

Supplemental Rental and Rules Agreement

This supplemental rental and rules agreement will outline in considerable detail what is expected during your rental period. It may seem like a lot but we prefer to be up front and clear so there is no confusion or unrealistic expectations that may cause misunderstandings later.

1. Training: When you pick up the RV, we will complete a pre-rental orientation of the RV that will take about 30-90 minutes depending on any prior experience you have with a travel trailer. It takes time to do a walkthrough so please plan accordingly.
2. No Refunds for Early Returns: If you return early we do not refund the days you will not use. This includes if you have an accident or crash in the RV; however, if the crash is not your fault you may be able to recover your rental costs from the at-fault driver's liability insurance.
3. Fee for Late Returns: A fee of \$65 per hour will be charged if the RV is returned later than the agreed upon time. If the RV is returned after dark, it will be checked the next day during daylight hours and any applicable damages will be applied to your security deposit. All drivers must be at least 25 years old and must be listed on the contract when you pick up the RV. NO EXCEPTIONS.

Example: 1-60 minutes late return \$65

61-120 minutes late return -- an additional \$65, etc.

4. Travel Restrictions: No travel is allowed on any non-paved roadways like logging roads, forest service roads, beaches, etc. Driving on a non-paved road inside a licensed RV park is acceptable.
5. Toll Roads, Red Light Cameras, Parking Tickets, etc: Toll invoices are a major burden and, if we receive any, a \$100 administration fee plus the cost of the bill will be applied to your security deposit. Responsibility for any traffic or parking violations will be transferred to you and you will be charged a \$100 administration fee. If you want to use toll roads, you are free to pay at the plazas or bring your own toll tags, just ensure these are paid in advance so no invoices are received by the owner or the \$100 administration fee, plus the bill will be applied. *Note: Most toll agencies are good to work with and will help you out if a mistake is made and you call them right away.*
6. Campground Reservations: We are not responsible for campground reservations. All campground reservations must be made separately with the campground's reservation agency. All campground and campsite fees are separate from and in addition to the rental price and fees under this agreement. No refunds will be given for campsite reservation errors.

7. Awnings: We discourage the use of the exterior awning. This is for your own protection as well because it is NOT COVERED by your insurance and it's very expensive to repair or replace if damaged. Damage to awning, including damage while driving, any acts of nature, or negligence are 100% your responsibility and will exceed your security/damage deposit amount.
8. Generators: This RV comes equipped with a generator. The generator is allowed to be used up to 4 hours each night of your rental period free of charge. Any usage above the 4 hours will be charged a fee of \$3 per hour after that. The usage will be checked during our post rental inspection and any applicable fee will be deducted from your security/damage deposit. Any malfunction in a generator due to mechanical issue, misuse, or negligence will NOT constitute a refund of any type.

9. **Mechanical/Engine Parts:** This RV is built around a Ford E450 engine which means that it has mechanical engine parts like any other motorized vehicle. These mechanical parts, including, but not limited to, the starter, alternator, spark plugs, breaks, fuses, oil, etc.) have all been checked prior to your rental and are in working order. In the event any mechanical failure should occur, you must notify owner(s) right away BEFORE any work is to be completed. It is very likely that we may assist with this issue to help get you back on your way as soon as possible. If RV is to be driven long distances, or rented for a long period of time, you will be required to check certain fluids throughout the duration to ensure optimal functionality of the vehicle as with any motorized vehicle. In this case, you will be given a separate addendum that will cover in detail any renter responsibilities.
10. **Fuel:** This RV is a motorized vehicle that runs on unleaded gasoline only. Any use of other types of fuel WILL create a complete failure in functionality of the engine, and you, the renter, agree to pay for any and all damages to the vehicle, surrounding vehicles, or any property due to this error.
11. **Towing:** Towing is not allowed with this unit as any towed item with not be covered on the insurance policy.
12. **Rooftop Usage:** We do not allow the use of the RV's rooftop. Any evidence of rooftop usage (shoe prints, trash, sagging areas) will result in a complete loss of your entire security deposit. In the event the damage is more than your security deposit, you agree to be fully responsible for the total cost of repair.

