

WINDRIDGE CABIN

RENTAL AGREEMENT

This rental agreement made and entered into this ____ day of _____, 2019 by and between the undersigned Owner(s) and Renter, witness;

That the Owner(s), in consideration of the rents to be paid and the covenants and agreements to be performed by the renter, has rented the described premises, situated in the County of Hocking, and the State of Ohio, known as Windridge Cabin, 18663 Harble Griffith Rd., Logan, OH. 43138.. Said rental is for the following time period:

CANCELLATION POLICY

If you cancel your reservations more than 14 days prior to the arrival date, you will receive a refund minus a \$45.00 cancellation fee. If you cancel 14 days or less to arrival date, you will not receive a refund and the remaining balance will be charged to the credit card on file.

Owner(s) and the Renter further agree as follows.

1. Renter agrees to abide by the following rules and regulations and understands that violation of any of the following is grounds for immediate eviction and forfeiture of all rents.
 - A. Discharging of any fireworks on the premises.
 - B. Additional \$25 fee for pet dog
 - C. Possession of any illegal substances is prohibited.
 - D. Excessive noise caused by persons, by electronic or musical equipment after 10:00 PM will be cause for eviction.
 - E. Excessive nuisance as determined by the landlord caused by renters will be cause for eviction.
 - F. All children must be under adult supervision at all times, and renter will be responsible to compensate Owner(s) for any damages caused by children or parents occupying the rental premises.

2. OCCUPANCY:

Windridge Cabin is a 4 bedroom cabin

- maximum 1

Any party exceeding this number will be asked to leave and the balance due upon the reservation will be charged to the credit card on file.

Renter agrees that the premises will be used for residential purposes only and will be occupied only by the following: _____

And the premises will not be used or allowed to be used for any unlawful purposes deemed hazardous by the Owner's insurance company because of fire or other risk. The Renter will conform with and obey all laws and ordinances, rules, regulations, requirements, and other orders of all governmental agencies or subdivision having jurisdiction on said premise and the use and occupancy thereof. Owner(s) not responsible for Acts of God.

3. **ASSIGNMENT:** Renter shall not assign or sublet this agreement.

4. **LIABILITY:** **This is a working farm, renter is responsible for all actions on the property.** Renter agrees to assume all responsibility for any accident, injury or damage that may result in or about the premises, to persons or property, and that the Owner(s) or agent of the premises shall not be held liable, or

responsible for such injury, accident or damage. Renter assumes the risk
Of the rental facilities and
agrees to save harmless and indemnify the Owner(s) from any and all claims and
liability of any nature which may arise by reason of the use of the same renter or
others using the same during renter's occupancy.

5. **VACATING PREMISES:** Upon termination of the agreement, Renter shall
yield immediate possession to the Owner(s). Renter agrees to vacate premises
in clean condition and in as good condition as when entering, and to leave
forwarding address with Owner(s) or Owner's agent. No refunds will be made for
vacating prior to the end of the rent period and no rents will be pro-rated. Please
understand that refunds cannot be made due to mechanical failures or acts of God.

6. Any part hereof or in fulfillment of the agreements herein specified to be fulfilled by
the Renter or if any waste be committed or unnecessary damage done upon said premises
the Owner(s) may at the Owner(s) election at any time enter into possession of said
premises if necessary file an action in forcible entry and detainer, and sue for recover for
legal fees and damages accrued or accruing under this agreement or arising out of any
violation thereof.

7. Damages caused by Renter will be paid for by the Renter. Inspection of the premises
will be made by the Owner(s) after termination of rental period.

- A. **NO CANDLES; NO FIREWORKS; Do not pull or park in the yard.**
- B. **Balance of reservation is due upon arrival. NO CHECKS.**
- C. Please place dirty dishes in dishwasher and start prior to check out.
- D. **CHECK IN: 3:00 PM CHECK OUT: 11:00 AM**
- E. **NO VISITORS WITHOUT OWNER AUTHORIZATION**
- F. **NO SMOKING INSIDE OF CABIN. (\$300.00 fumigation fee will be
charged to the credit card on file if policy is broken).**
- G. **WIFI and Internet are not provided**

Please sign and return A.S.A.P. to: (agreement must be returned before check-in can occur)
Windridge Cabin
18663 Harble Griffith Rd.
Logan, Ohio 43138
E-Mail: pjeanmo@hotmail.com

Renter _____

Signature _____

Address _____

Thank you,
Windridge Cabin