

**CLOSED END MOTOR VEHICLE LEASE  
(WITH ARBITRATION PROVISION)**

Lease Date: 05/27/2022

<b>Lessor Name and Business Address</b>	<b>Lessee Name and Address</b>	<b>Co-Lessee Name and Address</b>
[REDACTED]	[REDACTED]	[REDACTED]
<b>Lessee Billing Address (if different than above)</b>		<b>Vehicle Garaging Address (if different than above)</b>
N/A		N/A  County: N/A <span style="float:right">Principal Driver: N/A (if business use)</span>

In this Lease, "you" and "your" mean the lessee and co-lessee. "We," "us" and "our" mean the Lessor named above, and any assignee of this Lease.

Lessor will assign this Lease and sell the vehicle to Toyota Lease Trust

("Assignee").

The terms, conditions, and disclosures in this Lease govern your Lease with us. Each of you who signs the Lease is jointly and severally liable to us for all Lease obligations. You are leasing the Vehicle described below (the "Vehicle") from us. You agree to pay all amounts due under the Lease and fulfill all your obligations under the Lease. In this Lease, "e" means an estimate. The Consumer Leasing Act Disclosures shown below are also terms of this Lease. You are leasing the Vehicle and have no ownership rights in the Vehicle unless you exercise your purchase option.

**Monthly Payment Lease:** If your payment schedule shows monthly scheduled payments in Item 3A, your Lease is a monthly payment lease.

**Single Payment Lease:** If your payment schedule shows a single scheduled payment in Item 3B, your Lease is a single payment lease.

1. The Vehicle							
New/Used	Year	Make	Model	Body Style	Vehicle ID #	Odometer	Primary Use
New	2022	Mazda	CX-5	2.5 S Select Package AWD	JM3KFBBM2N05xxxx	11	Personal, unless otherwise indicated below <input type="checkbox"/> business <input type="checkbox"/> agricultural

Vehicle Prior Use (as checked):  Demonstrator  Factory Official  Rental  Taxi or Livery

CONSUMER LEASING ACT DISCLOSURES			
<b>2. Amount Due at Lease Signing or Delivery</b>  (Itemized in Item 6)	<b>3. Scheduled Payments</b> A. Your first monthly payment of \$ <u>93.97</u> is due on <u>05/27/2022</u> , followed by <u>35</u> monthly payments of \$ <u>93.97</u> , due on the <u>27th</u> of each month. B. Your single payment of \$ <u>N/A</u> is due on <u>N/A</u> . C. The Total of your Scheduled Payments is \$ <u>3,382.92</u> .	<b>4. Other Charges</b> (not part of your scheduled payment) A. Disposition fee (if you do not purchase the Vehicle) \$ <u>187.94</u> B. <u>N/A</u> \$ <u>N/A</u> C. <u>N/A</u> \$ <u>N/A</u> D. Total \$ <u>187.94</u>	<b>5. Total of Payments</b> (The amount you will have paid by the end of the Lease)  \$ <u>16,047.89</u> (2 + 3C + 4D - 6A3 - 6A4 - 6A5)
Total \$ <u>12,571.00</u>			

6. Itemization of Amount Due at Lease Signing or Delivery			
<b>A. Amount Due at Lease Signing or Delivery:</b>		<b>B. How the Amount Due at Lease Signing or Delivery will be paid:</b>	
1. Capitalized cost reduction	\$ <u>12,477.03</u>	1. Net trade-in allowance	\$ <u>N/A</u>
2. Taxes on capitalized cost reduction	\$ <u>N/A</u>	2. Rebates and noncash credits	\$ <u>500.00</u>
3. First monthly payment	\$ <u>93.97</u>	3. Amount to be paid in cash	\$ <u>12,071.00</u>
4. Single scheduled payment	\$ <u>N/A</u>	4. Other <u>N/A</u>	\$ <u>N/A</u>
5. Refundable security deposit	\$ <u>0.00</u>	5. Total	\$ <u>12,571.00</u>
6. Lease acquisition fee	\$ <u>N/A</u>		
7. Title fees	\$ <u>N/A</u>		
8. License and registration fees	\$ <u>N/A</u>		
9. Sales/use tax	\$ <u>N/A</u>		
10. <u>N/A</u>	\$ <u>N/A</u>		
11. <u>N/A</u>	\$ <u>N/A</u>		
12. <u>N/A</u>	\$ <u>N/A</u>		
13. Total	\$ <u>12,571.00</u>		

