

Rules & Rental Agreement

Our RV is our second home and we love to treat it as such. As our renter and guest we ask that you too treat it like it were your own. As you enjoy your travels in our RV we ask that you keep a few things in mind:

1. **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.
2. **No Refunds for Early Returns:** If you choose to return from your trip early, there will be no refunds for the days you do not use. This includes if you have an accident or crash in the unit; 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. We understand that sometimes emergency circumstances arise and we are always willing to listen and consider those circumstances.
3. **Fee for Late Returns:** If you know you will be late, please notify us as soon as you know. Failure to notify us will result in a \$40 per hour late fee. You will also be responsible for the cost of any canceled rentals due to your late return. All drivers must be at least 25 years old and must be listed on the contract when you pick up the unit. **NO EXCEPTIONS.**
4. **NO SMOKING:** Smoking (including cigars, pipes, drugs, vaping, etc) in the unit forfeits your entire security deposit.
5. **NO DRUGS:** Any evidence of the storage, transportation, or use of illegal substances will forfeit your entire security deposit. Travel trailers returned with any evidence of drug use or transportation will result in law enforcement being called for a report and to collect the evidence.
6. **Odors / Cooking:** We ask that you be considerate of future renters and ourselves. If you plan on using food or items with strong scents you may be charged with an additional cleaning fee. Please consider cooking outside when using strong flavors or heavy spices.
7. **Travel Restrictions:** Please provide an itinerary of your travels prior to departure; please list cities & states, RV parks and exact addresses are not necessary. If your travel plans change, please notify us as soon as you know. Travel outside of the listed areas will result in a fine of \$250/day. No travel allowed on any non-paved roadways like logging roads, forest service roads, beaches, etc. Only exception to this is a non-paved road inside a licensed RV Park.

8. Toll Roads, Red Light Cameras, Parking Tickets, etc: For every Parking Tickets, Mailed Violations, and Toll invoice we receive, you will be charged a \$75 administration fee. Responsibility for traffic or parking violations will be transferred to you and you will be responsible for all charges/violations incurred. If you want to use Toll Roads, you are free to pay at the plazas or bring your own Sun Pass. Note: Most toll agencies are good to work with and will help you out if a mistake and call them right away.
9. Pets: While we are pet friendly, all pets must be approved of and the pet fee must be paid prior to departure. Pets must be potty trained and well behaved. Any damage incurred as the result of a pet will be taken out of the security deposit and is in addition to the pet fee. The current pet fee is \$100 and covers the duration of your stay. Any pets brought after departure will incur a \$150 fee and damage/accidents will be taken out of the security deposit.
10. Security Deposit: Your security deposit is refunded after the unit is checked in and there is no damage or issues requiring funds from the deposit.
11. Training: We will complete a pre-rental orientation of the unit that will take about 20 minutes to an hour depending on your level of experience driving an RV.
12. Cleaning: Unless you select to add cleaning with your reservation, the coach must be returned with a clean interior. "Clean" means as you received it & ready for another rental. If you pay for cleaning, the coach does not have to be returned clean, however it cannot be "trashed" or so dirty that it is filled with trash or dirty beyond what is reasonable for a vacation. Please wash your dirty dishes, pots & pans, cooking utensils and silverware prior to return for safety reasons. Leaving used dishes/pots/etc. out while traveling is both dangerous and risks damage to our items. If you elect to add the cleaning it is a \$75 fee and includes a deep clean, laundering linens, sanitizing surfaces, etc.
13. Propane: If propane is returned at a level less than it was upon departure, you will be charged \$3 per gallon upon return.
14. Damage/Minor Repairs: Any damages need to be reported immediately. Necessary repairs may be made only after receiving approval from 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, ice chest, etc) the item you purchased and the receipt must be surrendered upon return if you want reimbursement.

