other materials necessary and placement of advertisements thereon, on the Real Estate Site and Lessee shall have right of ingress and egress to the Real Estate Site for such purpose.  
*RENEWS ANNUALLY AT EXPIRATION OF PREVIOUS TERM UNLESS 60 DAY NOTICE BY EITHER PARTY  
FLYNN WILL REMOVE SIGN ON 60 DAY NOTICE IF IT RESTRICTS USE OR IF UNDER TERMS WITH SAME*
- The outdoor advertising structure, current permit and future permits that may be issued by the State Of Tennessee or any agency having proper jurisdiction concerning outdoor advertising in regard to this Real Estate Site, including without limitation, any other materials, erected or placed on or near the advertising structure by Lessee or its' agents shall remain personal property of Lessee and shall not become part of the Real Estate and shall not be subject to any lien, claim, or other encumbrance on the part of Lessor.
- Lessee may remove the advertising structure and any other materials erected or placed on the Real Estate Site at any time. Any material or part of structure that Lessee, in his sole discretion, elects to leave on the Real Estate Site shall become property of Lessor.
- Lessor shall have the right to remove, at any time, any trees or brush that may obscure the vision of the outdoor advertising structure located on the Real Estate Site.
- Lessor agrees that it shall not without Lessees prior consent, place any structure or other object that will in any way restrict the view of the outdoor advertising structure located upon the real estate site from any vantage point.
- Should Lessee's use of the Real Estate Site be prohibited or restrained for any reason, or if the view of the outdoor advertising structure in Lessee's opinion become obstructed for any reason, Lessee may terminate this agreement by giving written notice to Lessor at which time this Lease shall be null and void or transferred to Lessor at Lessees discretion.
- Lessor agrees to give lessee the right of first refusal to lease the property for the same purpose at the end of this lease.
- Neither party is bound by any stipulations, representations or agreements not printed or written in this lease or in any special provisions attached hereto. This lease shall insure to the benefit of and be binding upon the heirs, personal representatives, successors or assigns of the parties hereto.

LESSOR: [Signature]  
LESSEE: [Signature]

STATE OF TENNESSEE, CUMBERLAND COUNTY  
 Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State,  
SALLY OGLESBY  
 the within named person(s) with whom I am personally acquainted and who acknowledged that they executed the Within and foregoing instrument for the purposes therein contained.  
 Witness my signature and seal of office this the 17 Day of Nov., 2000.  
[Signature]  
 Notary Public  
 Commission Expires: 2/21/01

INSTRUMENT PREPARED BY:  
 TOM FLYNN  
 P.O. BOX 424  
 CROSSVILLE TN 38557-0424





10/26/2023