

Private Oasis RV Rental Agreement

This agreement constitutes a contract between the person(s) named on the contract and

Private Oasis RV Rental

RENTER NAME: _____

RENTER ADDRESS (Include City, State, Zip): _____

RENTER HOME PHONE: _____

RESERVED DATES: _____ RETURN DATES: _____

NUMBER OF ADULTS: _____; CHILDREN _____

Private Oasis RV Rental and Renter agree as follows:

1. RV SLEEPING CAPACITY:

Puma Palomino 31-DBTS - 9 people;

37' Travel Trailer - master queen, 4 bunks in back, dining room table turns to double and couch turns to a single bed.

You certify that you agree to and understand the limitations placed on the number of persons permitted to occupy the Rental, and unless prior written approval has been granted by Advanced RV Rental, you agree to abide by such limitations. Above Renter is at least 25 years of age and will be an occupant of the unit during the entire reserved period.

2. ARRIVING UPON DELIVERY : Renter will need at least 30 minutes to walk thru the unit on the first day of the reservation. This allows a full orientation of all aspects of the unit you have selected. Delivery is based on scheduling and availability. Delivery times are scheduled on a first come first serve basis. We can not guarantee that your preferred time will be available. Earlier delivery times may be accommodated as a courtesy only. All deliveries are scheduled and by appointment only. If appointment time is missed, the delivery time can be reschedule for the next available opening.

3. PICK-UP OF YOUR RENTAL: Rentals are picked up at 10am on your scheduled day back. Late returns, without prior approval will result in additional night charge. Renters will need time to check the Rental back in, so please allow 30 minutes or longer. While we do a complete walk-through of the Rental upon pick up, we have a "post rental" detailed inspection that is completed to ensure there are no issues with the Rental following your rental period. After we have completely checked in the Rental, we will mail/return funds (within 14 business days) your FULL deposit refund (*less any adjustments for damages, if applicable*). Late returns are accommodated as a courtesy only. Our goal is to make sure the next renter has a properly prepared and cleaned Rental. Lost rental income due to late returns will be the renters responsibility.

Private Oasis RV Rental does charge \$50 fee to clean and empty the black and gray holding tanks.

Due to the use of propane in all units for heat, stove and hot water needs, a \$20 flat fee will be added to your rental.

4. PAYMENT POLICY: A reservation/damage deposit of \$500 is required to hold your reservation during a non-holiday week. Rentals during a holiday and event weeks require full payment at the time of reservation. Payments may be made by PayPal, MasterCard, Visa or Debit Card. Deposits made by Personal Check, Money Order, Traveler's Checks, Certified Check and Cashier's Check must be received within 14 days of booking. No personal checks will be accepted at Check-In.

5. CANCELLATION POLICY: The \$500 deposit is forfeited for any cancellation, with no refunds, 30 days prior to check-in. Additionally, no refunds will be given for cancellations of reservations during a holiday and event weeks for early check-outs or no-shows. No Refunds will be given for cancellation or interruption that occurs due to inclement weather.

6. RENTAL INSURANCE: Rental insurance must be on any unit at all times. If the Renters insurance company does not cover the unit, Private Oasis RV Rental's third party insurance company can be used. The reservation deposit of \$500 is to ensure the rental is guaranteed the funds needed be used toward any insurance deductibles, damages, lost items and/or lost income from a damaged unit. If the rental is returned without said damages, the FULL \$500 will be returned to renter within 14 business days.

If paying by credit card please list number below:

Card # _____.

Exp # _____.

Name on Card: _____.

