

This is an example rental agreement. When booking an actual rental agreement will be created with fields populated with the correct guest information.

SHORT TERM RENTER AGREEMENT for {PDISPNAME}



Arriving: {BARR} ({BCHECKINTIME} or later)
Departing: {BDEP} ({BCHECKOUTTIME} or earlier)
Staying: {BNNGHTS} nights
Party Size: {BGPARTY}

Property	Dates	Renter (or "Guest")
Name: {PDISPNAME}	Arrival Date: {BARR}	Name: {CFULL}
Capacity: {PMAXGUESTS}	Departure Date: {BDEP}	Phone: {CPHONEPR}
maximum guests	Booked Nights: {BNNGHTS}	Email: {CEMAILPRIME}
Phone: {PPHONEI}	Check-In Time: {BCHECKIN}	Address: {CADDRPRIMES}
Address: {PADDRS}	Check-Out Time: {BCHECKOUT}	

This Renter Agreement ("Agreement") is made and effective {BBKDT} ("Agreement Date") between Magical Moments Villas ("Owner and/or Manager") and {CFULL} ("Guest") regarding the property known as {PDISPNAME} ("Rental Property") which is located at:

{PADDRM}

WHEREAS the Owner is engaged in the business of providing rented short term vacation accommodations and the Owner is the registered owner of the Property and

WHEREAS the Guest is desirous of entering into an agreement with Magical Moments Villas as the Owner under the terms, covenants and conditions hereinafter set forth, to provide rented short term vacation accommodations as called for by this agreement at the Property of the Owner, concerning the short term vacation rental of the property known as {PDISPNAME} at {PADDRS} (hereinafter called the "Rental Property").

This Agreement applies to the Guest's stay at Rental Property from {BCHECKIN} on {BARR} to {BCHECKOUT} on {BDEP} but also applies to any other dates which may be included if the reservation is changed. This agreement shall remain in effect unless terminated in accordance with the provisions hereinafter set forth.

GUEST PRE-REGISTRATION

This Agreement applies to all members of the Guest's party no matter the age or affiliation ('Group'). Guest acknowledges that Guest is responsible for sharing the renter agreement, and its requirements, with all members of the Guest's party and anyone else permitted onto the Rental Property by the Guest.

Main contact must be a Guest/occupant of the property throughout the reservation period. **A photo id scan of the lead party member must be sent with the completed booking form in order to confirm the booking.**

The absolute maximum occupancy for this property is 16, not including infants under 2, and is strictly adhered to. By state law and community restrictions, occupancy may not exceed the maximum for this property. Allowing additional guests in the home will result in immediate eviction and forfeiture of amount paid toward reservation. During your stay, only pre-registered guests named in this agreement below are allowed to be at the property. Any other visitors must be confirmed and accepted by the owners in writing.

PRE-REGISTERED GUESTS are named below:

{BXGUESTS}

Rent, Deposit and Term.

Magical Moments Villas LLC ("MMV") will rent to Guest the Property for a period of {BNNGHTS} nights with arrival on {BARRDAY}, {BARR} and departure on {BDEPDAY}, {BDEP}. Neither a late arrival nor an early departure will reduce the specified rate because the Property is specifically reserved for Guest for the dates agreed above. The rent, deposit, and Florida Taxes will be billed through the booking platform (AIRBNB or VRBO) or directly through the owner and OwnerRez.com. AIRBNB and VRBO guest booking fees are NOT always reflected in the charges table. If they are included they are listed as Booking Fee and paid directly to AIRBNB or VRBO when you completed the reservation.

{BCTAB}

Deposit due with signed agreement: \$ {BFPAMT}

Balance due {BSPDAY} days prior to commencement of the rental on {BSPDATE}

REMAINING BALANCE POLICY

Reservations made prior to the cancellation deadline date prior to your arrival date will require a 25% deposit at the time of booking. The balance is due 30 days before the reservation begins. Reservations made within 30 days of your reservation dates will require full payment at the time of booking. All online reservations require payment by credit card at the time of booking. By completing the reservation process, guests will also authorize us to charge the total remaining balance due upon the cancellation deadline date prior to their arrival date. Reservation charges include, but are not limited to, lodging, taxes, and cleaning fees. All fees are subject to change. If your initial booking was through a booking site like VRBO.com OR Homeaway.com, they will charge you their service fee directly. It will not be reflected on the Magical Moments Villas invoice. Contact the booking site if you have any questions about this fee.

