

BECKER COUNTY
ENHANCED REMOTE ACCESS AGREEMENT

This agreement is entered into by and between the county of Becker, through its Recorder/Registrar of Titles Office, 915 Lake Avenue, Detroit Lakes, MN 56501, a body Corporate and politic existing under the laws of the State of Minnesota, hereinafter referred to as “**County**” and (insert full name and mailing address):

hereinafter referred to as the “**Subscriber**”.

WITNESSETH:

WHEREAS, the County Recorder has created data bases and electronic data compilations relating to certain real property records maintained by the County as a political subdivision of the State of Minnesota; and

WHEREAS, the County may charge a reasonable fee for providing enhanced access to data otherwise accessible; and

WHEREAS, the Subscriber wishes to have enhanced remote access to the above mentioned data bases and electronic data compilations made available to the Subscriber pursuant to the terms and conditions set for the in this Agreement below.

NOW, THEREFORE, in consideration of the mutual covenants and promises between the parties set forth herein, it is hereby agreed that:

I. COUNTY DATABASE ENHANCED REMOTE ACCESS

A. License

The County grants the Subscriber a nontransferable, limited license to access certain real property databases and electronic data compilations through enhanced remote access during the term of this Agreement.

B. Limitation of License

Neither the databases, electronic data compilations, nor any portion of either thereof, accessed through means of the enhanced remote access, may be used outside the scope of the Fair Use Provision of the United States Copyright Act, 17 U.S.C. § 107 and the Minnesota Data Practices Act, Minn. Stat. Ch. 13 unless authorized by the County's prior written permission.

C. Rights and Data

Except for the license granted herein, all rights, title and interest to all processes, formats, languages and media throughout the world, which record, demonstrate and/or facilitate the creation and utility of the County's data bases and electronic data compilations, including all copyrights available thereto, are and shall continue to be the exclusive property of the County.

D. County Charges

Charges payable by the Subscriber for the enhanced remote access to the County's data bases and electronic data compilations described in this Agreement are set for in **Schedule A**. The County's charges for this non-entitlement service may be modified upon thirty (30) days notice to the Subscriber in writing or on-line.

E. Disclaimer of Warranties and Limitation of Liability

The County's goods and services provided pursuant to this Agreement are provided "as is" without warranty of any kind, express or implied, including but not limited to the warranties of performance, merchantability and fitness for the particular purpose. The Subscriber's exclusive remedy and the County's entire liability hereunder, if any, for any claim(s) for damages relating to the County's data bases and/or electronic data compilations, which are made against them, individually, or jointly, whether based in contract or negligence, shall be limited to the amount of the remote access charges paid by the Subscriber relative to the period of occurrence of the events which are the basis of the claim(s); provided, however, that the County shall have no liability whatsoever to the Subscriber for any claim (s) relating in any way to

- (1) the Subscriber's inability or failure to perform legal, professional or other research or related work or to perform such work properly or completely, even if assisted by the County; or
- (2) any lost profits or other consequential, exemplary, incidental, indirect or special damages relating in whole or in part to the Subscriber's rights hereunder, or use of, or inability to use the County's data bases and/or electronic data compilations, even if the County has

- (3) been advised of the possibility of such damages. Further, the County shall have no liability whatsoever to the Subscriber for any claim(s) relating in any way to any database and/or electronic compilation.

Confidentiality

The Subscriber agrees not to disclose any information relating to the Subscriber's access code, password or any other information relating to the County's computer security system. Any violation of this section by the Subscriber shall constitute a material breach of this Agreement.

F. Access

The Subscriber will allow only employees of the Subscriber to access the enhanced access. Furthermore, the Subscriber shall be solely responsible for ensuring that the Subscriber's employees are not security risks, and upon the County's request, the Subscriber will provide any information reasonably necessary for the County to evaluate network security issues relating to access to the County network services. The County shall maintain the right to deny, postpone or cancel the enhanced remote access at any time and without prior notice. Such termination of access will not constitute a material breach of this Agreement if the customer's enhanced remote access is reinstated within a reasonable period of time.

II. SOFTWARE AND EQUIPMENT FOR INTERNET ACCESS

A. Subscriber's Equipment

The Subscriber's enhanced remote access to the County's databases and electronic data compilations shall be facilitated via the Internet. The Subscriber is responsible for providing and maintaining all hardware, software, modem, telephone access and all other equipment required to access the County's databases and data compilations through the enhanced remote access.