15. Accidents: If an accident occurs, you are responsible for obtaining a police report, contacting the other party's insurance company and contacting us immediately at 305-395-9661 or 305-395-9634.
16. Appliances: The A/C, TV/DVD, Microwave, etc. are convenience items. If any malfunctions should occur with any of these items, no compensation will be made to you. For assistance please call us at 305-395-9661 or 305-395-9634.
17. Waste Holding Tanks: Waste holding tanks must be emptied prior to return & valves left OPEN. When you return the unit we will close the valves which is our way of making sure the tanks are empty. Putting anything other than human waste or RV toilet paper (supplied) in the toilets will result in an extra cleaning fee. Do not flush women's products, flushable or baby wipes, or anything other than the supplied RV toilet paper and human waste. If you don't want to flush the tanks you can notify us and opt to pay a dump fee of \$50.
18. Rental Period: The rental period is determined at the time of your reservation. Any deviation from this rental period will result in non-refundable fees if brought back early or additional fees if brought back late.
19. Extra fees: If you did not elect extra fees at the time of booking, such as the cleaning fee, flushing fee, and etc., you can elect to have them deducted from your deposit.
20. Personal Property: You release Sean and Catherine Snowden from all claims for loss of, or damage to, your personal property or that of any other person, that was left or carried in or on the RV, whether or not the loss or damages was caused by our negligence was otherwise our responsibility.
21. Personal Injury: You release Sean Snowden and Catherine Snowden from all claims for injury, including, without limitation, personal, bodily, or mental injury, economic loss or damage to you guests, unborn children, or relatives, whether or not the injury was caused by use of the RV.
22. Waiver: Our failure to enforce any of our rights under this Agreement or at law shall not be deemed a waiver or a continuing waiver or any rights or remedies against another party, unless such a waiver is in writing and signed by the party to be charged.
23. Severability: If any provision of this Agreement is judicially determined to be invalid, void or unenforceable, the remaining provisions shall remain in full force and effect.
24. Attorneys' Fees: In the event a dispute arises regarding this Agreement, the prevailing party shall be entitled to recover its reasonable attorneys' fees and costs, in addition to other relief to which it is entitled.

- 25. Modifications: No terms of this Agreement can be waived or modified except by a writing that we have signed.
- 26. GPS: Our RV is equipped with a GPS monitoring system. If the signal is turned off by the renter, 50% of the security deposit will be withheld upon return.
- 27. Mileage/Generator Hours: 100 miles per day is included with your rental. Each additional mile will be charged at \$0.35/per mile. Generator use is included for up to 4 hours per day. For each additional hour of use, a charge of \$3 per hour will be incurred.
- 28. Parking: Always select the most level area for parking the RV. When parked, always use the provided RV chocks for safety reasons. Failure to use the chocks can result in unwanted movement in the RV and any resulting damage will be withheld from your security deposit.

I have read and agreed to the terms and conditions of this rental agreement and thereby give my consent to the agreement.

MILEAGE: _____

GENERATOR HOURS: _____

PROPANE: _____

PICK UP LOCATION & TIME: _____

DROP OFF LOCATION & TIME: _____

Renter Signature and Date

Renter Printed Name

Renter Address and Phone Number

Owner Signature and Date

SELECTION OF EXTRA FEES

Initial items you would like.

_____ Cleaning fee: I do not want to clean the trailer upon return - \$75**
Please note item 12 in rental contract

_____ Dump fee: I do not want to perform the final dump and flush of the sewer system - \$50

_____ Pet fee: Well behaved, potty trained pets are acceptable for a fee prior to departure - \$100

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.

DUMP \$50 CHARGE WILL BE ASSESSED IF BLACK AND GREY TANKS ARE NOT EMPTIED PRIOR TO RETURN.

PROPANE WILL BE CHARGED AT \$3/PER GALLON IF NOT RETURNED AT THE SAME LEVEL AS DEPARTURE.

KEY REPLACEMENT \$50 CHARGE WILL BE ASSESSED IF ALL KEYS ARE NOT RETURNED.

SHORE-POWER ELECTRICAL CORD REPLACEMENT \$150 TO REPLACE DAMAGED ELECTRICAL SHORE POWER CORD \$50 TO REPLACE 15 AMP ADAPTER.

SEWER HOSE REPLACEMENT \$150 TO REPLACE LOST OR MISPLACED SEWER HOSE AND/OR ADAPTERS.

CLEANING \$75 FOR ANY EXTRA CLEANING REQUIRED AFTER RETURN. THE TRAILER SHOULD BE RETURNED IN THE SAME CONDITION AS IT WAS AT PICK-UP.

SMOKING IS STRICTLY PROHIBITED. SMOKING IN THIS UNIT WILL BE CAUSE FOR FORFEITURE OF ALL SECURITY DEPOSITS AND MAY WARRANT ADDITIONAL FEES.

PETS AUTHORIZED IN WRITING AT TIME OF BOOKING OR OTHERWISE ARRANGED ARE WELCOME IN OUR RV. SHOULD ANY DAMAGE OCCUR BECAUSE OF YOUR PETS INCLUDING, BUT NOT LIMITED TO, URINE OR WASTE STAINS, CLAW/SCRATCH/CHEW MARKS, DAMAGE TO FURNITURE, AN APPROPRIATE AMOUNT WILL BE DEDUCTED FROM YOUR SECURITY DEPOSIT.

A \$150 FEE WILL BE ASSESSED FOR EACH UNAUTHORIZED PET.

Renter Signature and Date

Renter Printed Name

Owner Signature and Date