Fees

Our nightly rates vary depending upon seasonal demand and availability. In addition to our nightly rates, there is a mandatory \$400 cleaning fee per stay and 13.5% state and local tax.

Optional Fees are available to add if guest requests.

Pool Heat (recommended from October through April) \$30 a night. There is an additional fee to turn on pool heat if requested after check in.

BBQ Grill Cleaning \$50 (if you choose to use the grill and not clean it)

In consideration of the rent received and the mutual promises contained herein, Owner of the Rental Property does hereby lease and rent to Guest(s) such Rental Property under the following terms and conditions:

1. Guest agrees to abide by all rules and regulations contained herein or posted on the premises related to the Rental Property. Guests obligations include but are not limited to keeping the premises as clean and safe as the conditions of the premises permit and causing no unsafe or unsanitary conditions in the common area and remainder of the premises that Guest uses. Guests agree not to use the premises for any commercial activities or purpose that violates any criminal law or governmental regulation. Guest's breach of any duty contained in this paragraph shall be considered material and shall result in the termination of guest occupancy with no refund of any kind.
2. In no event shall the Rental Property be occupied by more persons than the capacity of the property as stated on the web site or the confirmation letter, without prior approval by Owner. No fraternities, school, civic, or other non-family groups are allowed unless Owner grants prior approval. In no event shall Guests assign or sublet the Rental Property in whole or in part. This Property may not be used as a venue for any sort of gathering that brings more than herein stated occupants onto the grounds or into the house, such as a party, wedding, reunion, or other function. **Violations of these rules are grounds for immediate eviction with no refund of any kind.** Guests hereby acknowledge and grant specific permission to Owner to enter premises at any time for inspection purposes should Owner reasonably believe that Guests are causing or have caused any damage to Rental Property. Guest further agrees to grant Owner access to Rental Property for purposes of maintenance and repair. If listed "For Sale", Guests agree to grant access by scheduled appointment upon notification.
3. In the event Guest wishes to terminate this agreement, Travel Insurance, Damage Protection and any processing or administrative fees are non-refundable. The refund policy is as follows:

{BCANPOLLEGAL}

If the balance due remains unpaid {BSPDAY} days prior to the arrival date, we reserve the right to cancel the reservation and any amount paid towards the reservation will be forfeited.

We do not issue refunds for unused dates during the reservation.

We recommend that all guests ensure they have appropriate holiday, medical, injury and cancellation insurance coverage prior to travel. For the avoidance of doubt, none of the Payments include the cost of appropriate travel/holiday insurance. The Guest is advised to take out appropriate cover.

4. A payment of {BFPPOA} is taken by Owner at the time of the booking. Any remaining balance must be paid {BSPDAY} days prior to the arrival date, or this Agreement may be cancelled by the sole option of the Owner. An automatic credit card payment for the remaining balance will be scheduled by the Owner to be made {BSPDAY} days prior to the arrival date. The credit card of the first payment is used if a credit card was provided. If the automatic payment fails for any reason, it is the responsibility of the Guest to make sure that the remaining balance is promptly paid in full, or the reservation will be canceled with no refund of payments made. All policies contained in this Agreement shall apply equally to payments made by credit card, check or cash and whether made via website, by phone or in person. Any refunds due to Guests from a credit card payment will be refunded by credit card transaction; all other refunds will be made within 30 days by check.
5. A security deposit is required ("Security Deposit") and will be automatically reserved for the booking. The automatic reserve is conducted by putting a hold or charge on the Guest's credit card for the amount of {BSDAMT} exactly {BSDRS} day(s) prior to the arrival date. The credit card of the last successful payment will be used. If there are no successful credit card payments, it is the responsibility of the Guest to send {BSDAMT} by check to the Owner to satisfy the Security Deposit requirement. If, at the end of the rental period, the rental property is returned undamaged beyond normal wear and tear, the Security Deposit will be released in full within five (5) business days. In the event of any damages, Owner will provide Guest with a full accounting of expenses incurred and deductions made from the Security Deposit. Should the damages exceed the amount of the Security Deposit, Guest agrees to pay the balance within five (5) business days after receiving notification. Deductions from Security Deposit may include, but are not limited to: excess cleaning fee, hot tub draining and refilling fee, trash removal fee, missing item replacement costs, damaged item replacement or repair costs, repair costs of buildings or grounds, or other service call fees. Owner is under no obligation to use the least expensive means of restoration.

