

KeepSecure
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KEEP SECURE SAFETY DEPOSIT VAULT USAGE TERMS AND CONDITIONS

1. Definitions

"**Agreement**" means the License Agreement signed by the Client including the Terms.

"**AED**" means the currency of the United Arab Emirates in Dirhams.

"**Terms**" means this Safety Deposit Vault Terms and Conditions that may be amended from time to time.

"**Charges**" means any Fee or charge associated with the rent of the Safe Deposit Vault.

"**Client Information**" means any Client information identifiable about the client.

"**Electronic Means**" includes communications sent by email.

"**Fees**" means the fee for the rental of the Safe Deposit Vault during the Term as defined in the Agreement.

"**KeepSecure**" means Keep Secure Safety Deposit Vaults Rental LLC.

"**Keys**" shall mean access code, biometrics, or any specific means through which the Client can access their Safety Deposit Vault.

"**Term**" means period of the Agreement as defined in the Agreement.

"**VAT**" means the value added tax as imposed by the Federal Decree-Law No. (8) Of 2017 Executive Regulations of the UAE.

Words in this Agreement that are in the singular include the Plural and vice versa unless the context requires otherwise.

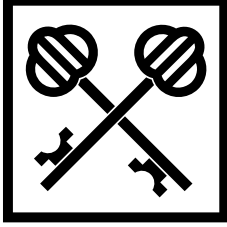
2. Payment

2.1 The Client shall pay Keep Secure upon conclusion of the Agreement as a prepayment either in cash or by money transfer in one amount for the entire period of the Agreement the Fee amounting to. The Client shall be liable for the payment of VAT.

2.2 All other charges that may be payable by the Client at any time, whether in relation to additional services, or any other charges which the Client may incur from time to time shall be payable on demand.

2.3 All Payments must be made in cash, credit, visa or debit card. Keep Secure will not treat any amount due as paid until Keep Secure is in receipt of cleared funds of the total amount owed.

2.4 Once Keep Secure receives payment of the Fee covering the Term, it shall deliver to the Client a set of Keys that will grant the Client access to their Safety Deposit Vault.



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2.5 Insurance Coverage (Monthly/Yearly Rules)

Insurance coverage (if included in the rental package) applies only during an active and fully paid Rental Term.

Monthly Agreements:

If rent remains unpaid for four (4) consecutive months, insurance coverage terminates at the end of the fourth unpaid month.

Yearly Agreements:

If renewal is not paid by expiry, insurance coverage terminates automatically at the end of the paid term.

Insurance is not retroactive; coverage resumes only after full payment of all outstanding fees.

Upon reinstatement, insurance charges apply again from the date of payment.

Clients bear full responsibility to ensure fees are paid on time to maintain continuous coverage.

3. Late Payment, Non-Payment & Penalties

3.1 All Fees and/or monies due under the Agreement and/or the Terms are to be paid within the period stated in the Agreement or invoice, as the case may be ("Due Date").

3.2 If the Client fails to pay any sums due to Keep Secure at any time by the Due Date, Keep Secure shall have the right to charge a penalty of AED 10/day.

3.3 In the event of non-payment by the Due-Date of payment for the Fee or any of KeepSecure's charges applicable from time to time, Keep Secure reserves the right to immediately suspend the services.

3.4 Suspension due to non-payment automatically terminates insurance coverage until full settlement is received.

4. Relocate

4.1 Keep Secure has the right to relocate or substitute the Safety Deposit Vault during the Term, provided it gives the Client one (1) month notice of such relocation.

5. Access

5.1 Keep Secure will inform the Client of the procedures that must be followed to access the Vault at the time of signing of this Agreement. No client's information will be disclosed.

5.2 The Client's access to the Vault is subject to the Agreement and KeepSecure's terms and conditions which are published on KeepSecure's website.

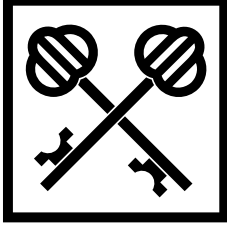
5.3 Access to the Safety Deposit Vault will only be granted to the Client, their appointed attorneys and legal representative ("Authorised Person").

5.4 The Authorised Person shall have access to the Safety Deposit Vault at any time during Business hours, under terms and conditions as may be prescribed to the Client.

5.5 Keep Secure may in its absolute discretion, close the vaults at any time and without notice or liability in the event of any emergency.