7. Your scheduled payment is determined as shown below:	
<b>A. Gross capitalized cost.</b> The agreed upon value of the Vehicle (\$ <u>30,060.00</u> ) and any items you pay over the Lease term (such as service contracts, insurance, and any outstanding prior credit or lease balance).	\$ <u>31,416.20</u>
<b>B. Capitalized cost reduction.</b> The amount of any net trade-in allowance, rebate, noncash credit, or cash you pay that reduces the gross capitalized cost.	- \$ <u>12,477.03</u>
<b>C. Adjusted capitalized cost.</b> The amount used in calculating your base scheduled payment.	= \$ <u>18,939.17</u>
<b>D. Residual value.</b> The value of the Vehicle at the end of the Lease used in calculating your base scheduled payment.	- \$ <u>18,937.80</u>
<b>E. Depreciation and any amortized amounts.</b> The amount charged for the Vehicle's decline in value through normal use and for other items paid over the Lease term.	= \$ <u>1.37</u>
<b>F. Rent charge.</b> The amount charged in addition to the depreciation and any amortized amounts.	+ \$ <u>3,381.55</u>
<b>G. Total of base scheduled payments.</b> The depreciation and any amortized amounts plus the rent charge.	= \$ <u>3,382.92</u>
<b>H. Lease payments.</b> The number of payments in your Lease.	÷ <u>36</u>
<b>I. Base scheduled payment.</b>	= \$ <u>93.97</u>
<b>J. Sales/use tax (e).</b>	+ \$ <u>0.00</u>
<b>K. Total Scheduled Payment.</b>	= \$ <u>93.97</u>

**Early Termination.** You may have to pay a substantial charge if you end this Lease early. The charge may be up to several thousand dollars. The actual charge will depend on when the Lease is terminated. The earlier you end the Lease, the greater this charge is likely to be.

- 8. Excessive Wear and Use.** You may be charged for excessive wear based on our standards for normal use and for mileage in excess of 10000 miles per year at the rate of \$ 0.15 per mile.
- 9. Purchase Option at End of Lease Term.** You have an option to purchase the Vehicle at the end of the Lease term for \$ 18,937.80. The purchase option price does not include official fees such as those for taxes, tags, licenses and registration.
- 10. Other Important Terms.** See your Lease documents for additional information on early termination, purchase options, maintenance responsibilities, warranties, late and default charges, insurance, and any security interest, if applicable.

**NOTICE: ALL PAGES OF THIS LEASE CONTAIN IMPORTANT TERMS AND CONDITIONS, INCLUDING AN ARBITRATION PROVISION. THE TERMS AND CONDITIONS ON ALL PAGES ARE PART OF THIS LEASE.**