13. Pets: We allow a single pet in the RV. The pet must be house-trained and less than 50 pounds. We charge a one-time Pet Cleaning fee of \$125. If any evidence of odor, fleas, bodily waste, or large amounts of pet hair are left upon return, you will be charged an additional full Deep Cleaning Fee. (See Fees Addendum)
14. Propane: If the propane tank is less than $\frac{1}{2}$, the propane must be refilled before you return unless you have chosen to add this service for the \$50 fee to your booking. To fill-up, Google "RV Propane Tank Refill near Me" to find a propane station, like some Menards, an RV Service Center, etc.
15. Waste Holding Tanks: There should be nothing, including, but not limited to feminine napkins or tampons, diapers, tissues, napkins, etc. put into the black water waste holding tank as this will cause it to become clogged and require an exceptional amount of cleaning to clear. You will be provided with RV safe toilet paper and we ask that this is the only thing put into the waste holding tank. There is to be nothing other than sink or shower water put into the gray water holding tank. Any type of food particles put into the gray tank may cause a clog that will require extensive cleaning to remove.
- a. Waste holding tanks (Gray and Black) must be emptied prior to return and valves CLOSED with screw cap left ON. If tank levels do not read EMPTY on the control panel upon return, you will be charged a \$100 dump fee, NO EXCEPTIONS.

16. Cleaning: The RV must be returned with a clean interior and empty tanks. "Clean" means, as you received it or better. We will charge \$100 per hour if we need to bring the coach back to its original state of interior cleanliness. You do NOT need to clean the EXTERIOR of the RV.
17. Smoking: There is NO SMOKING allowed in the RV. If smoke (including cigars, pipes, drugs, etc.) is detected you will be charged a Deep Cleaning fee of \$200. NO EXCEPTIONS.
18. NO DRUGS: Any evidence of the storage, transportation, or use of illegal substances will forfeit your entire security deposit. Any RV returned with any evidence of drug use or transportation of will result in law enforcement being called for a report and to collect the evidence.
19. Odors/Cooking: We do not allow anything that can create a strong smell in the RV that is difficult to remove, such as the storage or cooking of fish, bacon, deer, etc. This includes avoiding the use of pungent spices inside. Using these spices must be done outside the RV. If odors are detected you be charged a Deep Cleaning Fee of \$200.
20. Rental Period: The rental period is every day you have the RV past 3:00PM. For example, on a 3-night rental, you pick up the RV Thursday at 3:00PM and return the RV Sunday, you are charged for 3 nights (Thu, Fri, Sat).

21. Damage/Minor Repairs: Any damages need to be reported to us immediately. If the potential repair is minor, you may make the repair after consulting us. Replacement of defective parts and receipt must be brought back for reimbursement. There will be NO reimbursement if you do not bring back the defective part you replaced and the receipt. If you purchase an item necessary due to an equipment failure (sewer or water hose, refrigerator, etc.) the item you purchased and the receipt must be presented upon return for reimbursement.
- a. Renter Damages: If the RV, inside or out, and/or ANY of its contents that were present at the time of pick up, including, but not limited to couches/chairs, beds/bedding, counters, walls, etc., are damaged during your rental period you are responsible for paying all damages whether you were at fault or not, or if damage was caused by acts of nature (wind, rain, earthquake, fire, flood, etc.). In case of an accident, or theft or vandalism occurs, you are responsible for obtaining a police report and notifying us immediately.
- b. Scratches: Prior to departure, we'll document any light surface-scratches on our coach. If you bring home some new light surface scratches, we'll buff them out at the rate of \$100 per hour. If the scratches are deeper, we'll get an estimate from a body shop and you will be responsible for the repairs.

22. Driving Safety: Please remember that RV's are much taller and wider than the average vehicle and are not equipped to withstand an impact with a low bridge/overpass etc. and will result in damages totaling MORE than your security deposit, so be aware of low clearance signs and the need to make wider right turns.