5.6 Keep Secure may refuse access/change the Keys if it is prohibited by law.

5.7 Keep Secure may grant access to the Client's Legal Representative(s) in the event of the Client's insolvency, bankruptcy, incompetency or other legal incapacity or death.



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5.8 The Legal Representative will only have access to the Safety Deposit Vault, if accompanied by one of KeepSecure's attendants.

5.9 The Safety Deposit Vault, or its contents, will not be examined at any place other than in the space provided by Keep Secure for that purpose.

5.10 Before giving a Legal Representative access, Keep Secure may, in its absolute discretion require evidence acceptable to it to validate the identity of the Legal Representative, and the authorisation granted to them.

5.11 Keep Secure will have the absolute discretion to refuse any person access to the Safe Deposit Vault if it considers that the person seeking access does not possess the proper authority to do so.

5.12 The Access times for the Safety Deposit Vault are only during Business Hours which may be varied from time to time as per KeepSecure's full discretion.

6. Keys

6.1 The Client will be issued with a unique key granting them access to their Safety Deposit Vault ("Key").

6.2 The Client shall be responsible for the safe-keeping of the Key at all times.

6.3 The Key remains the property of Keep Secure at all times.

6.4 The Client should notify Keep Secure in writing immediately in the event the Key is misplaced or lost. Keep Secure will engage the services of a locksmith to access the replacement key at the fixed rate of AED 2,500/-- payable by the Client.

7. Assignment / Sub-License

7.1 License The rental will not confer the Client any interest other than a licence to use the Safety Deposit Vault during the Term.

7.2 The Client will not assign or sub-licence the license to use the Safety Deposit Vault or any part of it.

8. Addition of Beneficiary

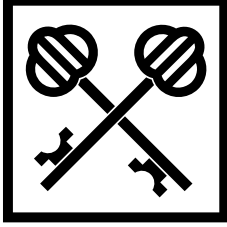
8.1 The Primary Box Holder may add a Beneficiary to the Safety Deposit Box only by attending in person at KeepSecure premises.

8.2 The Primary Box Holder and the proposed Beneficiary must both be physically present and sign the required registration and authorization documents.

8.3 Addition of a Beneficiary cannot be completed through email, telephone call, WhatsApp, or any remote communication method. Physical signature and identity verification are mandatory.

8.4 Once duly registered, the Beneficiary may access the Safety Deposit Box independently, unless:

- The box is designated as “Dual Access Required”; or
- Special access conditions are set in writing by the Primary Box Holder; or
- The box is registered as a Corporate Dual-Access Box.



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8.5 The Beneficiary's registration shall automatically renew together with the Primary Box Holder's contract renewal, unless:

- The Primary Box Holder formally removes or deactivates the Beneficiary; or
- The rental agreement is terminated.

8.6 Removal or deactivation of a Beneficiary may be done by:

- Signed written instruction submitted in person; or
- Signed written request sent by official registered email or verified WhatsApp number (subject to company verification procedures).

KeepSecure reserves the right to request physical presence if deemed necessary for security purposes.

9. Addition or Removal of Nominee

9.1 A Nominee may only be added by the Primary Box Holder through physical presence and signing of official nomination documents.

9.2 Nominees cannot be added or changed through phone calls or informal communication.

9.3 Removal of a Nominee requires signed written instruction by the Primary Box Holder.

10. Procedure in Case of Death of Primary Box Holder

10.1 In the event of the death of the Primary Box Holder:

a) If a valid Nominee is registered:

The Nominee shall become the new Box Owner, subject to submission and verification of required documents.

b) If no Nominee is registered but a Beneficiary is registered:

The Beneficiary may become the new Box Owner, subject to submission and verification of required documents.

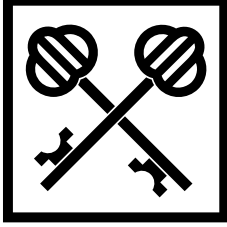
10.2 Required documents shall include (but are not limited to):

- Original Death Certificate
- Valid identification documents
- Any additional legal documents required under UAE law (e.g., court order, succession certificate, probate, etc.)

10.3 KeepSecure reserves the absolute right to:

- Block or suspend access to the Safety Deposit Box upon notification of death
- Deny access to any party until all documents are verified and approved
- Request additional legal documentation where deemed necessary

10.4 Access may remain suspended until the legal ownership of the box is fully determined and approved by KeepSecure.



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11. Corporate Safety Deposit Boxes

11.1 For Corporate Boxes:

The Primary Authorized Person must be listed in the company trade license.