Guests will inspect Property upon arrival. Guest acknowledges the Property to be in good order and repair unless MMV is notified within 2 hours after check-in. Guest is required to leave the Property in the same condition and with the same contents as when Guest arrived. House information and operating manuals will be provided by MMV for Guest use of appliances, pool, thermostat, etc. Guest agrees to operate such appliances and equipment only within manufacturers' guidelines as provided in manual.

- *Poolside* - Guest agrees to observe standard water safety guidelines as provided on the poolside signage.
 - *Grounds and neighborhood* - Adult Guests are solely responsible for oversight of minors in their group anywhere on the Property or in the community.
6. Regular payments and security deposits for the booking will be displayed as {PCCSTEXT} on the Guest's credit card statement.

7. Cleaning Requirements.

- o The Guests shall maintain the premises in a good, clean, and ready to rent condition, and use the premises only in a careful and lawful manner. The Guests shall leave the premises in a ready to rent condition at the expiration of the rental agreement, defined by the Owner as being immediately habitable by the next tenants. Tenants shall pay for maintenance and repairs should the premises be left in a lesser condition. The Guests agree that the Owner shall deduct costs of said services from the security deposit prior to refund if tenants cause damage to the premises or its furnishings.

Check Out Requirements:

- a) Dishes and other kitchenware are to be cleaned and put away upon departure, or loaded into the dishwasher with the wash cycle started with detergent.
 - o b) All forms of trash are to be placed in the 13 Gallon kitchen trash bags provided under the sink and placed in the green trash bin on the side of garage. Everything in the trash bin MUST BE BAGGED in 13 Gallon provided bags! If trash in the bin is loose, unbagged, or in larger bags, renters will be subject to a \$50 fine. A daily pickup service is provided.
 - o c) Maid Service - Daily maid service is not included or available in the nightly rental rate.
 - o d) Bath Towels/ Bed Linens - A one-time stock of one complete bath towel set per occupant and one set of bed linens per bed will be supplied. Guest is not responsible for collecting or laundering bed linens or towels upon departure. However, Guest may at their discretion wash linens or towels in the home's laundry equipment as desired for their own use during their stay. If you have time to start a load of towels upon departure, it would be greatly appreciated but it is not required. Bath Towels and bed linens are not to be removed from the property at any time.
 - o e) A one-time stock of pool towels will be provided for guest use (one towel per Guest). These towels are in the Mud Room. Pool towels should be used at the Community Resort Pool, but any missing towels will be charged to the guest at a cost of \$35 per towel.
 - o f) If the outdoor propane grill is used during the stay, the guest must clean prior to departure and restore for use by the next guest. If the departure cleaning is overlooked, the guest will be charged a \$50 cleaning fee.
 - o g) Owner shall provide towels, linens, cups, knives, forks, spoons, dishes, and other items as commonly used by the Owner's family. Toilet paper, soap, dish detergent, laundry soap, shampoos, and other consumables are to be purchased by the Guest. No reimbursement will be made for unused consumables left at the premises. If consumables exist at the premises when the Guest arrives the Guest is free to use them.
 - h) If outdoor pool has pool heat blanket on during your stay, please fold up when not in use and return to pool before checking out.
8. **Pet Policy.** Animals or Pets of any kind are not permitted anywhere inside the property or on the patios. This policy is firm and not negotiable. Having a pet anywhere in or on the Property is a material breach of this rental agreement, which will cause immediate termination of the agreement. Furthermore, guests must vacate the Property immediately and will forfeit rent and deposits.

9. **Smoking/Vaping/Incense Policy.** For the comfort of our guests and by Florida Law, smoking/vaping/marijuana/incense use is not permitted inside the house, inside the screened pool lanai area, or in the garage area. Smoking/vaping/marijuana use anywhere inside the house, lanai, or garage is a material breach of this rental agreement, resulting in immediate termination of the agreement. Guests will be asked to vacate the Property, forfeiting pre-paid rent and deposits. Additionally, a \$350 cleaning fee will be charged back to the guest to cover our cost to restore the property to its smoke-free state.

Smokers/vapers should smoke away from entrances to the house or garage. You must bring your own closed container(s) for depositing of all tobacco products, ashes, and butts. The tobacco refuse container and contents may

not be disposed of anywhere on the property or in any of the trash receptacles. The container must go with the smoker at departure and disposed of off property.

