

The Stone Cottage on Samish Island Rental Rules/Contract

Phone; 360-757-8771 Cell; 425-308-4960

1. **CHECK-IN TIME IS 4:00-6:00 P.M. PST AND CHECK OUT IS 12 P.M. PST**
2. This is a **NON SMOKING** cottage. **NO FIREWORKS ALLOWED**
3. **Pets are not permitted.**
4. Children **over 12 years old are welcome.**
5. **The Stone Cottage can only be rented to or occupied by the person(s) who have signed this reservation contract.** The Stone Cottage cannot be assigned or sublet or given away to any person without permission in writing from the proprietor.
6. **MAXIMUM OCCUPANCY:** The maximum number of guests is limited to four (4) **registered persons listed** on this agreement. No visitors at any time without permission by the owners. Additional fees may be required.
7. **USAGE:** The Stone Cottage is intended for lodging & leisure purposes only. No special events or commercial activities are allowed.
8. **INCLUSIVE FEES:** Rates include a one-time linen-towel setup. Daily maid service is not included in the rental rate. Coffee/tea and toiletries are provided for the first 2 days of your stay.
9. **FALSIFIED RESERVATIONS:** – Any reservation obtained under false pretense will be subject to forfeiture of rental money, and the party will not be permitted to check in.
10. **PARKING:** Parking is limited to three (3) vehicles. Vehicles are to be parked in designated spaces in the driveway only. Parking on the road is not permitted.
11. **SEPTIC:** The Stone Cottage is on a septic system. No improper material or feminine products should be flushed at anytime.
12. **PAYMENT:** Visa, Master card, Discover or American Express, cash or check. Reservations are confirmed upon receipt of 50% of the total rental charge, payment in full is due 14 days prior to arrival.
13. **SECURITY/CLEANING DEPOSIT:** Upon your arrival, we require a credit card on file rather than a cash security/cleaning deposit. The deposit may be applied to any money owed, for physical damages to the property, evidence of smoking inside the cottage, lost keys, excessive cleaning, mailing left behind items, or costs and attorney’s fees associated with guest’s failure to fulfill the terms of the agreement. Normal wear and tear is not considered damage. Since most damage is minor, we ask guests to **please notify us as soon as possible so repairs may be made before the next guest’s arrival.** You agree that any charges due to intentional damage or theft to the Stone Cottage due to either carelessness or deliberate actions of guest(s) or invitees of guest(s) shall be paid immediately upon request. No charges will be made to your card without your notification.
14. **LIABILITY:** The Owners are not responsible for any accidents, injuries or illness occurring while guests are on the premises. The owners are not responsible for the loss or damage to the personal belongings, valuables or vehicles 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 they invite to use the premises.
15. **DEPARTURE:** Please make sure to leave the cottage as you found it. Please do not strip the bedding or do any of our laundry. Take garbage to the outside receptacle, (if the recycle does not fit in blue bin under the sink there is a large bin behind our garage at the house.) No dirty dishes in the sink. Keys should be left in the house and the doors locked behind you.
16. **CANCELLATIONS & REFUNDS:** A 50% deposit is required to book. Cancellations made at least 30 days before check-in will get back 100% of the amount they've paid. Cancellations or changes that result in a shortened stay or that are made within 30 days of the arrival date, are subject to forfeit the reservation deposit. Early departure does not warrant any refund of rent or deposit.

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

Name _____ Daytime Phone _____

Address _____

Signature _____ Date _____

please list the names of each registered guest (not including you) below:

Guest #1 Name _____

Guest # 2 Name _____

Guest# 3 Name _____