



SHORT TERM RENTAL AGREEMENT (Weekly)

Rental agreement dated _____

Between the OWNERS: Jim & Ruth Clark

and _____ hereinafter called **RENTER**

The OWNERS agree to rent the property known as PINEGROVE HAVEN on the following terms and conditions:

Rental rate for the period: 3 p.m. Saturday _____ to _____
Month/Day/Year
11 a.m. Saturday _____
Month/Day/Year

- The Rental rates are: \$850.00 Canadian per week if you bring your own sheets, pillow cases, and towels. Blankets and pillows will be provided.
-----or-----
\$900.00 Canadian per week, linens and towels provided.

Weekly rates are based on a *maximum of 6 people*.

Shorter or longer stays are possible by special request, and availability. Rates will be adjusted.

- Rental fee includes cleaning service. Cleaning service will clean the house at the end of the stay. RENTER is asked to wash all dirty dishes, glasses, etc. before leaving premises. Premises and property will be left clean by RENTER. If the cost of damages, repairs, or cleaning exceeds the deposit of record, the RENTER agrees to pay difference immediately upon receipt of invoice from owner.
- Rental fee is payable by personal cheque or bank draft in two installments. First - the deposit of 1/2 of the total amount confirms your reservation. You will send it with a copy of this Agreement signed and dated. You will receive a receipt. Second – the balance, plus a Security deposit of \$400.00 Canadian, is required thirty days in advance of arrival.
- Upon inspection of the premises, at the time of, or after departure, the OWNERS will determine the amount of security deposit to be refunded. Refund due will be mailed to RENTER by cheque the week following the RENTER'S departure.
- If the RENTER cancels this agreement more than thirty days prior to arrival, the RENTER'S deposit will be refunded less a \$100.00 cancellation fee. If the RENTER cancels this agreement, 30 days or less prior to arrival, the RENTER agrees that the deposit will be retained by the OWNERS as compensation.
- The RENTER understands that check-in time is 3 p.m. and check-out time is 11 a.m.
- The RENTER agrees to pay the OWNERS for any damages to the premises and property, including but not limited to furnishings, household items, shrubs and trees, which occur as a result of the RENTER'S occupancy.
- The RENTER will not sublet or transfer this agreement without the written consent of the OWNER.
- The OWNERS or designated agent may enter the premises at reasonable times, with or without notice, for the purpose of making repairs or inspections.
- If the RENTER violates any of the conditions of this agreement, the OWNERS may terminate this agreement and enter the premises by force or statutory proceedings, in which case any monies paid by the RENTER will be forfeited by the RENTER as liquidated damages.
- CLARKSHOME FARM or the OWNERS shall not be responsible for any personal injury or death that may be suffered or sustained by the RENTER or any member of the RENTERS'S family, their agents or guests, or any other person who may be upon the rented premises or the premises of the OWNERS.
- The RENTER must be present at all times while guests are on the rental property.
- The OWNERS are not responsible for any injuries incurred on the property.
- The RENTER hereby agrees to reimburse the OWNER for any penalty that may be imposed on the OWNER by any court by reason of any violation upon the premises through fault of the RENTER herein, his/her family or guests.
- The RENTER waives any and all security provisions.
- The RENTER certifies that he/she has carefully read the limitations the OWNER has set forth in this contract, including limitations on the number of persons permitted to occupy the premises, and agrees that if specified limitations are exceeded without the written consent of the OWNER, the OWNER shall have the right to cancel this agreement. In the event that it becomes necessary to cancel this agreement as provided for in this clause, any monies paid by the RENTER, will be forfeited as liquidated damages.



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17. The RENTER agrees to comply with the following RULES AND REGULATIONS affecting the premises and property:
 - a) Pets are not allowed
 - b) Smoking is not allowed in the house. Sand buckets will be provided for this use, outdoors, in designated area.
 - c) Wet garments, beach towels, and bathing suits are to be hung on the lines provided. RENTER will provide own beach towels.
 - d) Shooting fireworks and firearms, including slingshots, is prohibited.
 - e) Garbage is to be secured by RENTER in plastic bags and placed in specified containers. OWNER will advise.
 - f) Keys must be left, upon departure, in the designated area, or replacement cost will be deducted from security deposit.
18. The OWNER is not responsible for any damage to, or loss of, personal property of the RENTER or guests as a result of "An Act of God" being such as, but not limited to, the following: severe storm, lightening, flood, infestation of vermin or insects, etc.
19. The OWNERS reserve the right to terminate this Agreement if the RENTERS, a member of the RENTER'S household, guest, or other person under the RENTERS control has manufactured, delivered, possessed with the intent to deliver, or possessed a controlled substance on the rented premises.

MY SIGNATURE CERTIFIES THAT I HAVE READ AND I AM IN AGREEMENT WITH THE TERMS SPECIFIED IN THIS RENTAL AGREEMENT

RENTER'S signature: _____

Dated: _____

Printed name: _____

Address: _____

Telephone: _____

E-mail address: _____

RENTER'S Emergency Contact Name & Telephone #: _____

OWNERS'S signature: _____

Dated: _____

Printed name: Jim & Ruth Clark
R.R. #3
Blenheim, ON
N0P 1A0

Telephone: 519-676-8878

Web page: www.clarkshomefarm.com

E-mail: ruth@clarkshomefarm.com

Please sign one copy and return it with your deposit to: Jim & Ruth Clark (address above)

Please make cheque out to CLARKSHOME FARM.

Please do not hesitate to contact us with any questions you may have.