• **Resort Smoking Policy** Smoking marijuana or other illegal substances is not permitted at any time within the Community. For the comfort of all Guests, Windsor at Westside is a smoke free environment. The smoking of tobacco, e-cigarettes, or other products that producer vapor smoke or smoke is allowed only in designated outdoor smoking areas.

10. **Family Atmosphere.** Guests must inform the Owner of their intention to bring children and the specific number. A child is defined as any person under the age of 18. The Property is in a residential resort neighborhood.

Community Quiet Hours Community quiet hours are between 10:00 pm-7:00 am as per county ordinance. Please refer to the Guest Services book for current “quiet hours”.

Fireworks and lanterns the use of fireworks within the Community is strictly prohibited at Windsor at Westside. “Fireworks” includes, but is not limited to Bottle Rockets, Roman Candles, Firecrackers, Sparklers, and Poppers. The use of paper lanterns is also prohibited at Windsor at Westside. Tenant agrees that Fireworks and other hazardous materials shall not be used in or around the property.

Excessive noise, rowdy behavior, loud music, or other nuisances will cause a breach of this Rental Agreement requiring Guest Group immediately vacate the Property and forfeit any remaining rent and deposits.

11. **Repairs/Service Calls.** MMV cannot guarantee against mechanical failure of any appliances or equipment. Guest must immediately report to MMV any inoperative appliance or equipment. MMV will make every reasonable effort to have repairs done quickly and efficiently. If a service technician makes a service call and finds that the problem was due to Guest’s abuse or neglect, the service charge will be charged to Guest. No refunds or rent reductions will be made due to failure of appliances or equipment and MMV can not be held responsible for any breakdown or delay.

No refunds will be provided due to inoperable appliances, pools, hot tubs, elevators, etc. The Owner will make every reasonable effort to assure that such appliances will be and remain in good working order.

During the term of Guest’s stay, MMV will not be liable to the Guest for events beyond its control which may interfere with Guest’s occupancy including, but not limited to, acts of God, governmental agencies, fires, strikes, war, pandemics, inclement weather, power blackouts, water shortage, flooding, snow, mandatory evacuations of the area by county officials due to hurricanes or other potentially dangerous situations arising from acts of god or nature or construction noise, nuisance or inconvenience suffered. No rebates or refunds will be available in these circumstances. We occasionally experience outages that are beyond our control. We report outages as each occurs. No refunds or compensation will be given for any outages.

There shall be no refunds of rents due to shortened stays or ruined expectations because of weather conditions, work and family emergencies or other commitments.

12. Where pool heat has been paid for, the Owner cannot be held responsible for lack of heat at any time where the outside temperature is low enough that the heat pump reaches its low temperature cut off.

13. **Cable and Internet.** MMV will provide wireless Internet access. Guest is responsible for the configuration of their own computer for Internet connections. Modifications to the routers or modem is prohibited.

Cable TV is provided and service level has been chosen by the MMV. No refund of rents shall be given for outages, content, lack of content, or personal preferences with regard to cable TV service.

High speed wireless internet is provided as a convenience only and is not integral to the agreement. No refund of rents shall be given for outages, content, lack of content, speed, access problems, lack of knowledge of use, or personal preferences with regard to internet service.

14. **Entry and Inspection.** MMV shall have the right to enter Property without prior notice (a) in case of emergency, (b) to make necessary repairs, (c) to verify terms of agreement are being met, (d) when Guest has abandoned the

Property, or (e) when necessary to satisfy the contractual obligations of MMV. Should the Tenants violate any of the terms of this agreement, the rental period shall be terminated immediately. The Tenants waive all rights to process if they fail to vacate the premises upon termination of the rental period. The Tenants shall vacate the premises at the expiration time and date of this agreement.

Pool service occurs weekly at the property. Guests agree to allow pool technician to freely service the pool and pool area during these weekly visits.

If the property should go on the market for sale, it may be shown to qualified buyers during the Guests' stay. Every effort will be made to schedule the showing at a convenient time and not interrupt the Guest's vacation. Guest shall allow reasonable viewings of the home between 9 am and 8 PM present or not.

15. **Parking:** There is space for 2-3 cars to park in the driveway. There is a MAXIMUM of 5 cars allowed per house.

No commercial vehicles, refrigeration trucks, recreational vehicles, all-terrain vehicles, boats, watercraft, buses, or trailers are allowed in the community. Windsor at Westside does not have an overflow parking lot. Do not park on grass or block driveways. Violators will be towed at the vehicle owner's expense without notice.

For anyone requiring a parking/gate pass, please provide the car's license plate information.