TRUE AND ACCURATE COMPLETED COPY - UCC NON-AUTHORITATIVE COPY

TRUE AND ACCURATE COMPLETED COPY - UCC NON-AUTHORITATIVE COPY

11. The Trade-In Vehicle			
Year	N/A	A. Gross Amount of Trade-In Allowance	\$ N/A
Make	N/A	B. Prior Credit or Lease Balance	-\$ N/A
Model	N/A	C. Net Trade-In Allowance (If less than 0 then enter 0)	= \$ N/A
12. Itemization of Gross Capitalized Cost			
A. Agreed upon value of the Vehicle:	\$ 30,060.00	J. N/A	\$ N/A
Other amounts included in the gross capitalized cost:		K. N/A	\$ N/A
B. Taxes	\$ 7.20	Optional Insurance, Products, and Services:	
C. Title, license, and registration fees	\$ 650.00	L. N/A	\$ N/A
D. Lease acquisition fee	\$ 699.00	M. N/A	\$ N/A
E. Documentation fee	\$ N/A	N. N/A	\$ N/A
F. Prior credit or lease balance	\$ N/A	O. N/A	\$ N/A
G. N/A	\$ N/A	P. N/A	\$ N/A
H. N/A	\$ N/A	Q. N/A	\$ N/A
I. N/A	\$ N/A	R. Total Gross Capitalized Cost:	\$ 31,416.20

**IF YOU DO NOT MEET YOUR OBLIGATIONS UNDER THIS LEASE, WE MAY RETAKE THE VEHICLE.**

**13. Official Fees and Taxes.** The total amount you will pay for official and license fees, registration, title and taxes over the term of your Lease, whether included in your scheduled monthly payments or assessed otherwise: \$ 1,321.32 (e). The actual total of fees and taxes may be different than this estimate based on changes in the tax or fee rates and the value of the Vehicle when the fee or tax is determined. **This estimate is based on your current address and may increase if you move or if tax rates change. You are responsible for paying any increases.**

**14. Late Payments.** For any payment not received within 10 days of the date it is due, you will pay a late charge of: \$ 15.00. You will not have to pay a late charge if the only amount that is late is a late charge you owed for an earlier late payment.

**15. Returned Payment and Unpaid Fines and Fees.** You will also pay a returned instrument charge of \$ 25.00 for any check, instrument or electronic funds debit that is returned unpaid for any reason, if the law allows it. If you don't pay a fine, penalty, toll, or parking ticket and we elect to pay it, you will reimburse us for the amount paid plus a \$ 25.00 Administrative Fee per incident, if the law allows it.

**16. Warranties.** The Vehicle is subject to the manufacturer's standard warranty, unless this box is checked:

If this box is checked, the Vehicle is subject to the following express warranties:  
N/A

Warranty papers that are separate from this Lease state any coverage limits. The law gives you a warranty that the Vehicle conforms to the description in this Lease. **THERE ARE NO OTHER EXPRESS WARRANTIES ON THE VEHICLE.** Except as prohibited by law, the following sentence applies. **WE DISCLAIM ANY WARRANTIES IMPLIED BY LAW, INCLUDING THE IMPLIED WARRANTIES OF MERCHANTABILITY AND FITNESS FOR ANY PARTICULAR PURPOSE.** If we make a written warranty covering the Vehicle or, within 90 days of the Lease Date we enter into a service contract covering the Vehicle, this disclaimer will not affect any implied warranties during the term of the warranty or service contract.

**17. OPTIONAL INSURANCE, PRODUCTS, AND SERVICES**

You are not required to buy any of the following optional insurance, products, or services to enter into the Lease. The term of any optional insurance, product, or service will be the Lease term, unless a different term is shown below. If you decide you want to purchase insurance or an optional product or service, review the terms of the contract, policy, or certificate that describes the insurance, product, or service before you initial below. A completed copy of the contract, policy, or certificate will be given to you as soon as practicable. **By initialing below, you indicate that you want to buy the optional insurance, products, or services indicated. If the cost shown below is not shown as part of the Itemization of Amount Due at Lease Signing or Delivery (Item 6), it has been added to the Gross Capitalized Cost (Item 12).**

Optional Insurance, Product or Service	Term/Coverage	Price	Name of Provider	Approval
N/A	N/A	N/A	N/A	Lessee Initials <u>A N/A</u>
N/A	N/A	N/A	N/A	Lessee Initials <u>B N/A</u>
N/A	N/A	N/A	N/A	Lessee Initials <u>C N/A</u>
N/A	N/A	N/A	N/A	Lessee Initials <u>D N/A</u>
N/A	N/A	N/A	N/A	Lessee Initials <u>E N/A</u>
N/A	N/A	N/A	N/A	Lessee Initials <u>F N/A</u>

