**Land Lease Contract**

This agreement, a contract, sets forth the terms as a binding agreement between the

John Abel (Lessor), and \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ (Lessee), executed on this \_\_\_\_\_ day, January 2016.

The following terms are set forth:

1. The purpose of this contract permits the Lessee an exclusive use of the land owned by Lessor, for the purpose of preparing and farming (arable land only), during the closing period of a real estate sales transaction. Said transaction is due to closing on or by April 20th, 2016, per the terms and conditions outlined in said real estate sale agreement.
2. The land description is as follows: Tract #1 (NW/4) of Section 36-T27-R30, the (SW/4) of Section 25-T27-R30 (less a 5.4+/- acre home site), and the (SE/4) 26-T27-R30, all in Gray County, Kansas and consisting of 474.6+/- acres. This denotes the land to be utilized in this agreement.
3. The term of said lease agreement shall commence upon full execution by all parties and shall expire on April 21st 2016.
4. Any improvements shall be at the sole expense of the Lessee, including all crop preparation and planting. All rights and improvements shall transfer to the Lessor in the event the Lessee fails to close the real estate sales transaction according to the terms and conditions of the real estate purchase and sales agreement.

The above terms has been reviewed and are in mutual agreement between both the Lessee and the Lessor, on \_\_\_\_\_ day of \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, 2016.

Lessor: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Name: John Abel

Lessee: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Print Name: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_