



CO-WORKSPACE APPLICATION

We provide a shared community-driven ecosystem for location-independent workers. We focus primarily on independent 3D creative generalists, game developers, coders, medical illustrators, and multimedia business professionals that are interested in a flexible high-tech office space to collaborate with other like-minded industry professionals.

Our goal is to unite multi-media artists and freelance game developers specific to these industries for networking, building friendships, providing software demos, training, and entertainment. This space is for you. As a member, you will not just be a customer of Interveoke Realms, you will be an active part of what Interveoke Realms has to offer you and the community.

Our central location, in downtown Denver, provides quick access to the commuter light rail that leads to other major transportation hubs, including the Denver International Airport.

MEMBERSHIP OVERVIEW

UNLIMITED FULL-TIME \$400-550 Monthly

Depending on location: \$400 monthly for a space in our collaborative room, including 5 Ft. (Sit-to-Stand) Herman Miller desks with large lockable storage, or \$550 per month for a space in half an office with a privacy wall and windows including 6 ft. (Sit-to-Stand) Herman Miller desks with lockable storage.

MEMBERSHIP INCLUDES:

- Access to high-speed wired and wireless internet
- Use of 2 conference rooms, multiple lounge areas,
- Free admission to member-related events held in the space
- Unlimited office access 24 hours a day
- Use of our in-house 120 Core Alienware 3D Render Farm
Software used: Autodesk 3ds Max 2014-2016, Maya 2014-2016 and V-Ray 3.0 Render Engine.
- Use of our VR game testing machine
- Use of a private mailing address

PAYMENT TERMS

DATES:

- All membership payments are due on the first business day of each month via credit card.
- Interveoke Realms reserves the right to charge late fees and/or withhold services if payments are not received on time.



CONTACT INFORMATION:

First Name: _____

Last Name: _____

Job Title: _____

Industry: _____

Website: _____

Company (if applicable): _____

Address: _____

Address 02: _____

City, State, Zip: _____

Mobile Phone: _____

Email: _____

Optional: Please describe any special skills, interests or talents you have or would like to build on.

Is it okay for us to publish your name, industry, title, and URL on our member directory?

Sensitive information, such as phone number and email, will be kept private.

Yes No



CREDIT CARD AUTHORIZATION

_____ I (we) authorize Interveoke Realms LLC to debit my credit card monthly, for the agreed upon membership rate. Additionally I authorize Interveoke Realms to debit my credit card for any fees incurred for services I have used in the preceding month.

These debit entries will be made in payment invoices as authorized by me (us) upon becoming a member of Interveoke Realms. I (we) will be responsible to notify Interveoke Realms of any exception I (we) might have to these charges as documented by the invoices provided to me (us) each month.

A notification must be provided to Interveoke Realms no later than the 1st day of each month. If not provided with such notification, Interveoke Realms is authorized to proceed with the transactions against this account for payment in full of the amount of invoices provided. Your authorization of payment is to remain in full force and in effect until Interveoke Realms has received verbal or written notice from me (us) of termination of services through Interveoke Realms in such time and manner as to afford Interveoke Realms a reasonable opportunity to act on your termination.

_____ I agree to membership participation with Interveoke Realms which will allow me access to Interveoke Realms resources as outlined in the terms and conditions at the rate of \$_____ per month.

Memberships are billed the first of the month. (If your membership starts in the middle of the month we will prorate the following month's dues.)

I have paid: \$_____ Key FOB Deposit (Refundable provided key is returned in working condition):

I have paid: \$_____ Membership Dues for _____ Month(s)

Payment Method: _____ Total: \$_____

We require all of our members to keep credit card information on file with us. Of course, we protect this information and keep it strictly confidential. This Credit Card information will be used to pay for you membership dues.

