

REFUNDS AND CANCELLATIONS

Cancellation notice required for all properties is 30 days prior to arrival. Loss of deposit only. Should cancellation be necessary with less than the required notice, advance deposits, rents or other fees will not be returned. NO refunds for early departure and/or eviction. NO refunds, or reductions in rent are granted for mechanical failure or malfunctions, interruption of utilities, or other maintenance problems concerning air conditioners, heaters, dishwashers, washers, dryers, televisions, VCRs, DVDs, swimming pools, hot tubs other appliances and amenities. No refunds through MC/VISA or other charge cards due to your cancellation. If a refund is granted due to property being rebooked by someone else, an administration fee will be charged against the money being refunded.

CHECK-IN 4 PM
CHECK-OUT 10 AM

Any late check out must be approved in advance by Dana Parks/owner. An additional charge will be placed against your damage deposit for any late check out at the rate of \$15.00 per hour unless an amount has been agreed to, in writing, prior to departure.

SUBSTITUTIONS

Management strives to comply with all reservation requests for a specific vacation residence, however due to unforeseen mechanical problems, or other unforeseen circumstances, we cannot guarantee a specific rental property. We reserve the right to change assignments without notice should a residence become unavailable. When comparable accommodations are not available, guests will have the option of selecting from available properties, or receiving a refund.

TRIP CANCELLATION INSURANCE

To protect your vacation investment, please consider purchasing travel interruption insurance. Information can be provided online: TravelGuard.com or contact Dana Parks to purchase or check rates @ 812-342-1916 or 812-343-5365 cell.

MANDATORY EVACUATION

Cancellation or early departure due to inclement weather including hurricanes, mandatory evacuations or states of emergency, does not warrant a refund for rent or deposit. Purchase of Trip Cancellation or Interruption is highly recommended

BARBECUE GRILLS

Please use caution when grilling. Do not grill on screened in porches. Do not place HOT ASHES in any trash container. Do remove ashes only after they are completely COLD.

POOLS AND HOT TUBS

Guests acknowledge that lifeguards are not provided. Guests are responsible for the safety of themselves, their children, and their guests. Pools are for guests use only. Please remember you are in a residential area; please keep the noise level down. We do not wish to receive complaints from the neighbors or the police. Excess noise complaints will be

subject to eviction with no refund of monies. CALL 911 IN CASE OF ANY EMERGENCY.

Please shower off before entering pool or hot tub. Excessive suntan lotion wore while in the hot tub will cause your water to become cloudy and you hot tub to look dirty even with filtration and chemicals.

Occasionally, pools and hot-tubs must be closed for maintenance, cleaning, or other circumstances. Management will not issue discounts, or refunds, for such closures.

Your pool is cleaned 1-2 times per week by a professional pool service. At times the guests may need to remove leaves and large debris from the pool due to high winds. Please use the net for this. If you have a concern please call Dana Parks @ 812-343-5365.

Note: Diaper age children are required to wear swim diapers at all times when using pool facilities.

BEHAVIOR

Loud or unusual behavior is STRICTLY prohibited. Management reserves the right to evict, without refund, any person who creates a disturbance or becomes a nuisance. Violation of any property rules will result in immediate eviction and forfeiture of rent and deposit.

PETS

No pets are allowed. No guests with pets are allowed. Bringing a pet onto the rental property will result in your eviction and TOTAL loss of your damage/security deposit. There will be NO refund for early departure or eviction due to these circumstances. If you have purchased the DAMAGE WAIVER POLICY and extra charge may also be placed on your credit card of up to \$500 if you have allowed a pet to be on the inside of the home/condo, backyard or pool. This is due to the possibility of being unable to rent to future guests due to possible allergies and extra costs associated with cleaning all upholstery and bedding, carpet, yard, and pool.

NO SMOKING

Smoking inside the house/condo is NOT permitted. Smoking **inside** the house/condo will result in loss of damage deposit in full. If you have purchased the DAMAGE WAIVER POLICY and extra charge may also be placed on your credit card of up to \$500. You may smoke outside the home/condo including the screened areas that are open to the outdoors.

CLEANING

Your accommodations will be cleaned before you arrive and after you depart. Beds will be made and a minimum number of bath linens will be provided with each property. Guests are responsible for laundry needs during their stay. Please strip beds of sheets when checking out. It would be very helpful to housekeeping if a load of laundry could be washed and placed in dryer prior to your departure. Please do not overload the washer. All dirty dishes must be placed in dishwasher and dishwasher started. Housekeeping will put dishes back in cabinets. All trash to be placed in trash container outside upon your departure. Please do not leave trash in house. All food should be removed from refrigerator and freezer. Unopened cans or bottles of items are fine to leave at the house. Please to not leave any sugary items as this attracts ants. Trash to be placed in wheeled trash containers and moved to street on the appropriate days as stated in your info book at the residence if staying in a home. All your trash must fit in the large wheeled trash container and the must lid close upon your departure. If you have excessive trash that does not fit in the container you will be charged a fee to have it removed.

You may also take excessive trash to my condo dumpster located @ 611 Poinsettia. The dumpster is located on the East side in the parking lot. 611 Poinsettia is located just north of the recreation center on Bay Esplanade at the traffic light. Poinsettia runs North and South.

CRIBS, HIGH CHAIRS and PORT-A-CRIBS

In order to make traveling with children easier for you, we can arrange to have a crib, high chair, or port-a-crib pre-delivered to your vacation residence. Additional rental charges will apply, and no linens are provided for port-a-cribs or cribs. (There will be an additional \$15.00 per stay per each item rented.)

BOATS, HAULING TRAILERS, MOTOR HOMES

NO motor homes, boats or hauling trailers allowed without owner's permission. Please call before bringing any of these items as there is limited parking and some trailers are not allowed.

LOST AND FOUND

Management is not responsible for accident or injury to guests or for loss of money, jewelry or valuables of any kind. Although we are not responsible for items left behind, when notified we will make every effort to locate and return lost items to you. Note: Returned items will be sent UPS collect for a \$15 fee. Unclaimed items will be donated to charities.

PARKING

You are NOT allowed to park on any of the grass in front of your vacation home. Do NOT park on the grass BETWEEN the sidewalk and the street. By doing so you are in violation of CITY CODE. The home owner will receive a ticket for this and pass the cost along to the person who made the reservation. You may park in the street but you must park with the flow of traffic or you will get a ticket from the City of Clearwater for a parking violation.

WHAT TO BRING ALONG

To assist you in deciding what to bring with you on your vacation, please note the following:

ALL residences are furnished with:
Air Conditioning and Heating
Microwave
Toaster
Coffee Maker

Television
VCR or DVD
Telephone
Glassware, Cookware, and Flatware
Iron and Ironing Board
Pillows, Blankets, and Sheets
Towels (For Indoor Use Only)
Starter Supply of Soap and Toilet Paper

MANY residences are furnished with:

Sound System
Dishwasher
Washing Machine and Dryer

FEW or NO residences are furnished with:

Hairdryers
Beach Chairs
Beach Towels
Umbrellas
Bicycles
Food of any Kind, (including condiments)

Cribs, Highchairs, and Rollaways

In order to make traveling with children easier for you, we can arrange to have a crib, highchair, or rollaway bed pre-delivered to your vacation residence. Additional rental charges will apply, and linens are not provided for cribs.

BY TYPING YOUR NAME AND INFORMATION AND SUBMITTING A DEPOSIT
YOU ARE AGREEING TO ALL THE RENTALS TERMS CONTAINED IN THIS
AGREEMENT UNLESS OTHERWISE STATED IN WRITING.