

Supplemental Rental Agreement for “Ratchet”

2018 Coachmen Orion 21TB Class C Motorhome

Camper checklist

General items (included with rental):

- ☐ 1 Philips TV remote
- ☐ 1 Furrion TV Remote
- ☐ 1 Furrion DVD Remote
- ☐ 1 Sony DVD player remote
- ☐ RV registration
- ☐ 1 Privacy Curtain
- ☐ Microwave glass plate and wire stand
- ☐ 1 bathroom trash can
- ☐ 2 sets of leveling blocks “legos”
- ☐ 1 Level Mate Pro leveling system
- ☐ 2 10’ Septic hoses
- ☐ 1 right angle septic attachment (2-piece)
- ☐ 1 fresh water hose
- ☐ 1 35’ 30 amp extension cord
- ☐ 1 30 amp to 50 amp adapter
- ☐ 1 30 amp to 20 amp adapter
- ☐ 2 sets of keys

Extra supply cabinet in bathroom: Please replenish what you utilize on the honor system. Please note that special RV toilet paper is required (it can be found at Walmart in the RV/camping section or at any camping store).

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General Terms & Conditions

1. No smoking or vaping of any kind inside the RV, any evidence will incur a \$500.00 additional cleaning fee.
2. Only use RV or boat type toilet paper; never place anything down toilets except toilet paper and human waste (no feminine hygiene products, baby wipes, etc.). Clogged pipes or tank draining due to misuse or using non-approved materials will incur a plumbing fee of \$500.
3. Return RV with at least the same amount of gas provided at pick up, or renter will be subject to a \$50 refuel fee plus actual fuel cost. Same applies to propane and DEF tanks.
4. No off-road travels (except for inside campgrounds) or out of country locations permitted.
5. NO Pets are allowed unless the pet fee is prepaid. An additional cleaning fee of \$500 will be imposed if any evidence of pets present in the RV and renter takes full responsibility for any damages. Certain animals not allowed, ask prior to booking
6. Make sure all loose items are secured and overhead vents, windows, doors, cabinets, undercarriage compartments, refrigerator, freezer, bathroom doors, shower door, master bedroom doors and closet doors are closed and locked prior to moving the RV.
7. Do not pour grease down the drains.
8. Towing is prohibited unless express written consent is provided by the RV owner.
9. A/C, generator, awning, radio, microwave, stove, television, etc. are convenience items. NO compensation will be made to you if any malfunction should occur with any of these items. You are advised to consult the informational material in the RV or contact the owner for assistance.
10. The hot water heater runs on propane. For hot water, open the propane tank valve and turn on the switch in the entry control panel.
11. It is YOUR RESPONSIBILITY to return the RV cleaned inside and out. The basement storage compartments are considered part of the interior cleaning. RV should be returned in the same condition as it was when rented out (typically “4-star hotel clean” on the interior and “hand car wash clean” on the exterior). If you are dissatisfied with the cleanliness of the unit at departure, it must be noted on the departure form. Exterior cleaning can be performed at a truck wash or by hand using standard car wash soap or mild dish detergent. Cleaners appropriate for each interior surface should be used; for example, bleach is not an appropriate cleaner for wood cabinetry. If you do not have time or the desire to clean, we offer it as a prepaid or post-paid service. You must notify the owner no later than 24 hours prior to your scheduled return if you cannot clean or you will be charged an additional rush fee of \$250.
12. The prep fee covers only disinfecting of the interior of the RV to include tables, doorknobs, light switches, countertops, handles, toilets, faucets, sinks, steering wheel, dash controls, and door handles, and washing all linens if provided.
13. Renter agrees to return the RV with all original contents in place to include any and all convenience items, inventory items, and any optional items requested in this rental agreement. When renters are away from RV, all doors including undercarriage should remain locked to prevent theft. Overhead vents in bathroom and hallway should be closed to prevent water damage in the event of rain. Awning should not be opened during strong winds or while away from RV to prevent damage. Renter is responsible for any inventory items that are damaged or missing at the time of drop off.
14. Early pick up must be coordinated with owner no later than 24 hours prior to normal pickup time. Additional fees may apply.
15. There will be no refunds for early returns. Please inform the owner in advance if you plan to return early or if you are running late.