16. **LOST ITEMS** Valuable items left behind by the Guest will be held for the Guest and every reasonable effort will be made to contact the Guest for return. Guest is responsible for all shipping costs for any Lost and Found items that Owner is requested to return to Guest. Items found and not claimed within 30 days will be disposed of at the discretion of Owner. The Owner shall not be held liable for condition of said items.

17. If a hot tub or pool is provided at the Rental Property, it will be prepared and tested for proper and safe chemicals prior to or on the day of occupancy. Misuse of a hot tub or pool by the spilling of foreign substances into the pool, i.e. soap, shampoo, oils, glass or metal will result in a Service Call Charge at the sole discretion of Owner. Under no circumstances are pets allowed in pools or hot tubs. Violation of this provision shall be grounds for expedited eviction and forfeiture of all monies paid.

18. If linens or towels are rented from Owner or supplied with Rental Property, Guest is responsible for lost or damaged items at the cost of two (2) times the published standard rental price for such damaged or lost linens or towels.

19. In the event Owner is unable to make Rental Property available for any reason other than described above or a reasonable substitute as determined by Owner, Guest agrees that Owner's sole liability as a result of this unavailability is to provide a full refund of all monies paid under this Agreement and Guest expressly acknowledges that in no event shall Owner be held liable for any special or consequential damages which result from this unavailability. Guest also agrees to indemnify Owner from and against liability for injury to Guest or any other person occupying Rental Property resulting from any cause whatsoever including, but not limited to, injury sustained as a result of use of the phone, spa, hot tub, sauna, whirlpool tub, pool, exercise equipment, elevator, etc. except only such a personal injury caused by the gross negligence or intentional acts of the Owner.

20. Owner may terminate this Agreement upon the **breach** of any of the terms hereof by Guest. Guest shall not be entitled to the return of any rental monies paid under the terms of this Agreement and shall vacate the Property immediately.

21. **Assignment and Subletting.** Guest shall not assign or sublet the Property or any portion thereof.

22. **Attorney's Fees.** In any proceeding brought by either party to enforce the terms hereof or relating to the Property, the prevailing party shall be entitled to all attorney's fees and related legal expenses.

23. **Waiver.** No failure of MMV to enforce any term or condition hereof shall be deemed a waiver of such term or condition.

24. **Video Surveillance:** There are video cameras for security on the exterior of the house. These cameras are there to protect the home and our guests. Any tampering with cameras will result in immediate eviction and no refund of any monies paid.

25. **Transient Occupancy** Guests expressly acknowledge and agree that this Agreement is for transient occupancy of the Property, and that Guests do not intend to make the property a residence or household.

26. Agreement shall be enforced under the laws of the state within which the Rental Property is located, including any applicable rental acts of that state, and represents the entire Agreement. Any amendments must be in writing and signed by both parties. In the event of a dispute, legal action may only be instituted in the county within which the Rental Property is located. If any part of this Agreement shall be deemed unenforceable by law, that part shall be omitted from this Agreement without affecting the remaining Agreement. Guest hereby consents to jurisdiction and venue in Florida.
27. The Rental Property may offer access to recreational and water activities, including but not limited to canoes, bicycles, and swimming. Guest fully understands and acknowledges that outdoor recreational and water activities have inherent risks, dangers and hazards. Participation in such activities and/or use of equipment may result in injury or illness including, but not limited to bodily injury, disease, strains, fractures, partial and/or total paralysis, death or other ailments that could cause serious disability. It is the Guest's responsibility to learn about safety precautions, warning signs of water conditions, and safety procedures concerning swimming in or being around the pool. Guest agrees to have a responsible adult supervising minor children at all times and especially while they swim in the pool. Guest is hereby notified that the pool can be dangerous and Guest accepts fully the risks involved. Guest is further notified to be cautious when exiting the rear of the home as the pool is open and in close proximity to the entry ways and can be a hazard and there is an unfenced lake at the back of the property. All pool doors are chimed for safety and additionally, there is an option of a child safety fence to be erected. There are no rails to prevent a fall into the pool or the lake. Under no circumstances should any chime be tampered with or disabled.
28. **Firearms** Only legally owned and permitted firearms shall be allowed on the premises according to State and local laws.
29. **Illegal Activities** Guest shall use the property for legal purposes only and other use, such as but not limited to, illegal drug use, abuse of any person, harboring fugitives, etc.; shall cause termination of this agreement with no refund of rents or deposits.
30. **Owners Closets** Guest agrees not to access the "owner's closets", even if unlocked, which contains cleaning supplies and chemicals that could be hazardous to children and adults.
31. **Safety.** The property has a fire extinguisher installed near the kitchen area under the sink and upstairs in the HVAC closet. The fire extinguishers were fully charged at last inspection. It is the duty of the Guest to inform management immediately should the fire extinguisher become less than fully charged. Guest agrees to use the fire extinguisher only for true emergencies
- The property has fire alarms and carbon monoxide detectors installed and they are believed to function properly at the time of rental. Tennant will notify management without delay if a fire alarm "chirps" or has a low battery condition.
- Guest shall see to their own security while in the property by locking doors, windows, garage doors, etc. when it's prudent to do so. The property must be secured at all times and doors, windows, and garage doors are locked when the property is vacant at any time. Under no circumstances should any alarm system or sensor be tampered with or disabled.
- Guest is advised that if the property may contain a gas stove and cook top, gas heating, gas grill, and other gas powered items and will seek help from management if the proper operation of such items is not fully understood.
32. **Heating and Air Conditioning.** Guest agrees that Air conditioning shall not be set below 72 degrees and heat shall not be set above 78, and that the fan setting shall be "Auto". Doors and windows shall be closed when either heat or air conditioning is in operation. Under no circumstances should any alarm be tampered with or disabled.
33. **Written Exceptions.** Any exception to policies must be approved in writing in advance.
34. Guest agrees to fully indemnify and hold harmless the Owner and any and all agents, employees, or contractors for any injury or damage caused by these activities, whether caused by the negligence of the Owners, the negligence of the participants, the negligence of others, accidents, breaches of contract, the forces of nature or other causes foreseeable or unforeseeable. Guest hereby assume all risks and dangers and all responsibility for any losses and/or