YOU NEED 13-FEET CLEARANCE

It is advised that you never attempt going through a drive-through in an RV- they are almost always too low. All damages to the RV, including damage while driving (tree, toll road, low overpass, drive-thru, etc.) are 100% your responsibility and will exceed your security/damage deposit amount. The dimensions of our RV are listed on the first page of this Supplemental Rental and Rules Agreement.

23. Appliances: The A/C, radio, microwave, television, refrigerator, jacks, etc. are convenience items. If any malfunctions should occur with any of these items, no compensation will be made to you. In case of any malfunction please contact us immediately for assistance.
24. Camper Abandonment/Owner Retrieval: If for any reason you abandon the RV, you will be charged a \$1,500 fee for Abandonment and Retrieval- plus any applicable fees for ANY lost/missing keys or items/parts from the RV. Abandonment means leaving the RV with no intention of returning to it or delivering it back to owner drop-off location. In the event you abandon the RV without signing return documents, you agree to

waive your right to dispute any claims due to damages, overages, or vandalism.

- a. If for any reason you are unable to deliver the RV back to owner at drop-off location, you agree to pay a retrieval fee of \$1,500 unless other terms have been agreed to by both renter and owner.

- 25. Lockout/Lost Keys: In the event a lockout occurs you agree to pay .75 cents per mile round trip for owner to drive and unlock RV and a fee of \$25 PER missing key. If owner is en route and key is found and RV is unlocked, you will only need to pay for mileage up to that point round trip. If no lockout occurs but a key is missing upon return of RV, you will be charged a \$25 fee PER key.
- 26. First Aid Kit: There is a sealed first aid kit provided. You will be charged the entire cost of \$25 for the first aid kit, if opened, since we do not refill them, so please keep the whole kit.
- 27. Extra fees: You may elect to add certain "extras" to your booking if you like. If you did not add extra fees at the time of booking, such as the cleaning fee, etc., you can elect to have them deducted from your deposit.
- 28. Personal Property: Your personal property brought with you is your responsibility and you release owner(s) from all claims for loss of, or damage to, your personal property, or that of any other person left/carried in or on the RV during your rental period and day of return.

29. Personal Injury: You release owner(s) from all claims for injury, including, without limitation, personal, bodily, or mental injury, as well as economic loss or damage to you, children, guests, or relatives during your rental period including return period.
30. Severability: If any provision within this Supplemental Rules and Rental Agreement is determined to be invalid, void, or unenforceable judicially, the remaining provisions shall remain in full effect and force.
31. Modifications/Waivers: No provision within this Supplemental Rules and Rental Agreement can be waived or modified for any reason except in a written document that the owner(s) has signed.
32. Damages Higher Than Security Deposit/Insurance Claims: In the event there is any damage above the amount of your security deposit, including damages that occur during any motor vehicle accident or crash, you agree to pay the owner(s) any monies due and allow the rental platform company to charge your credit card on file for said charges plus processing fees.
- a. In the event there are damages requiring a claim(s) to the insurance administrator for the rental platform, you agree to allow your credit card to be charged for the full amount of the insurance deductible, plus the fee for processing any claim(s).

33. RV Return: When RV is returned, you agree that it will be free from damages, cleaned, and tanks emptied BEFORE you have parked the vehicle at drop-off location. Once it has been parked, the RV will not be allowed to be taken anywhere else and rental period will be considered complete. A preliminary walk through will be completed and a precursory Return Form will be provided. Once a thorough inspection has been completed, any fees for damages, cleaning, dumping, or any other charges will be deducted from your security deposit if applicable.
34. Credits: There will be no refund/credit for any lost rental time for any issue(s) that arise beyond the owner's control. This includes, but is not limited to, flat tire(s), any and all systems within the RV that were working at pickup (refrigerator, heater, sound system, etc.), any and all mechanical systems (any engine part, wipers, turn signals, a/c, heater, etc.), damages to any part(s) of RV whether the renter was at fault or not, or due to renter's or any guests' negligence.
35. Rental Period Extension: If, for any reason, your rental period is extended beyond the original rental period dates, you agree that this document will also extend, be valid and enforceable for the entirety of your extended rental period.
36. Security Deposit: Your security deposit will be refunded after the RV has been thoroughly inspected and no issues or damages have been found. Said inspection may take anywhere from 48-72 hours post rental period.