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16. The rental unit shall be returned no later than the checkout date and time indicated on the Booking Confirmation, or such other time as mutually agreed to by the Owner. If Renter cannot return the rental on the scheduled date of return, Renter must extend the rental on the booking platform with Owner's permission. Renter agrees that they will be charged a one-time \$75.00 administrative fee plus the hourly rental rate based on a prorated daily rental rate for the rental unit for each hour the Rental is late. Renter agrees that they will be charged a \$100.00 administrative fee plus the full daily rate for every eight (8) hours the Rental is late if the Owner must cancel or delay another confirmed booking due to the late return. Any drop-off after sunset will result in an additional night charge. Enough time during daylight must be available to perform drop off inspections. Please plan your travel accordingly to meet pick-up and drop-off times.
17. All late returns, early returns and early pickups are subject to owner availability.
18. You are responsible for reviewing this Agreement to ensure that all rental costs and rental dates are correct. If you wish to extend the rental period, you must call the owner for approval. If you do not return at the scheduled drop-off time on the scheduled Rental Period End Date and you have not called for approval to extend the rental period, you will be charged additional rental day(s), plus any inconvenience fees incurred by the next renter. Please remember that the RV is usually booked by other families picking up as quickly as the next day.
19. There are some toiletry and cleaning supplies available in the bathroom storage cabinet. Please replenish what you use from this cabinet.
20. Use a spotter and a cell phone or other radio device when backing the RV or maneuvering in tight areas.
21. Black, Gray and Fresh Water tanks should be emptied upon return. I offer this dump service as an add-on. Dump stations can be found at Flying J truck stops and most campgrounds. The nearest campground to us is Harpers Ferry KOA. 343 Campground Rd, Harpers Ferry, WV 25425 (304) 535-6895
22. Never leave black and gray tank valves open at any time; they should only be open when emptying tanks. Both tanks should only be emptied when full or nearly full. If you have to dump before this point, fill the tank with water first. Dump your black tank first, then dump the gray tank. The gray tank water will help flush out anything stuck to the insides of the sewer hose.
23. Tank level indicators can be found in the entry control panel. Do not open both gray and black valves at the same time.
24. Renters are not permitted to climb, walk, sit, stand or lounge on the roof at any time. If roof access is required, please contact the owner for guidance.
25. There will be a service fee of \$250 if called to RV for service and it was the fault of the renter plus any costs to complete the service.
26. You must allow enough time for departure and return of the RV, so plan accordingly. User and driver training usually take 2 hours at pickup. Check-out inspection usually takes 1 hour. For stationary rentals, setup and teardown take a minimum of 1 hour. The renter must be present for the entire duration of these procedures on the first and last day of the rental.
27. If you have questions, please call Chris at 703-209-6060. It is your responsibility to call, message or text the owner immediately to report any damage to the RV, malfunctions or user error when operating the RV.
28. By booking this RV you will be agreeing to all the rules contained here and any rules or instructions published anywhere else by the rental agent or provided by the owner.

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29. A \$10 surcharge will be added to each bill for tolls or traffic violations received by the owner and incurred during the rental period. Proceeds will be due immediately upon receipt of the bill and payable to the owner via Paypal or Venmo.
30. Have a great time!

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Fee Schedule

Required Prep Fee	\$150
Optional Fees:	
Pet Fee	\$20/night
Sewer Dump Fee	\$25
Linen Rental	\$85
Kitchen Wares Rental	\$50
Small Kitchen Appliance Rental	\$25
Unlimited Internet	\$10/day
Propane Refill Fee	\$75
Rush Fee	\$99
Interior Cleaning Fee	\$249
Exterior Cleaning Fee	\$89
Chauffeur	\$650/night
Late Returns	\$75/hr

*Please review Terms & Conditions for additional fees

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Assumption of the Risk and Waiver of Liability Relating to Coronavirus/COVID-19

The novel coronavirus, COVID-19, has been declared a worldwide pandemic by the World Health Organization. COVID-19 is extremely contagious and is believed to spread mainly from person-to-person contact. As a result, federal, state, and local governments and federal and state health agencies recommend social distancing and have, in many locations, prohibited the congregation of groups of people. Easy RV Rentals has put in place preventative measures to reduce the spread of COVID-19; however, Easy RV Rentals cannot guarantee that you or your child(ren), or guest with you, will not become infected with COVID-19. Further, renting Easy RV Rentals could increase your risk and your child(ren)'s and guest with you, risk of contracting COVID-19.

By signing this agreement, I acknowledge the contagious nature of COVID-19 and voluntarily assume the risk that my child(ren), guests and I may be exposed to or infected by COVID-19 by renting Easy RV Rentals and that such exposure or infection may result in personal injury, illness, permanent disability, and death. I understand that the risk of becoming exposed to or infected by COVID-19 while renting Easy RV Rentals may result from the actions, omissions, or negligence of myself and others.

I voluntarily agree to assume all of the foregoing risks and accept sole responsibility for any injury to my child(ren), my guest, or myself (including, but not limited to, personal injury, disability, and death), illness, damage, loss, claim, liability, or expense, of any kind, that I, my guest or my child(ren) may experience or incur in connection with renting Easy RV Rentals. On my behalf, my guest behalf, and on behalf of my children, I hereby release, covenant not to sue, discharge, and hold harmless Easy RV Rentals, its owners, and representatives, of and from the Claims, including all liabilities, claims, actions, damages, costs or expenses of any kind arising out of or relating thereto. I understand and agree that this release includes any Claims based on the actions, omissions, or negligence of Easy RV Rentals and its owners, its employees, agents, and representatives, whether a COVID-19 infection occurs before, during, or after participation in renting Easy RV Rentals.

Name _____

Signature _____

Date _____