

THE INN AT OWL HOLLOW RENTAL AGREEMENT

Mailing Address:
The Inn At Owl Hollow
9696 W Heather
Pocatello, Id 83204

Rental Rules/ Contract

**The property is located at 1201 Neibaur Mountain Rd., Bancroft, Idaho 83217.
Business telephone number is (208)547-7197.**

1. CHECK-IN TIME IS AFTER 3 P.M. MST AND CHECK OUT IS 11 A.M. MST.
2. This is a **NON SMOKING** property. A minimum fine of \$300 will be assessed.
3. Pets are not permitted in/on rental property. Any evidence of pets in or on property will incur an extra cleaning fee of at least \$200. The property owners assume no responsibility for illness or injury that may incur to pets or humans while on the premises.
4. **DAMAGE/CLEANING DEPOSIT-** A damage/cleaning deposit of \$200 is required. This must be received within 3 (3) days of booking the reservation. The deposit automatically converts to a cleaning/damage deposit upon arrival. The deposit is NOT applied toward rent; however, it is fully refundable within (14) days of departure, provided the following provisions are met.
 - a. No damage is done to property or its contents, beyond normal wear and tear.
 - b. No charges are incurred due to contraband, pets or collection of rents or services rendered during the stay.
 - c. All debris, rubbish and discards are placed in refuse containers outside and soiled dishes are placed in the dishwasher and cleaned.
 - d. All keys are turned into the manager
 - e. All charges accrued during the stay are paid prior to departure.
 - f. No linens are lost or damaged.
 - g. No Early check-in or Late check out.
 - h. No tents on grass or slip and slides allowed. You will lose your security deposit if this rule is ignored.
 - i. Renters will be charged for broken pool sticks, security gates, broken furniture, broken dishes and glasses, and broken coffee pot/ dispenser. Please treat the property with respect.
 - j. Please break down garbage. \$20 charge for excessive garbage.
5. **PAYMENT** – An advance payment equal to 50% of the rental rate is required at the time of booking the unit. The advance payment will be applied toward the room rent. Please make payments in the form of traveler's checks, bank money orders, cashier's checks or personal checks payable to Inn at Owl Hollow. We accept Visa and Master Card. The advance payment is not a damage deposit. The **BALANCE OF RENT** is due sixty (60) days before your arrival date.
6. **CANCELLATIONS** – A sixty (60) day notice is required for cancellation. Cancellations that are made more than sixty (60) days prior to the arrival date will incur no penalty except if deposits were made via credit card. All credit card cancellations are subject to a 5% Cancellation fee or \$50 whichever is greater. Early departure does not warrant any refund of rent or deposit.
7. **MAXIMUM OCCUPANCY-** The maximum number of guests per property is limited to thirty (30) persons. An additional charge of \$10.00 per person per night for guests in addition to thirty (30) will be assessed unless given signed permission from owner.

Number of Guests: _____

8. THIS PROPERTY REQUIRES a two (2) NIGHT MINIMUM STAY Longer minimum stays may be required during holiday periods.

9. INCLUSIVE FEES – Rates include a one-time linen-towel setup. Amenity fees are included in the rental rate.

10. NO DAILY MAID SERVICE – While linens and bath towels are included in the property, daily maid service is not included in the rental rate however is available at an additional rate. We suggest you bring your own beach towels. We do not permit towels or linens to be taken from the property.

11. RATE CHANGES – Rates subject to change without notice.

12. FALSIFIED RESERVATIONS – Any reservation obtained under false pretense will be subject to forfeiture of advance payment, deposit and/or rental money, and the party will not be permitted to check in.

13. WRITTEN EXCEPTIONS – Any exceptions to the above mentioned policies must be approved in writing in advance.

14. All of the properties are privately owned; the owners are not responsible for any accidents, injuries or illness that occurs while on the premises or its facilities. The Homeowners are not responsible for the loss of personal belongings or valuables of the guest. By accepting this reservation, it is agreed that all guests are expressly assuming the risk of any harm arising from their use of the premises or others whom they invite to use the premise.

Check in date: _____

Check out date: _____

By Signing Below, I agree to all terms and conditions of this agreement

Signature: _____ Date: _____

Address: _____

City: _____ State: _____ Zip Code: _____

Phone: _____ Email Address: _____

If you wish to use a credit card for this rental, please provide the following information

Name on Credit card: _____

Credit card billing Address: _____

City: _____ State: _____ Zip Code: _____

Type of Credit Card: Master Card/Visa

Credit Card Number: _____

Exp date: _____

Amount to be charged: _____

I give permission to charge my credit card for the amounts above. By Signing Below, I agree to all terms and conditions of this agreement.

Signature: _____ Date: _____