Any Beneficiary or Authorized Person must provide:

- A valid No Objection Certificate (NOC); or
- A notarized Power of Attorney (POA) issued by the Primary Company Owner and/or authorized signatories as per the trade license.

11.2 KeepSecure reserves the right to verify:

- Company documents
- Trade license validity
- Authorized signatories
- Board resolutions (if applicable)

11.3 In dual-access corporate boxes, access will require compliance with the registered signing structure.

12. Prohibited Use

12.1 The Client will not use or permit the Safety Deposit Vault to be used for any purpose other than for the deposit of valuables or other legal property.

12.2 The Client agrees not to store any:

- guns, ammunition, explosives, or other items Keep Secure may believe to be dangerous
- liquids, or hazardous waste material
- items that would interfere with the operation of the safe Vault
- property the possession of which would be a violation of law.

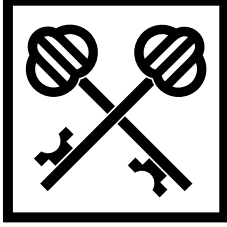
12.3 The Client permits Keep Secure to inspect the contents of the Safety Deposit Vault for the purpose of ascertaining compliance with this condition.

12.4 If the Client is found to be in breach of this Clause 12, Keep Secure will have the right to alert the authorities and terminate the Agreement immediately and without liability.

13. Lawful Suspension of Service & Cooperation with Lawful Authorities

13.1 Pursuant to any lawful instructions, notices or orders, Keep Secure may receive from time to time from any local, national or supra-national authority (including any court of law) having jurisdiction in the UAE ("Lawful Authorities"):

(a) Keep Secure reserves the right (acting in their sole discretion) to refuse any person (including the Client) access to any of Keep Secure's offices and to any of Keep Secure's safety deposit vaults (including the Safety Deposit Vault) and to all/any of their contents at any time ("Lawful Suspension of Service").



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(b) Keep Secure also reserves the right (acting in their sole discretion) to allow access at any time to any of their offices or branches or safety deposit vaults, including to the Safety Deposit Vault by breaking open the Safe Deposit Vault and accessing its contents, including information, notes, correspondence, etc., and provide copies to Lawful Authorities as directed. Keep Secure is required to notify the Client in such circumstances.

13.2 Keep Secure reserves the right, without prejudice to other rights, to refuse renewal or terminate the Agreement if instructed by lawful authorities.

13.3 Keep Secure does not accept authority of orders/judgments from non-UAE jurisdictions.

13.4 CCTV footage: Keep Secure can provide up to 3 months of backup footage from the request date.

14. Liability

14.1 The Client will be liable for the payment of all reasonable costs in replacing any lock to the Safe Deposit Vault caused by the loss of the Safe Deposit Vault key or keys. Keep Secure will not be liable for any loss or damage suffered by the Client as a result of any change, discontinuance or addition to the rental, or (subject to these Terms and/or the Agreement) the operational failure, malfunction or unavailability of the rental for any reason.

14.2 The Client will not be liable for any damage or loss caused by the failure of the vault doors or locks to operate.

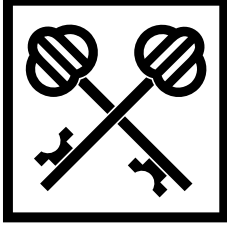
14.3 The Client will exercise ordinary diligence in maintaining their vault and in preventing unauthorised persons from having access to the Safe Deposit Vault.

14.4 Keep Secure's total liability under this Agreement for any loss occasioned by Keep Secure's negligence will be limited to an amount not exceeding the total annual rental Fee paid by the Client.

14.5 Keep Secure does not warrant or represent that the Safety Deposit Vault is burglar-proof.

14.6 Insurance Liability (Monthly/Yearly Rules)

- Insurance applies only during fully paid periods.
- Coverage terminates automatically if rental or insurance fees are unpaid (4 months for monthly, end of paid term for yearly).
- Coverage cannot be applied retroactively to unpaid periods.
- Coverage resumes only after full payment of all outstanding fees and applicable insurance charges.
- Keep Secure is not responsible for losses occurring during unpaid or lapsed periods.



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15. Arrears & Abandonment

15.1 Keep Secure may refuse access to the Safe Deposit Vault at any time until all outstanding Charges have been paid in full.

15.2 Monthly Rental Default

If rental fees remain unpaid for seven (7) consecutive months (210 days) from the original Due Date:

- The Client shall be deemed in default.
- Keep Secure may proceed with enforcement actions in accordance with this Clause.