Cards Accepted: Visa / MasterCard / Discover / American Express Card

Print name on card: _____ **Date:** _____

Card Type: _____ **Exp. Date:** _____ **Zip Code:** _____

Card Number: _____

Signed: _____



TERMS AND CONDITIONS:

In addition to the provisions set forth in the License Agreement, Licensee agrees the services Intervoke Realms provides are subject to the following Terms and Conditions ("T&C"). Intervoke Realms reserves the right to reasonably update the T&C at any time without notice to Licensee. Intervoke Realms will not be responsible for the non-observance by any Licensee of these T&C, or for Intervoke Realms' lack of enforcement of the T&C. The Intervoke Realms membership application, the License Agreement, and these Terms and Conditions does not create a tenancy but a prepaid usage license to use the provided amenities on a monthly basis.

DESCRIPTION OF SERVICES

Intervoke Realms may provide Licensee with access to office space, workstations, Internet access, office equipment, conference space, knowledge resources, and other services (collectively, "Services"). Licensee must take good care of all parts of Intervoke Realms' equipment, fittings and furnishings. Licensee must not alter any part of it. Licensee is liable for any damage caused by Licensee or those in the community space with Licensee's permission or at Licensee's invitation.

ACCESS TO PREMISES

Any entry key FOB or passwords which is issued to Licensee or provided to Licensee to use, remains Intervoke Realms' property at all times. Licensee must not make any copies of them or allow anyone else to use them without Intervoke Realms' consent. Any loss must be reported to Intervoke Realms immediately and Licensee must pay the cost of the replacement keys. It is Licensee's responsibility to keep all entrance doors secured at all times and maintain the safety of its personal storage cabinet. Intervoke Realms maintains video surveillance inside the Premises and record all activity for security purposes.

CONFIDENTIALITY

Licensee acknowledges and agrees that during its participation in and use of the Services it may be privy to Confidential Information of Intervoke Realms or other members of the co-working community. "Confidential Information" shall mean all information, in whole or in part, that is disclosed by Intervoke Realms, or any participant or user of the Services or any employee, affiliate, or agent that is nonpublic, confidential or proprietary in nature.

Confidential Information also includes, without limitation, information about business, sales, operations, know-how, trade secrets, technology, products, employees, customers, marketing plans, financial information, services, business affairs, any knowledge gained through examination or observation of or access to the facilities, computer systems and/or books and records of Intervoke Realms, any analyses, compilations, studies or other documents prepared by Intervoke Realms or otherwise derived in any manner from the Confidential Information and any information that Licensee are obligated to keep confidential or know or has reason to know should be treated as confidential.

Licensee's participation in and/or use of the Services obligates Licensee to:

1. Maintain all Confidential Information in strict confidence.
2. Not to disclose Confidential Information to any third parties.
3. Not to use the Confidential Information in any way directly or indirectly detrimental to Intervoke Realms LLC, Intervoke LLC, or any participant or user of the Services.

All Confidential Information remains the sole and exclusive property of Intervoke Realms or the respective disclosing party. Licensee acknowledges and agrees that nothing in this T&C or Licensee's participation or use of the Services will be construed as granting any rights to Licensee, by license or otherwise, in or to any Confidential Information or any patent, copyright or other intellectual property or proprietary rights of Intervoke Realms, or any participant or user of the Services.

Notwithstanding the foregoing, Intervoke Realms reserves the right at all times to disclose any information about Licensee's participation in and use of the Services as Intervoke Realms deems necessary to satisfy any applicable law, regulation, legal process or governmental request, or to edit, refuse to post or to remove any information or materials, in whole or in part in Intervoke Realms' sole discretion.

RENEWALS AND TERMINATIONS

This Agreement is automatically renewed at the end of each month with consent of each party. The T&C must be adhered to at all times. Failure to follow T&C can result in non-renewal or even revocation of the usage license. Intervoke Realms reserves the right to terminate any Service at any time, immediately and without notice, if Licensee fails to comply with the T&C.

This includes non-payment or violation of the space rules. If this happens, Intervoke Realms will refund any amounts paid for unused months that remain after deducting any pending charges, on a prorated basis. Members may terminate this Agreement by giving a written notice of termination as established in this Agreement. Termination shall be in effect as of the end of that calendar month. Should



Member not provide timely notice of termination to Interveoke Realms then the Membership Period shall continue to the end of the following calendar month and the service fees for that calendar month shall be payable.

