

FARM LEASE AGREEMENT

Location: _____ Parties: _____

Lessor Information:

Full Name / Entity: _____

Address: _____

Contact Phone / Email: _____

Lessee Information:

Full Name / Entity: _____

Address: _____

Contact Phone / Email: _____

Farm Property Description:

Location / Address: _____

Parcel Identification / Title Reference: _____

Area (hectares / acres): _____

Lease Term:

Commencement Date: _____

Term Duration: _____

Rent and Payment Terms:

Rent Amount: _____ AUD

Payment Frequency: _____

Payment Method: _____

Security Deposit:

Amount: _____ AUD

Conditions for Return: _____

Clause 1 – Lease Grant

The Lessor hereby leases to the Lessee and the Lessee hereby leases from the Lessor the described farm property (the “Premises”) subject to the terms and conditions set forth in this Agreement.

Clause 2 – Lease Term

The Lease term shall commence on the Commencement Date and shall continue for the Term Duration specified above unless terminated earlier in accordance with this Agreement.

Clause 3 – Rent

The Lessee agrees to pay the Lessor the Rent Amount specified above in accordance with the Payment Frequency and Method detailed herein. Rent is due in advance on the first day of each payment period.

Clause 4 – Use of Premises

The Lessee shall use the Premises solely for agricultural and farming purposes and shall comply with all applicable laws, regulations, and by-laws relating to the use and occupation of the Premises.

Clause 5 – Maintenance and Repairs

The Lessee shall maintain the Premises in good condition and repair, reasonable wear and tear excepted. The Lessor shall be responsible for major repairs unless caused by the Lessee's negligence.

Clause 6 – Improvements

The Lessee shall not make any structural alterations or improvements to the Premises without prior written consent from the Lessor. Any approved improvements may become the property of the Lessor upon termination of this Lease unless otherwise agreed.

Clause 7 – Compliance with Laws

The Lessee agrees to comply with all laws, regulations, and requirements of relevant authorities in the use and occupation of the Premises.

Clause 8 – Insurance

The Lessee shall maintain public liability and property insurance as required by applicable Australian law and provide evidence of such insurance to the Lessor upon request.

Clause 9 – Indemnity

The Lessee agrees to indemnify and hold harmless the Lessor from and against all claims, damages, losses, and expenses arising from the Lessee's use of the Premises, except to the extent caused by the Lessor's negligence.

Clause 10 – Assignment and Subletting

The Lessee shall not assign, sublet, or otherwise transfer any interest in this Lease without the prior written consent of the Lessor, which shall not be unreasonably withheld.

Clause 11 – Default

If the Lessee fails to pay rent or breaches any other term of this Lease, the Lessor may give notice requiring the breach to be remedied. If the breach is not remedied within the notice period, the Lessor may terminate this Lease in accordance with applicable law.

Clause 12 – Termination

This Lease may be terminated by either party giving notice in writing in accordance with the Term Duration or as otherwise provided by law. Upon termination, the Lessee shall surrender possession of the Premises to the Lessor in good condition.

Clause 13 – Notices

All notices under this Lease shall be in writing and delivered by hand, pre-paid post, or email to the addresses specified above or as otherwise notified in writing.

Clause 14 – Governing Law

This Lease shall be governed by and construed in accordance with the laws of Australia and the applicable state or territory in which the Premises are located.

Clause 15 – Severability

If any provision of this Lease is found to be invalid or unenforceable, the remaining provisions shall remain in full force and effect.

Clause 16 – Entire Agreement

This Lease constitutes the entire agreement between the parties and supersedes all prior negotiations, representations, or agreements.

Clause 17 – Amendments

No amendment or variation to this Lease shall be effective unless in writing and signed by both parties.

Clause 18 – Rights and Remedies

The rights and remedies provided in this Lease are cumulative and do not exclude any rights or remedies provided by law.

Clause 19 – No Waiver

Failure by either party to enforce any provision shall not be construed as a waiver of that provision or any other.

Clause 20 – Execution

This Lease may be executed in counterparts each of which is an original but all of which constitute one instrument.

LESSOR'S SIGNATURE

LESSEE'S SIGNATURE

Signature: _____

Signature: _____

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