Renter Signature and Date

Renter Printed Name

Renter Address and Phone Number

Owner Signature

SELECTION OF EXTRA FEES

Initial items you would like.

_____ Dump fee: I do not want to bring back the grey/black tanks empty - \$100

_____ Propane fee: I do not want to refill the propane tanks - \$50

_____ Pet Cleaning fee: One dog, less than 50-pounds.

FEES ADDENDUM

BY SIGNING THIS ADDENDUM AND ACCEPTING KEYS, YOU UNDERSTAND THERE ARE EXTRA FEES THAT CAN OCCUR IF THE CONTRACT IS NOT ADHERED TO. THESE FEES, IF ASSESSED, WILL BE DEDUCTED FROM YOUR SECURITY DEPOSIT, AND ANY ADDITIONAL COST, IF NECESSARY, WILL BE CHARGED TO YOUR BOOKING.

WASTE TANKS NOT EMPTIED: **\$100** charge will be assessed if black and gray tanks are not emptied prior to return.

SMOKING IS STRICTLY PROHIBITED: **\$150** charge will be assessed if the smell of smoke is detected in the RV.

LATE RETURN: **\$65** per hour charge will be assessed if RV is returned later than agreed upon time.

PETS: One pet allowed. Less than 50-pounds. Should any damage occur because of urine or waste stains, claw/scratch/chew marks,

damage to furniture, fleas, or large amounts of pet hair left upon return will be subject to an additional Deep Cleaning Fee of \$200.

TOLL INVOICE: \$100 charge will be assessed plus the cost of toll charge.

PROPANE: \$50 charge will be assessed if propane tank is not 2/3rd refilled upon return.

CLEANING: \$100 per hour charge will be assessed if RV interior is returned unclean or in a condition less than received. Exterior cleaning is NOT your responsibility.

SURFACE SCRATCHES: \$100 per hour will be assessed for light scratches that can be buffed out. You will be responsible for deeper scratches that require a body shop to repair.

LOCKOUT: \$25 charge will be assessed per key if lockout occurs in addition to .75 cents per mile for owner to come and unlock RV.

MISSING KEY(S): \$25 charge will be assessed per each missing key(s).

ABANDONMENT/RETRIEVAL: \$1,500 charge will be assessed if renter abandons RV at any location or any time during rental period and owner must recover RV, or if owner must retrieve the RV for any reason other than what has been discussed at time of booking.

Renter Signature and Date

Renter Printed Name

Owner Signature

Waste Tanks Addendum

Most renters are not familiar with properly operating an RV's black and gray waste holding tanks and; therefore, have many questions and concerns regarding this. This addendum is meant to act as a clear outline for your responsibility as a renter for properly using and dumping the waste tanks, and the fees if not done successfully. You will be provided with a Camper Setup document that will go into considerable detail regarding the proper dumping of these tanks to accommodate the walk though that is done at pick up.

DO NOT EVER LEAVE THE BLACK OR GRAY TANK VALVES OPEN DURING USAGE!

RV safe toilet paper will be provided and we ask that this is the **ONLY** thing put into the black tank. No other items, including feminine napkins or tampons, diapers, tissues, paper towels, etc., should be put into the black tank or a clog may result.

There is to be **NO** food, or any other items, other than sink and shower water, placed into the gray tank. Any amounts of food particles may result in a clog that will require extensive cleaning to clear.

Waste holding tanks (Gray and Black) must be emptied prior to returning the RV.

When you return, the tank levels will be checked during our inspection and if the tank levels on the control panel do not read EMPTY, you will be charged a \$100 dump fee, NO EXCEPTIONS.

Please ensure tanks have been emptied and flushed, if necessary, and tank levels on the control panel read EMPTY prior to returning. Once the RV has been parked you will not be permitted to leave again with the RV.

Renter Signature and Date

Renter Printed Name

Owner Signature

Insurance Addendum

Reminder -

Print out policy and place in coach during duration. _____