INVOICING AND PAYMENT

The member is automatically invoiced monthly in advance based on their membership option. Payment is required at the 1st day of the month prepaid in advance, at the date specified in the invoice. Payment for casual usage is either paid on the day of use unless other arrangements have been made with Interveoke Realms.

PARTICIPATION IN OR USE OF SERVICES

Licensee acknowledges that Licensee is participating in or using the Services at its own free will and decision. Licensee acknowledges that Interveoke Realms does not have any liability with respect to Licensee's access, participation in, use of the Services, or any loss of information resulting from such participation or use.

TERMINATION

Interveoke Realms reserves the right to terminate any Services at any time, immediately and without notice, if Licensee fails to comply with the T&C.

INSURANCE

Interveoke Realms does not carry insurance that covers Licensee. As a user, it is strongly suggested that Licensee carry a Renters Insurance policy to cover its own equipment while using our space. That policy may cover Licensee's current residence/office, as well as the premises of Interveoke Realms. If Licensee is a full time LLC or other large type of business it will need to carry its own general liability coverage for Licensee's business and the policy in place needs to list Interveoke Realms, LLC as an additional insured.

COMMUNITY RULES FOR USE OF PROPERTY

Members agree to the following:

1. Furniture, equipment or supplies shall be moved, except for in such manner as may be prescribed by Interveoke Realms.
2. No small children or any animals shall be allowed in the offices, halls or corridors in the building.
3. Bicycles or other vehicles shall not be permitted in the offices, halls or corridors in the building, nor shall any obstruction of sidewalks or entrances of the building by such be permitted. All use of common areas shall be at the sole risk of Licensee, and Interveoke Realms is not liable for any damages, loss of or damage to personal property, or injuries occasioned by such use.
4. No person shall disturb the occupants of this or adjoining buildings or premises by the use of any television, radio or musical instrument or by the making of loud or improper noises.
5. Smoking is prohibited in all inside lobbies, stairwells, bathrooms, and other common areas, Premises and public areas of the building and is restricted in all outside portions of the campus, unless as otherwise specified.
6. The use of oil, gas or flammable liquids for heating, lighting, or any other purpose, other than ordinary copier fluids and chemicals, are expressly prohibited. Explosives or other articles deemed hazardous or dangerous are prohibited. If Licensee, its agents, employees, contractors, or invitees breaches the obligations stated in the preceding sentence, Licensee shall indemnify, defend, and hold Interveoke Realms, its affiliates, and agents harmless from and against any and all resulting claims, judgments, damages, penalties, fines, costs, liabilities, or losses.
7. Licensee shall not mark upon, paint signs upon, cut or in any manner deface the walls, ceilings, partitions or doors of the Premises or any building, and any defacement, damage or injury caused by Licensee, its agents or employees, shall be paid for by Licensee. Licensee will not affix anything to the walls of the office premises without the prior consent of Interveoke Realms. No advertisement or identifying signs or other notices shall be inscribed, painted or affixed on any part of the corridors, doors, windows or public areas.
8. All Licensees will conduct themselves in a businesslike manner and proper attire will be worn at all times.
9. Licensee using public areas can only do so with the consent of Interveoke Realms, and those areas must be kept neat and attractive at all times.



RELEASE AGREEMENT:

I hereby acknowledge that I have read and have understood all of the terms and conditions contained in this document and further agree to be bound to the terms and conditions regarding my participation in and use of Interveoke Realms Services.

This Release Agreement ("Release") is made between _____ ("Releasor," "you," or "your") and Interveoke Realms, LLC, a Colorado limited liability company ("Interveoke Realms").

