

**OLIVER STABLES, LLC**

10814 Henderson Road  
Fairfax Station, VA 22039  
703-978-4341-House

SHARE BOARDER LEASE

This Lease agreement is the sole contract for boarding horse(s) at 10814 Henderson Road, Fairfax Station, Virginia. Any agreement beyond the scope of this contract will be separately prepared and may serve to amend this contract.

Oliver Stables, LLC will provide the following services for your horse: box stall, hay in dry lot (corral) year-round, one flake of hay, feeding your grain and hay, watering, top blanket changed and putting out to pasture (or paddock) weather permitting. Boarder will clean the stall daily. Arrangements will be made by the Boarder to have this done if he/she is unable to do so. This includes time when Boarder is away for extended periods of time, such as on vacation.

For these services the board charge will be \$ \_\_\_\_\_ per month for each horse. (Stall cleaning is available for an additional cost.) This is payable in advance or on the first day of each month. Any additional charges are also payable at that time. Special charges are for services other than normal performed at your request by the Stables and for the use of facilities other than normal provided by the Stables.

Should payment not be made within thirty days of the date due, Oliver Stables, LLC reserves the right to move and sell the boarded horse, together with tack and equipment belonging to the horse's owner, at public auction to the highest bidder. This will be done after posting notice of the sale in three conspicuous places in Fairfax, Virginia and after notification by registered letter to the address on this contract.

Independent trainers/instructors must have Releases of Liability signed and insurance policies on file with Oliver Stables, LLC prior to any instruction or lesson.

For the safety of all horses at Oliver Stables, we require certain vaccinations before your horse can be accepted:

Entrance Requirements:

1. EIA (Coggins) test taken and reported free of disease. Test to be taken within 60 days before arrival at Oliver Stables.
2. Vaccination within one 60 days for Rabies, Tetanus, Eastern and Western, Flu, Rhino, Potomac Fever, and West Nile. Worming and Dental Exam are also required.
3. General health certificate indicating that the horse is free of infections or contagious disease. This certificate is to be dated no earlier than 60 days before arrival.

The horse will be isolated within a stall for a period of 3 days upon arrival and introduced to the assigned herd slowly for a period of 3-7 days.

The following health program will be required while horse is at Oliver Stables:

1. Yearly vaccination requirements are the same as (1) and (2) in entrance requirements
2. Deworming program is collecting and lab testing of fecal samples. All fecal collections and testing will be handled by an authorized Veterinarian in mid-late Spring April 15 and then again mid-late Fall October 15. Once fecal results are received from the lab, if deworming is necessary, the deworming will be administered (by the same authorized Veterinarian) by May 1st and November 1st.

A copy of all vaccination and deworming work performed is to be kept up to date and in the Oliver Stables files. Additionally, a Request for Release of Medical Records form is to be filled out, signed and provided to your veterinarian.

In the event of emergency, if Boarder cannot be reached, management may call any qualified veterinarian to attend to the horse. Boarder agrees to pay all bills for such services.

In addition, the Boarder agrees:

1. To allow no other person to handle/ride horse without first signing a Release of Liability (and having signature of parents or guardian, if appropriate). No one is to ride unless a Release has been signed and returned to Oliver Stables.
2. To release and hold harmless owners or management, their agents or employees for any liability for bodily injury to the boarder or their guests or physical damage to property of the boarder or others arising out of the use of these premises for any activity. All riding is done at your own risk.

Please Note: Under Virginia law except as provided in s3.1-796.130, an equine activity sponsor or an equine professional shall not be liable for any injury to or death of a participant engaged in an equine activity. (Virginia Code Title 3.1 Chapter 27.5)

3. To indemnify the owners, management, or other owners of land under use by this Stable, their agents and employees against all claims, demands or damages whatsoever that may be caused to said horse or rider.
4. To obey the NO SMOKING signs placed in the Stables. Smoking in the barn is prohibited!
5. To not bring other animals (e.g., dogs and cats) on the property.
6. To immediately pay for all damages that horse or rider(s) may incur to Oliver Stables facilities.
7. To obey hours of operation: 6:30am-9:30pm. If your horse requires attention before or after these hours, the Oliver Family must be notified in advance.
8. To abide to the rules and policies as referenced on the oliverstable.com website

In the event of personal injury, the owner or management or other adults have permission at my expense, to

1. Contact our family physician
2. Phone nearest available physician, if one listed below is not able to respond, or
3. Utilize the most convenient and available rescue squad vehicle or ambulance to transport the injured to the nearest hospital.

The parties hereto mutually agree that this agreement may be terminated under the following conditions:

By Management

1. When, as determined by the management or his representatives, that the horse has not received proper care by the Boarder.
2. When the horse or owner becomes a menace to other horses or Boarders.
3. Whenever the vaccination, medical, veterinarian treatment or other parts of this lease are not complied with.
4. When the horse/owner does not abide by the Rules and Regulations.
5. When Management determines that Oliver Stables would benefit from terminating the lease.

By Boarder

At his discretion, with written thirty (30) days' notice for termination at end of month. (The purpose of this is to give time to get new boarder notified, horse vetted and moved in.) All bills to be paid before horse is moved.

I, the undersigned, have read and understand this lease and will abide by its contents.

|                     |      |       |      |
|---------------------|------|-------|------|
| OLIVER STABLES, LLC | Date | OWNER | Date |
|---------------------|------|-------|------|

|               |      |
|---------------|------|
| SHARE BOARDER | Date |
|---------------|------|

|                                        |      |
|----------------------------------------|------|
| Minor RIDER-Consent of Parent/Guardian | Date |
|----------------------------------------|------|

SHARE BOARDER

ADDRESS:

PHONE: HOME: \_\_\_\_\_ CELL: \_\_\_\_\_ OFFICE: \_\_\_\_\_

EMAIL: \_\_\_\_\_

FAMILY PHYSICIAN: \_\_\_\_\_ PHONE: \_\_\_\_\_

NAME OF HORSE: \_\_\_\_\_ BREED: \_\_\_\_\_