

immediately to cover the entire damage cost. If damage cost is less than the Security Deposit, Owner will refund the difference back to the credit card.

19. **SUIT TO ENFORCE:**

In the event Renter(s) fail to comply with the terms of this agreement, the Renter(s) shall be responsible for payment of attorney fees and all costs of court incurred by Owner.

20. **JURISDICTION:**

This agreement will be governed by, and construed in accordance with the laws of the State of Georgia, without regard to its conflict of law provisions. Renter(s) hereby submits to the jurisdiction of the Georgia court and will obtain and maintain an agent for service of process in the State of Georgia. Neither party will bring an action against the other party arising out of or relating to this agreement in any form or venue except the Superior Court of Dekalb County, Georgia. Renter(s) irrevocably waives any present or future objections to such venue for any such legal action and irrevocably waives the right to bring any action in any other jurisdiction.

7. **CANCELLATIONS BY RENTER(S):**

There are **no refunds** of the Reservation Deposit. Should Renter(s) cancel this event 60 days or more in advance of the event date, the Owner reserve the right to seek the remaining balance owed on the agreement. Renter(s) is responsible for **payment of remaining balance in full** should Renter(s) cancel within 30 days or less of the event as provided in Section 2 hereinabove. Renter(s) agree that the foregoing cancellation policy is not intended to be punitive, but, reflect Owner foregoing actual or potential business opportunities in reserving the venue for Renter(s) and diminished ability to rent the venue within 30 days or less prior to an event date.

8. **CANCELLATION BY OWNER:**

Owner reserves the right to cancel any scheduled event when it determines that such could potentially cause unsafe conditions for the Renter(s), guest or general public and or damage to the facility and or grounds. Owner maintains authority to close the venue any time it deems it to be in the best interest of the public with no obligation or liability of any kind to Renter(s). Front Page Event will refund all amounts collected back to Renter(s). Renter agrees to accept the refund and waive any and all additional charges. Renter further agree to not seek any punitive damage via any legal remedies.

11. **SEVERABILITY:** In case any one or more of the provisions, or portions of provisions, of this Agreement shall be deemed by any legal authority to be invalid, illegal or unenforceable in any respect, the validity, legality and enforceability of the remaining provisions, or portions of provisions contained herein shall not be in any way affected or impaired thereby.

12. **MODIFICATION:**

No alteration or other modification of this Agreement shall be effective unless such modification shall be in writing and signed by the parties.

13. **OPPORTUNITY TO REVIEW:**

By executing this Agreement, the undersigned parties warrant and represent they have had an opportunity to review, including being presented with a copy of Exhibit A "Terms and Conditions," and after such review or opportunity to review have read and fully understood all terms and conditions pertaining to this Agreement.

IN WITNESS WHEREOF, the parties hereto, intending to be legally bound, have caused this Agreement along with the attached Terms and Conditions to be duly executed as of the day and year first hereinabove written.

Front Page Representative:

Print Name: Lorraine McDonald Signature: [Signature] Date: February 8, 2023

RENTERS:

Print Name: Howard Jackson - President Signature: Howard Jackson Date: February 8, 2023

Print Name: Lorraine McDonald - Treasurer Signature: Lorraine McDonald Date: February 8, 2023

Front Page Event Venue Rental Agreement

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