In exchange for the use of the property, facilities and services of Interveoke Realms for the purpose of occupying and utilizing space as a licensee or otherwise at 730 17th St., Suite 923, Denver, CO 80202 (the "Property"), you agree as follows:

1. **RELEASE OF INTERVOKE REALMS.** By signing this Release, you forever release, indemnify, and hold harmless Interveoke Realms and its officers, directors, agents, affiliates, distributors, franchisees and employees from any and all claims, controversies, causes of action, damages, losses, liabilities, injuries, obligations, assertions, contentions, and demands, known and unknown, suspected or unsuspected, of any kind you may have, own, or hold at any time (collectively, "Claims") against Interveoke Realms including but not limited to physical injury, property damage, human resources, employment, and any and all Claims brought by your customers, business partners, suppliers, affiliates, etc. as a result of services you provide therein or as otherwise arising in the conduct of your business activities. Also, this Release includes, but is not limited to, any claims arising under any theory of local, state, or federal statutory, regulatory, or common law.
2. **DAMAGE TO PROPERTY.** You agree to pay any and all damages to the real property, facilities, or personal property of Interveoke Realms caused by your negligent, reckless, or willful conduct.
3. **INDEMNIFICATION.** You agree to defend, indemnify and hold Interveoke Realms and its officers, directors, agents, affiliates, distributors, franchisees and employees harmless against any loss, damage, expense, or cost, including reasonable attorney's fees (including allocated costs for in-house legal services) ("Liabilities") arising out of any claim, demand, proceeding, or lawsuit by a third party relating to your occupying and use of the Property as set out in this Release.
4. **ACKNOWLEDGMENT.** You, the undersigned, have read the foregoing Release, and acknowledge that Interveoke Realms has given you the opportunity to review it with your attorneys, if you so desire. By signing below, you are executing this Release knowingly, voluntarily, and freely, without coercion or duress, and in full and complete understanding of its meaning.
5. **GOVERNING LAW.** This Agreement shall be governed by and construed in accordance with the laws of the State of Colorado, without regard to conflicts of law principles thereof. Venue for any action or dispute shall be the State of Colorado.

RESEASOR

PRINT NAME: _____

SIGNATURE: _____

DATE: _____



LICENSE AGREEMENT:

THIS LICENSE AGREEMENT ("License") is made on _____, 2016 and is entered into by and between Intervoke Realms, LLC ("Intervoke Realms") and Licensee (defined below). For good and valuable consideration, Intervoke Realms licenses to Licensee the Premises (defined below), subject to the terms and provisions set forth in this License.