III. GENERAL PROVISION

A. Billing and Payment

The Subscriber shall remit payment of all charges regarding the County's remote access for databases and electronic data compilations. If such payment is not submitted, the Subscriber's remote access to the County Recorder's database may be discontinued.

B. Taxes

Charges are exclusive of sales, use and other taxes, which are the responsibility of the Subscriber.

C. Responsibility of Subscriber

The Subscriber shall be responsible for all remote access to and use of the County's databases and data compilations by the Subscriber's personnel or by means of the Subscriber's equipment or passwords, whether or not the Subscriber has knowledge of or authorized such remote access and use.

D. Termination

This Agreement shall continue in force until terminated by prior written notice of termination to the other party. Notwithstanding the foregoing, this Agreement may be terminated at any time by the County, with or without cause. The Subscriber may terminate this Agreement, with or without cause, upon thirty (30) days written notice to the County.

E. Integrated Agreement

This Agreement contains all the terms and conditions agreed on by the parties hereto, and no other agreements, oral or otherwise, regarding the subject matter of this Agreement shall be deemed to exist or to bind any of the parties hereto.

F. Representations

No representations not set forth herein have induced the making of this contract. The undersigned have read and understand the entire contract and now state, and in consideration of this Agreement agree, that no representation, promise, or agreement not expressed in this Agreement has been made to induce the undersigned to enter into it.

G. Amendments

All materials alterations, amendments, deletions or waivers of the provisions of this Agreement shall be valid only when expressed in writing and duly executed by authorized representatives of the parties. Any alterations, modifications or variations deemed not to be material by agreement of the parties shall not require written approval.

H. Force Majeure

The County's performance hereunder is subject to interruption and delay due to causes beyond its reasonable control such as acts of God, acts of any government, war or other hostility, civil disorder, the elements, fire, explosion, power failure, equipment failure, industrial or labor dispute, inability to obtain necessary supplies, and the like.

I. Governing Law and Venue

This Agreement shall be governed and construed under the laws of the state of Minnesota and any legal actions taken pursuant to the terms and conditions of this Agreement shall be venued in the state district court located in Detroit Lakes, Minnesota.

J. Assignment

Neither this Agreement nor any part or portion hereof shall be assigned, sublicensed or otherwise transferred by the Subscriber without the County's prior written consent.

K. Savings Clause

Should any provision of this Agreement be held to be void, invalid, unenforceable or illegal by a court, the validity and enforceability of the other provisions shall not be affected thereby.

L. Nonwaiver

Failure of any party to enforce any provision of this Agreement shall not constitute or be construed as a waiver of such provision or of the right to enforce such provision.

M. Incorporation

Schedule A is incorporated verbatim as a part of this Agreement.

All notices hereunder shall be delivered in person or by United States mail to:

SUBSCRIBER (insert name, title and mailing address) **BECKER COUNTY**

_____	Darlene Maneval
_____	Recorder/Registrar of Titles
_____	915 Lake Avenue
_____	Detroit Lakes, MN 56502

IN WITNESS WHEREOF, the authorized representatives of the parties hereto have executed this Agreement effective this ____ day of _____, ____.

SUBSCRIBER

BECKER COUNTY

BY: _____
Name
Title: _____

BY: _____
Darlene Maneval
Recorder/Registrar

BY: _____
Name
Title: _____

Date: _____

Your email address is: _____

**BECKER COUNTY ENHANCED REMOTE ACCESS AGREEMENT
SCHEDULE A**

1. The County at its sole option may interrupt the enhanced remote access to its databases and electronic data compilations at any time, without prior notice, and for any reason.
2. The Subscriber is allowed remote access to certain County databases and databases and electronic data compilations. Remote access will be available at all times possible. Interruption for backups, downed systems, etc. will occur without notice and for any reason.
3. The Subscriber hereby agrees to pay the County non-refundable charges. Contact the Becker County Recorder's office for current fees.
4. Initial setup payment may be made by check.
5. The Subscriber is responsible for payment of all image requests made by the registered users of the Subscriber.

Search Becker County real estate records from your own desktop. The fee is for unlimited users.

There are two options which are:

- \$25.00 per month – view only
- \$50.00 per month - unlimited access and copies

There will be a \$50.00 fee for setting up either option.

SUBSCRIBER'S EMPLOYEES

Agency Name _____

(We will issue your User name - you provide the password you want to use)

User Name _____

Password _____