**18. TYPES AND AMOUNTS OF REQUIRED INSURANCE COVERAGE**

You must maintain the following types and minimum amounts of insurance: \$ 25,000.00 per person for bodily injury; \$ 50,000.00 per accident for bodily injury; \$ 20,000.00 per accident for property damage. If the minimum amounts of insurance required by the state in which the vehicle is garaged are higher than amounts stated in this Lease, you agree to maintain insurance that meets the minimum state requirements. You agree to maintain collision, fire, theft, and comprehensive coverage with a maximum deductible of \$ 1,000.00. See Item 23(a) for additional insurance provisions. You confirm that insurance policies that meet the requirements described in this Lease are in force on the date of this Lease.

**19. LAST MONTHLY PERIOD AND LEASE TERM**

**A.** The start of the last monthly period for a monthly payment lease is the due date for the last monthly payment. For a single payment lease, the start of the last monthly period is the date that is one month before the scheduled lease end.  
**B.** The scheduled lease term is 36 months.

**20. HOW THIS LEASE CAN BE CHANGED**

This Lease contains the entire agreement between you and us relating to this Lease. Any change to the Lease must be in writing and both you and we must sign it. No oral changes are binding.  
Lessee Signs X G Signed  
Co-Lessee Signs X G Signed

**21. DEFAULT, REPOSSESSION AND OTHER REMEDIES**

**If any of the following occurs, you will be in default under this Lease:** • You do not pay any payment on its scheduled due date under this Lease; • You do not pay any other amount due under this Lease when we ask that you pay it; • You provide any false or misleading information in any Lease application; • You fail to maintain required insurance; • You lose possession of the Vehicle by confiscation, forfeiture or other involuntary transfer whether or not the Vehicle is the subject of judicial or administrative proceedings; • You assign the Lease or transfer the Vehicle without our prior written permission, or attempt to do either; • You start a bankruptcy, receivership, or insolvency proceeding or one is started against you or your property; • You do anything that endangers the Vehicle or your ability to pay your Lease obligations; • You fail to return the Vehicle when required to do so under this Lease; • You fail to meet any other obligation under this Lease; • You do anything the law says is a default.

If you are in default, after providing any notice and waiting any time the law requires, we may do any of the following: • End this Lease early and require you to pay the amount due at early termination; • Take any action we believe is required to protect our interest in the Vehicle (for example buying insurance) and our action will not cure your default; • Add any amounts we spend taking these actions to your Lease obligation and charge rent on the amount added, or at our option, ask you to pay these

amounts right away; • If the Vehicle is equipped with electronic tracking technology, use it to find the Vehicle; • Cancel any optional insurance, products, and services included with this Lease and apply any refund to your Lease obligations (you hereby instruct any provider of such insurance, products, and services to pay us any refund or credit due on early cancellation); • Take (repossess) the Vehicle wherever we find it and enter any property where the Vehicle may be to do so; • Sue you for damages or to get the Vehicle back; • Pursue any other remedy the law gives us.

We will exercise our rights without breach of the peace, at reasonable times and places, in a reasonable way, as the law allows. We may use the license plates on the Vehicle to move it to a storage place. After repossessing the Vehicle, we will hold it free of any rights you may have under this Lease, subject to any right the law gives you to cure the default or recover the Vehicle. We may take and store any personal items that are in the Vehicle. If you do not ask for these items back, we may dispose of them as the law allows. Unless you tell us within five business days of any personal property you claim was in the Vehicle when it was repossessed, we will not be responsible for that property. You will pay our reasonable expenses of taking these actions as the law allows. These expenses may include expenses of taking and storing the Vehicle, attorney's fees, collection costs, and court costs.

TRUE AND ACCURATE COMPLETED COPY - UCC NON-AUTHORITATIVE COPY

TRUE AND ACCURATE COMPLETED COPY - UCC NON-AUTHORITATIVE COPY