1. **LICENSEE:** _____ ("Licensee").
2. **PREMISES:** Intervoke Realms is the owner of a shared office space facility, building, and certain real estate legally described 730 17th Street, Suite 923, Denver, Colorado, 80202 (the "Premises").
3. **LICENSE FEE:** The license fee (the "License Fee") shall be an amount determined by Intervoke Realms from time to time, payable on the first day of each calendar month in advance in a method determined by Intervoke Realms. If the Term does not begin on the first day of the month, the License Fee shall be prorated accordingly. If the License Fee or other payment is received later than three days after the date when due, the parties agree that a late charge of \$25.00 may be imposed. The addition of a late fee shall not operate to waive any other rights of Intervoke Realms for nonpayment of the License Fee. The License Fee includes the cost of utilities, license for use of any common spaces and amenities (subject to applicable surcharges from time to time), office cleaning services, trash removal, and other building services that Intervoke Realms may agree to provide from time to time.
4. **GRANT OF LICENSE; USE:** During the term of the License, Intervoke Realms grants to Licensee a temporary, non-exclusive, revocable license to occupy and use the Premises. The Premises shall be used for general office use and uses ancillary thereto, as a person or entity separate from Intervoke Realms. Licensee shall not, without the prior written consent of Intervoke Realms, permit the Premises to be used for any other purpose. Licensee, in consideration of the license of the Premises, agrees to comply with all rules and regulations set forth in Intervoke Realms' Terms and Conditions (the "T&C") attached hereto and made a part hereof. Intervoke Realms may change the T&C and any rules or regulations from time to time without notice to Licensee. While in the Premises, each Licensee (and its guests) shall conduct itself (and themselves) in accordance with the T&C issued by Intervoke Realms from time to time. Each Licensee shall not perform any work or undertake any activity in the Premises that may interfere or disturb the use or occupancy of the Premises by Intervoke Realms, or any other members/occupants of the Premises, for their respective business purposes. Each Licensee shall limit the visitors/clients who come to the Premises on a regular basis to only those visitors/clients who need to meet with such Licensee in person and such Licensee shall not publish, run or otherwise make available advertisements, documents or other information that lists the address of the Premises so as not to attract unscheduled visitors. Each Licensee shall not schedule events, parties, seminars or other activities at the Premises that would require use of any of the Premises other than Licensee's assigned desk without the prior written consent of Intervoke Realms, which may be withheld in Intervoke Realms' sole discretion. All use of the Premises and any common areas or amenities shall be at the sole risk of Licensee, and Intervoke Realms is not liable for any damages, loss of or damage to personal property, or injuries occasioned by such use.
5. **COMMON AREAS:** Licensee shall not use interior common areas for any type of storage, or parking of bicycles. All common areas of the Premises shall at all times be subject to the management and control of Intervoke Realms. All use of common areas shall be at the sole risk of Licensee, and Intervoke Realms is not liable for any damages, loss of or damage to personal property, or injuries occasioned by such use. Intervoke Realms shall have the right, power, and authority to manage and control access to, compile, promulgate, change, and modify all rules and regulations that it may, in its sole discretion, deem necessary for use of the common areas.
6. **PARKING:** Monthly parking spaces are available in local parking garages in the area near Intervoke Realms.
7. **TERMINATION.** This Agreement is effective until it expires, is terminated, or a Licensee's membership in the Intervoke Realms community is revoked. The rights under this Agreement will terminate automatically upon written notice from Intervoke Realms if Licensee fails to comply with any term(s) of this Agreement. Upon the termination of this Agreement, Licensee shall cease all use of the services and software provided by Intervoke Realms or its licensors, and destroy all copies, full or partial, of such software.
8. **CONDITION OF PREMISES AND REPRESENTATIONS:** Licensee is familiar with the physical condition of the Premises and the Property. Intervoke Realms makes no representations, or warranties as to the physical condition of the Premises, or the Property, or their suitability for Licensee's intended use. The Premises are licensed to Licensee "as is," in current condition, and all warranties are hereby expressly disclaimed.
9. **RETURN OF PREMISES.** Intervoke Realms shall leave the Premises and surrender the same to Intervoke Realms in the same condition existing at the beginning of said use (subject to reasonable wear and tear), either at the end of the term or day as the case may be, and Intervoke Realms shall remove all of its property located in the Premises.
10. **INTERVOKE REALMS' INTELLECTUAL PROPERTY.** Licensee may not display or use Intervoke Realms' trade names, trademarks, service marks, logos, domain names, and other distinctive brand features of Intervoke Realms without prior written consent, which consent may be withheld in Intervoke Realms' sole discretion.
11. **LEGAL COMPLIANCE/PROHIBITED ACTIVITIES:** Licensee, and its employees, agents and invitees shall comply with and abide by all federal, state, county, and municipal laws and ordinances in connection with the occupancy and use of the Premises. Licensee, and its employees, agents and invitees may not possess, or consume alcoholic beverages on the Premises unless they are of legal age. No alcoholic beverages shall be sold upon the Premises by Licensee. No illegal drugs or controlled substances (unless specifically prescribed by a physician for a specific person occupying or present upon the Premises) shall be permitted upon the Premises. Licensee hereby covenants and agrees to use its reasonable efforts to prevent and preclude its employees, guests,



invitees, etc. from the aforementioned illegal conduct. Licensee, and its employees, agents and invitees shall not use the Premises in any way that may result in an increase of the rate or cost to Interveoke Realms to insure the Premises. No hazardous or dangerous activities are permitted upon the Premises. Gambling or lewd behavior is prohibited on the Premises.

