

ASSIGNMENT OF LEASE

FOR GOOD AND VALUABLE CONSIDERATION, the sufficiency of which is hereby acknowledged, Chatham County Council on Aging, Inc., a North Carolina non-profit corporation (“Assignor”) does hereby give, assign and transfer unto Chatham County, a body politic and corporate of the State of North Carolina (“Assignee”), all its interest under that certain lease agreement by and between Central Carolina Community College (“Landlord”) and Assignor and recorded in Book 669, Page 860 of the Chatham County Registry.

During the Lease Term, the Assignee shall maintain the following policies of insurance at the Assignee’s cost and expense:

- (a) Commercial General Liability Insurance covering liability arising out of the Assignee’s use and occupancy of the Leased Land, including that of the Assignee’s Board of Commissioners, employees, customers, agents, contractors, employers and members of the public, with combined single limits of not less than \$5,000,000 per occurrence and \$5,000,000 as an annual aggregate, arising out of claims for bodily injury (including death) and property damage.
- (b) Casualty insurance insuring the Eastern Chatham Senior Center Building against loss or damage by fire, or other insurable hazards and contingencies, including fire and extended coverage, in the amount of full replacement value.
- (c) The insurance required by (a) and (b) above shall be issued by a company or companies authorized to do business under the laws of the State of North Carolina and rated not less than “A” by A.M. Best and Company. The County shall furnish Certificates of Insurance to the Community College Board, naming the Community College as an additional insured, prior to undertaking any activity on the Leased Land. The certificates shall clearly indicate that the County has obtained insurance of the type, amount, and classification as required by this paragraph, that no material change or cancellation of the insurance shall be effective without thirty (30) days prior written notice to the Community College, and that the insurance companies have waived any rights of subordination against the Community College or the County. Compliance with the forgoing requirements shall not relieve the County from any liability or obligation under this Lease.
- (d) Worker’s Compensation Coverage as required by law.

This Assignment of Lease agreement is accepted and agreed to by Landlord and Assignee.

CHATHAM COUNTY COUNCIL ON AGING, INC.

By: _____ (Seal)
Ashlyn Martin, Executive Director of Chatham County Council on Aging

By: _____ (Seal)
Johnny Shaw, Board President of Chatham County Council on Aging

CENTRAL CAROLINA COMMUNITY COLLEGE

By: _____ (Seal)

Name: _____

Title: _____

CHATHAM COUNTY

By: _____ (Seal)
Dan LaMontagne, Chatham County Manager

NORTH CAROLINA

COUNTY OF _____

I _____, a Notary Public of the County and State aforesaid, do hereby certify that Ashlyn Martin personally appeared before me this day and acknowledged that she is the Executive Director of Chatham County Council on Aging, Inc. and she as Executive Director, being authorized to do so, executed the foregoing instrument on behalf of Chatham County Council on Aging, Inc.

Witness my hand and official seal this _____ day of _____, 2023.

Notary Public in and for the State of North Carolina

Printed Name

(Affix Notary Seal)

My Commission Expires: _____

NORTH CAROLINA

COUNTY OF _____

I _____, a Notary Public of the County and State aforesaid, do hereby certify that Johnny Shaw personally appeared before me this day and acknowledged that he is the Board President of Chatham County Council on Aging, Inc. and he as Board President, being authorized to do so, executed the foregoing instrument on behalf of Chatham County Council on Aging, Inc.

Witness my hand and official seal this _____ day of _____, 2023.

Notary Public in and for the State of North Carolina

Printed Name

(Affix Notary Seal)

My Commission Expires:_____

NORTH CAROLINA

COUNTY OF _____

I _____, a Notary Public of the County and State aforesaid, do hereby certify that _____ personally appeared before me this day and acknowledged that he or she is the _____ of Central Carolina Community College, and he or she as _____, being authorized to do so, executed the foregoing instrument on behalf of Central Carolina Community College.

Witness my hand and official seal this _____ day of _____, 2023.

Notary Public in and for the State of North Carolina

Printed Name

(Affix Notary Seal)

My Commission Expires:_____

NORTH CAROLINA

COUNTY OF _____

I _____, a Notary Public of the County and State aforesaid, do hereby certify that Dan LaMontange personally appeared before me this day and acknowledged that he is the County Manager of Chatham County and he as County Manager, being authorized to do so, executed the foregoing instrument on behalf of said County.

Witness my hand and official seal this _____ day of _____, 2023.

Notary Public in and for the State of North Carolina

Printed Name

(Affix Notary Seal)

My Commission Expires:_____