15.3 Yearly Rental Default

If a yearly rental expires and remains unpaid for twelve (12) months from the expiry date:

- The Client shall be deemed in default.
- Keep Secure may proceed with enforcement actions in accordance with this Clause.

15.4 Enforcement & Forced Opening

Upon default under Clause 15.2 or 15.3, Keep Secure may:

- Break open the Safe Deposit Box.
- Prepare an official inventory of the Contents.

The Client expressly acknowledges and agrees that Keep Secure may exercise its rights under this Clause after the applicable default period stated herein, without further notice beyond the contractual timelines provided in this Agreement.

15.5 Sale or Disposal of Contents

Following lawful opening, Keep Secure may:

- Sell the Contents by private sale or any commercially reasonable method; or
- Dispose of items deemed to have no commercial value.

15.6 Application of Proceeds

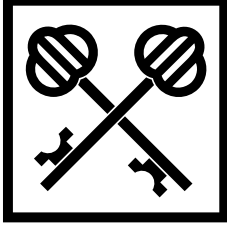
Any sale proceeds shall be applied strictly in the following order:

- Outstanding rental fees
- Accrued late fees
- Lock replacement and drilling costs
- Legal and administrative costs
- Any other outstanding Charges

15.7 Surplus or Deficiency

If sale proceeds exceed the total outstanding amount, the remaining balance shall be returned to the Client subject to proper identification.

If sale proceeds are insufficient to cover the outstanding amount, the Client shall remain fully liable for the remaining balance.



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15.8 Proper Termination Requirement

Termination of the Agreement requires the Client to:

- Attend the Facility in person
- Complete termination documentation
- Remove all Contents
- Return all issued Keys
- Pay all outstanding Charges

Failure to complete proper termination procedures shall not relieve the Client of ongoing liability.

16. Changes to the Agreement

16.1 Keep Secure reserves the right to update these Terms from time to time. Updated Terms will be published on the official website.

16.2 The most recent and updated version of this Agreement shall be made available on Keep Secure's official website, and the Client may download the updated Agreement at any time.

17. Termination

17.1 Termination by the Client

17.1.1 The Client may terminate this Agreement only by complying strictly with the Proper Termination Procedure set out in Clause 15.8.

17.1.2 Termination shall not be effective unless and until:

- (a) The Client attends the Facility in person during Business Hours
- (b) All required termination documentation is completed and signed
- (c) All Contents are removed from the Safe Deposit Vault
- (d) issued Key is returned
- (e) All outstanding Fees, Charges, penalties, and other amounts due are paid in full.

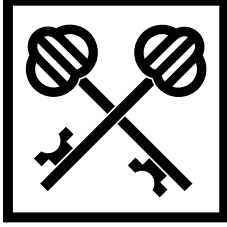
17.1.3 Termination shall take effect only upon written confirmation issued by Keep Secure.

17.1.4 Non-use, abandonment, absence from the UAE, or failure to access the Safe Deposit Vault shall not constitute termination.

17.2 Termination by Keep Secure

Keep Secure may terminate this Agreement immediately and without liability in any of the following circumstances:

- (a) The Client is in breach of this Agreement
- (b) The Client fails to pay any amount due under this Agreement
- (c) The Client stores prohibited or illegal items
- (d) The Client becomes insolvent, bankrupt, legally incapacitated, or subject to lawful authority action
- (e) Keep Secure is instructed to do so by any competent authority.



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17.3 Effect of Termination

17.3.1 Termination shall not affect any rights or liabilities accrued prior to termination.

17.3.2 All outstanding Fees, penalties, and Charges shall become immediately due and payable upon termination.

17.3.3 If the Client fails to remove the Contents following termination, Keep Secure may proceed in accordance with Clause 15.

17.3.4 Insurance coverage shall cease immediately upon termination unless otherwise expressly agreed in writing.

18. Indemnity

18.1 The Client will indemnify Keep Secure and its employees, officers, directors and agents and their respective heirs, executors, administrators, successors and assigns from all costs, damages, losses and liabilities that you may suffer or incur arising from or in any way relating to this Agreement and/or the contents of the Safe Deposit Vault.

19. Governing Law

19.1 These Terms will be governed exclusively by the laws of Dubai and where applicable the federal laws of the United Arab Emirates.

If the Client has any questions with respect to the Terms, they may email KeepSecure at info@keepsecure.ae.