12. **ASSIGNMENT:** Licensee shall not assign this License or any interest therein, without the prior written consent of Interveoke Realms. Such consent shall be at the sole discretion of Interveoke Realms.

13. **INTERVOKE REALMS INSURANCE:** Insurance shall be procured by Interveoke Realms at its sole discretion. All awards and payments thereunder shall be the property of Interveoke Realms, and Licensee shall have no interest in the same. Interveoke Realms' insurance does not cover the Licensee's personal property in the facilities or Premises. Interveoke Realms will not be liable to Licensee or any other person for any damages because of loss, damage, fire, or theft of any personal property including, but not limited to, cash, jewelry, or personal property left with Interveoke Realms' staff. Licensee shall maintain adequate insurance covering Licensee's personal property and liability.

14. **NO LIABILITY.** Interveoke Realms shall have no liability or responsibility to Licensee, and Licensee shall have no claim against Interveoke Realms, for any damage or loss incurred by Licensee with respect to property located in, or services provided to, the Premises, except as a result of the gross negligence or willful misconduct of Interveoke Realms. Interveoke Realms shall not be liable to Licensee for any damage by or from any act or negligence of any other member or occupant of the Premises, or by any owner or occupant of adjoining or contiguous property. Interveoke Realms shall not be liable for any injury or damage to persons or property resulting in whole or in part from the criminal activities of others. Under no circumstances shall Interveoke Realms be liable for any incidental, special, or consequential damages. Interveoke Realms' liability to Licensee in any event shall not exceed the actual amounts paid by Licensee to Interveoke Realms during the prior 12-month period.

15. **THIRD-PARTY LIABILITY:** Interveoke Realms shall not be liable to Licensee for any damage by or from any act or negligence of any co-licensee or other occupant of the Property, or by any owner or occupant of adjoining or contiguous property. Interveoke Realms shall not be liable for any injury or damage to persons or property resulting in whole or in part from the criminal activities of others. To the extent not covered by normal fire and extended coverage insurance, Licensee agrees to pay for all damage to the Property.

16. **ENTRY BY INTERVOKE REALMS:** Interveoke Realms may enter the Premises at any time for reasonable purposes (such as repairs, inspections, or licensing to prospective new licensees), upon reasonable notice to Licensee. Interveoke Realms may also enter the Premises in the event of emergency or for purposes of demonstrating its control over the Premises, without notice, or in the event of vacancy of the Premises.

17. **NOTICES:** All notices required to be sent under this License shall be in writing and (a) personally delivered, with proper proof of service; (b) sent via U.S. first class mail, postage prepaid or (c) sent to an email address provided by a party with confirmation or proof of delivery. All notices required to be sent to Interveoke Realms shall be sent or delivered to the address where the License Fees is to be paid, and all notices required to be sent to Licensee shall be sent or delivered to the Premises, unless otherwise specified in this License.

a. **INTERNET SECURITY.** In order to protect Licensee's computer(s) from unwanted hackers and viruses, and to prevent the inconveniencing or slowing down of other Internet users on the Premises, it is Licensee's sole responsibility to provide its own firewall and anti-virus protection on its computer(s). In the event that Licensee's computer(s) becomes infected or hacked, regardless of whether it has installed firewall or anti-virus protection, Interveoke Realms shall not be responsible for any damage suffered to the Licensee's computer(s). If Interveoke Realms notices or suspects that the Licensee's computer(s) may be infected or hacked, Interveoke Realms reserves the right to schedule a time to immediately inspect Licensee's computer(s). If Interveoke Realms determines that a Licensee's computer(s) is infected or has been hacked and is causing a disruption or slow down to the shared public network, Interveoke Realms reserves the right to immediately disconnect the subject computer(s) from internet access on the Premises. Also, due to numerous incoming spam issues clogging up many email systems, Interveoke Realms highly recommends that Licensee install spam-filtering software to help eliminate congestion and the slowing down of the network at the Premises. Licensee shall indemnify and hold Interveoke Realms harmless for any and all damages, including, without limitation, reasonable attorney's fees that may result from the foregoing.