damages, whether caused in whole or in part by the negligence or other conduct of the Owners or by any other person. Guest hereby voluntarily agree to release, waive, discharge, hold harmless, defend and indemnify Owner and any and all agents, employees, or contractors from any and all claims, actions or losses for bodily injury, property damage, wrongful death, loss of services or otherwise which may arise out of my use of Rental Property facilities, equipment, or activities. Guest further assumes full responsibility for the actions of any and all persons whom he may allow to enter the property during the rental period and indemnifies Owner from any and all claims arising from such other persons.

NOW, THEREFORE, in consideration of the mutual agreements and covenants herein contained, Guest has read and agreed to the following:

I understand the rules and rental conditions upon which I am agreeing to rent accommodations, equipment, and use of the property. I acknowledge and accept that the sole responsibility for safety lies with the participant. In agreeing to this, I acknowledge that outdoor activities and exposure to the natural elements and animals can be dangerous and sometimes result in injury and even death. Steps and decks can be slippery, animals and insects can threaten and infect or injure, exposure to the elements can cause hypothermia, sunburn, among other risks inherent in participating in camping, outdoor and water activities. I know that alcohol and/or drugs do not mix safely with any outdoor activity.

I am over the age of {PMINAGE} and assume responsibility for all in the Group, and the Group is visiting the property and using the equipment and is engaging in activities or events at the Group's risk. I hereby assume all legal responsibility for bodily injury to me or to any person on the property as a result of my visit and use, operation or possession of equipment hired or loaned to me. Acknowledging this, I accept complete responsibility for the Group, and the Group is visiting the property and using the equipment and is engaging in activities or events at the Group's risk.

I will abide by the rules and accept these rental conditions:

- The property I rent will be returned in the same condition in which it was rented and I will be responsible for all damage and/or loss that occurs during my rental period.
- I agree to hold harmless and to indemnify the Owner of the Rental Property against all loss, damage, expense and penalty on account of personal injury or property damage to the rental dwellers, the undersigned or to any minor child or children in the charge of the undersigned, howsoever rising, whether by act or acts or failure to act of the employees, owners or animals of the said company or property owners or not.
- I acknowledge receipt of the property in good order and condition (if found otherwise per my arrival I will contact Owner immediately) and further agree that the Owner of the Rental Property shall not be liable for consequential damages of any kind or nature from whatever cause arising, whether property or equipment is loaned or rented.
- I enter into agreement freely with the Owner of the Rental Property at my own risk, acknowledging the risks inherent in indoor and outdoor activities and assume any and all responsibility for the minor children and myself in my charge.
- All parties agree to and will comply with Federal, State and County pollution laws and any other applicable laws and regulations.