The Security Deposit, whether by cash or held on credit card is provided as security against damage to the Rental, theft, late check-out and violation of any renter's agreement contained in this Agreement. An inspection is done after each check-out for any damage done to real or personal property. The renter(s) shall be liable and solely responsible for any property damage, accident, injury to any person or loss sustained by any person or arising out of or in any way related to renter(s) use of the premises or the items of personal property provided by Advanced RV Rental hereby agrees to indemnify and hold Advance RV Rental harmless from any and all claims, including those of third parties, arising out of or in any way related to renter(s) use of premises or items provided therein. Renter(s) assumes the risk of injury or other losses relating to any recreational activities and will hold Advanced RV Rental harmless with respect thereto. Renter(s) agrees to indemnify Advanced RV Rental for any damages to the dwelling, grounds, furnishings, and household items. In the event that damage result from a renter(s) occupancy, Advanced RV Rental is authorized to utilize the credit card on file or the cash security deposit to cover said damages or additional cleaning costs, including the charging or billing of any additional amounts that exceed the deposit held. Advanced RV Rental is not responsible for articles left on premises. There will be a \$10.00 charge in addition to shipping charges for handling the return of any articles found by housekeeping. Lost & Found will be held for 30 Days. After such time all items will be donated to charity.

7. CLEANING: Each property will be inspected, sanitized and cleaned after your departure. We ask that the unit be returned in the same general condition that you received it. If a significant cleaning is required, appropriate charges will be deducted from your deposit at the rate of \$35 per hour.

8. NO SMOKING ALLOWED: Since many people have allergies and it is difficult to remove the odors and allergens associated with smoke, we must STRICTLY ENFORCE this policy. If evidence of smoking inside the Renal is found, Private Oasis RV Rental reserves the right to charge \$200 fee to treat and clean the unit and its contents.

9. WHAT WE SUPPLY: Included in your reservation, Private Oasis RV Rental supplies the Rental with clean sheets and all your kitchen/bathroom item needs. EACH ITEM TAKEN FROM THE UNIT WILL RESULT IN A CHARGE OF \$20 EACH TO YOUR CREDIT CARD. Since we provide the normal amount of toilet paper, paper towels, sheets, bath towels, dishes and other items to get you started, it may be necessary that you would need to bring additional items for your personal use during your visit.

10. RENTERS LIABILITY : Renter agrees to accept liability for any damages caused to the Rental by renter or renters guests, including, but not limited to, damage to the Rental in any way or damage to any appliances and/or equipment furnished. If damages are in excess of the security deposit being held, renter agrees to reimburse Advanced RV Rental for costs incurred to repair/replace damaged items.

11. HOLD HARMLESS : Private Oasis RV Rental does not assume any liability for loss, damage or injury to persons and/or their personal property. Neither do we accept liability for any inconvenience arising from any temporary defects or stoppage in supply of water, gas, electricity or plumbing. Nor will Private Oasis RV Rental accept liability for any loss or damage caused by weather conditions, natural disasters, or other reasons beyond our/its control.

12. AWNING: Due to the weather changing in a matter of seconds, the awning can be added for a \$3000 deposit and used at the renters risk. The renter is liable for any and all damages caused to and by the awning.

13. ADDITIONAL TERMS AND CONDITIONS : The undersigned, for himself/herself, his/her heirs, assignors, executors, and administrators, fully releases and discharges Private Oasis RV Rental, from any and all claims, demands and causes of action by reason of any injury or whatever nature which has or have occurred, or may occur to the undersigned, or any of his/her guests as a result of, or in connection with the occupancy of the premises and agrees to hold Private Oasis RV Rental free and harmless of any claim or suit arising therein. In any action concerning the rights, duties or liabilities of the parties to this agreement, their principals, agents, successors or assignees the prevailing party shall be entitled to recover reasonable attorney fees and costs. If guest violates any conditions of this agreement, Private Oasis RV Rental may terminate this agreement and enter premises. Upon notice of termination of this agreement, Renter shall vacate the premises immediately. In the event Private Oasis RV Rental has to resort to legal process to enforce rights under this Agreement, Renter shall be responsible for reasonable Attorney fees and costs. Renter agrees this contract is entered into in Tuscarawas County, Ohio, and consents to the personal jurisdiction of any proper court located therein.

REMEMBER THAT YOU ARE RENTING OUR PRIVATE RENTALS.

PLEASE TREAT IT WITH THE SAME RESPECT YOU WOULD LIKE SHOWN TO YOUR OWN HOME.

RENTER PRINTED NAME _____

RENTER SIGNATURE _____ DATE _____

RENTER PRINTED NAME _____

RENTER SIGNATURE _____ DATE _____

RENTER PRINTED NAME _____

RENTER SIGNATURE _____ DATE _____