b. **NO LIABILITY.** Although Interveoke Realms will take commercially reasonable steps to maintain the continuity of the wireless internet signal and telephone access, Interveoke Realms accepts no liability for any suspension, interruption, temporary unavailability, loss of data or fault occurring in said service or any of the consequences thereof including loss of business or profits. Interveoke Realms will take commercially reasonable steps to protect the wireless internet access system from unauthorized use; however, the system and the internet is not secure and, therefore, Interveoke Realms has no liability for any breach of the system, whether arising as a result of our allocation of access rights or otherwise.

c. **INTERNET PROVISIONING.** Interveoke Realms may make available the use of one or more hard-wired and/or wireless third party Internet connections, or any other services related to the Internet (such services, including, without limitation, any shared network, hardware or other internet-related equipment or services directly or indirectly related thereto being collectively referred to as "Internet Services"). The Internet Services are made available to Licensee without a firewall, virus protection, encryption or any other security device or software. Licensee understands that it is his/her responsibility to install appropriate measures to protect his/her computer(s) and data from access by others within or outside of Interveoke Realms, viruses, spyware, and/or other malicious software devices that may be accessed through the Internet Services. Interveoke Realms assumes no responsibility and shall not be liable for any loss of data or damages caused by using the Internet Services to browse the web and/or download materials from the web. Any illegal or inappropriate Internet Services use will be reported to the authorities.



Licensees should not:

- Use excessive bandwidth.
- Release a virus or a worm that damages or harms a system or network.
- Attempt to deliberately degrade performance or deny service.
- Download, use or distribute copyrighted materials, including pirated software/videos/games.
- Upload, download, distribute, or possess pornography of any nature.
- Intercept or monitor any network communications intended for someone other than the user.
- Attempt to circumvent security mechanisms.

18. **SUITABILITY AND COMFORT.** Licensee accepts that the very nature of a large, shared working environment is such that the standards for issues such as aesthetics and room temperature vary from individual to individual. Licensee also accepts that, in attempting to satisfy the collective and varied standards of the large group of people working in the Premises, it is sometimes possible that an individual's standards will not match those of the majority of occupants and, thus, sometimes an individual's standards may not be met from time to time. Therefore, Licensee hereby accepts that the Premises may not be best suited for every type of business or individual and, that if Licensee's individual standards cannot be met, Member shall have the right to terminate this Agreement upon thirty (30) days prior written notice.

19. **GOVERNING LAW:** This License shall be governed by and construed in accordance with the laws of the State of Colorado.

20. **AMENDMENTS AND TERMINATION:** Unless otherwise provided in this License, this License may be amended, modified, or terminated only by a written instrument executed by Intervoke Realms and Licensee, except for as provided herein to the T&C.

21. **WAIVERS:** No right under this License may be waived except by written instrument executed by the party who is waiving such right. No waiver of any breach of any provision contained in this License shall be deemed a waiver of any preceding or succeeding breach of that provision, or of any other provision contained in this License. No extension of time for performance of any obligations or acts shall be deemed an extension of the time for performance of any other obligations or acts.

22. **SEVERABILITY:** If any term, covenant, condition, or provision of this License, or the application thereof to any person or circumstance shall, at any time or to any extent, be invalid or unenforceable, the remainder of this License, or the application of such term, or provision to persons, or circumstances other than those to which it is held invalid, or unenforceable, shall not be affected thereby, and each provision of this License shall be valid and shall be enforced to the fullest extent permitted by law.

23. **ENTIRE AGREEMENT:** This License constitutes the entire understanding between the parties hereto with respect to the subject matter contained herein, and supersedes and replaces all prior or contemporaneous understandings or agreements, written or oral, regarding such subject matter.

INTERVOKE REALMS

Printed Name: _____ Signature: _____

Title: _____

LICENSEE

Printed Name: _____ Signature: _____

Title: _____