HTY
PROPERTIES LLC

Welcome to

SURPRISE SURPRISE!

We're so glad you're here!
Relax. Unwind. Make yourself at home.



Hosted by Tom & Heather

RELAX
You're on vacation!

EXPLORE
Make memories in Arizona.

ENJOY
Soak up the sun & have fun!

MAKE MEMORIES
We're happy to be part of your stay!

THANK YOU FOR CHOOSING HTY PROPERTIES LLC | WE HOPE YOU HAVE AN AMAZING STAY!

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HOUSE RULES

Things to Know:



NO PETS:

We ask that you make other plans for your furry family member.
We are allergic! An additional cleaning fee of $500 will be assessed for this broken rule.



NO SMOKING:

If you prefer to smoke/vape please go outside.
Please properly dispose of cigarette butts, as they can be a fire hazard.



NO PARTIES OR EVENTS



POOL EQUIPMENT:

Please do not adjust any pool equipment located on the side of the home. The system is professionally programmed and monitored.
If you need the pool or spa adjusted, please contact us. Unauthorized changes that require a service call, equipment reprogramming, will be charged to the guest for the actual cost incurred, which may exceed $500.



CHECK IN:
4:00 PM

CHECK OUT:
12:00 PM



QUIET TIME:

Please respect the neighbors and keep noise levels down between **10:00 PM - 7:00 AM**



FOOD AND DRINK:

All food and drink must be kept out of the carpeted areas.
Please do not sit on furniture with wet swimsuits or towels.



DAMAGE AND INCIDENTALS:

You will be responsible for any damage to the property caused by you or your party during your stay. Please get in touch with me if anything is damaged.

Enjoy your stay! ♡

CHECK-OUT

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Check out is **12 PM.**



Clear the **refrigerator** of all personal food and beverages.



Load all **dirty dishes** into the dishwasher and start it.



Strip used **linens** (leave the mattress cover on) and **towels** and leave them on the floor.



Dispose of all **trash** in the outside bins.



Return all **pool toys** to the pool bin or shed.



Leave the **garage door opener** on the kitchen island.



Collect all **personal belongings** before departing.



Turn off all **lights** throughout the home.



Secure the property by placing the security bar in the back door and locking the front door upon exit.



Safe travels!
We look forward to hosting you again.



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INSIDE THE HOME

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WIFI: Surprise Surprise
PASSWORD: Funinthesun

TV'S: Each room has a smart TV. If you don't have a streaming subscription you can watch Samsung TV. Please leave the remotes on the nightstand upon checkout.

LIGHT SWITCHES: Each room has 3 switches on the wall, light, fan, and outlets. The first switch in the master is for the outlets, and the middle switch in all other rooms is for the outlets. Please check that your phone or other devices are charging, and if not try a different switch on the wall. The living room fan can operate with or without the light on, but the light won't turn on without the fan running. (I know it doesn't make sense to us either:)

FRONT DOOR ENTRY: Please ensure you push the lock on the front door lock to ensure it locks each time upon exit.

BACK DOOR: The sliding glass door has a safety handle on it. You must use the top latch (sits about 6 feet high) to open the door. Use the security bar to lock the door.

GARAGE DOOR OPENER: Located on the kitchen island at check-in. Please ensure to return it prior to checkout.

FIRST AID KIT: Located in the cupboard above the washer

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PATIO / BACKYARD



BBQ:

The BBQ is hooked directly to gas. To light, simply turn the knob and push the button to start. If it doesn't light, there is a lighter below to manually light the grill.



PATIO DOOR:

That patio sliding door is equipped with a safety feature for access to the pool area. To open the door you have to use the top handle to open the door, which sits about 6 feet high. The door is spring loaded so it will close automatically.



PATIO DOOR BLIND:

The patio door has an automatic blind. You can open the blind with the remote to the left of the door handle. Please don't remove the remote from where it is on the wall. If the remote is lost there will be a $500 fee to replace the remote.



TRASH:

Garbage and recycling cans are located on the south side of the house. Trash pick up is on Monday morning, please take the cans out to the curb Sunday night and bring them back by Monday evening.
The neighbor helps us with this as well.



The pool is serviced each Monday,
and pest control on a quarterly basis.

Thank you for helping us care for our home!

Enjoy your stay!

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ENJOY YOUR STAY!

HEATING THE HOT TUB & CONTROLS

HEATING THE HOT TUB

1. If the first button on the bottom left does not say **Spa**, push **Pool** firmly until **Spa** appears.
2. Make sure **Filter** is **ON** (button should be lit).
3. Press **Heater 1.**
4. The spa will automatically heat to **100°F.**
5. Heating typically takes **20–40 minutes**, depending on the outdoor temperature.



PLEASE TURN OFF "HEATER 1" WHEN YOU'RE FINISHED USING THE SPA.

If the spa heater is not turned off at night, the pool will start heating the following morning **and you may incur a pool heating fee.**

On the screen, **"Heater 1 Auto Control"** will update to **"Heater 1 Manual Off"** when the heater is off.

SPA JETS

Press **MORE** → **Spa Jets.**
Press **Spa Jets** again to turn them off.

SPA LIGHT

Press **MORE** → **Spa Light.**

POOL LIGHTS

Press **Lights.**

WATERFALL

Press **MORE** → **Waterfall.**
Press **Waterfall** again to turn it off.

THANK YOU!

Thank you for helping us conserve energy.
Enjoy your stay! ♡

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OTHER POOL CONTROLS



POOL LIGHTS:

Touch the “Lights” button.



WATERFALL:

Press “MORE” than “Waterfall”. Turn off the waterfall by pushing the same button, so that it's no longer lit up.



SPA LIGHT:

Press “MORE” then “Spa Light”



POOL VACUUM:

The pool vacuum will come on each day when the filter is on the pool. You can remove the vacuum by carefully detaching the hose from the pool (Please DO NOT take it out and leave it plugged in, it will damage the pool equipment and you will incur a charge). Please put the vacuum back in the pool each night to ensure a clean pool the next day.

Thank you for taking care of our home!

Enjoy your stay!

OPERATING THE POOL

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Don't hesitate to reach out **801-472-4777** if you have questions

There is no Lifeguard on duty, swim at your own risk.

POOL REMOTE:

Touch screen remote is located on the kitchen countertop by the fridge.
The remote needs to stay on the charger, the battery only lasts a few minutes when removed from the base.
Touch the screen for it to light up.
Be patient when using the remote, it takes some pressure and time for controls to change once touched. When a button is highlighted it is on.
"Pool" / "Spa" are the same button, press to switch between the two to operate each one. Only one can heat at a time.

The pool and spa filters are set up to run on a timer(pool 6:00 AM - 4:00 PM. Spa 7:30 PM - 10:00 PM), please do not tamper with the pool equipment or settings unless confirmed with the host (an additional fee will be charged for changing settings or a pool temperature change without prior communication).

POOL HEATER:

Optional Pool heating fee of $75/day.
The pool heater is preset to 87 degrees. If previously discussed heating the pool, make sure the pool filter is on ("Filter" button should be lit up) and then touch the "Heater 1" button on the remote.



(Pool is Heating)



(Pool Heater is off)

Please turn off the heater when your stay has come to an end, otherwise the pool will continue to heat each day.

When the heater is off you will see the screen say "Heater 1 Manual Off".

The pool is serviced each Monday, and pest control on a quarterly basis.

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NEST SMART THERMOSTAT

Quick Guide

THANK YOU FOR HELPING US CONSERVE ENERGY!

A few simple steps keep our home comfortable for everyone.

ADJUST TEMPERATURE

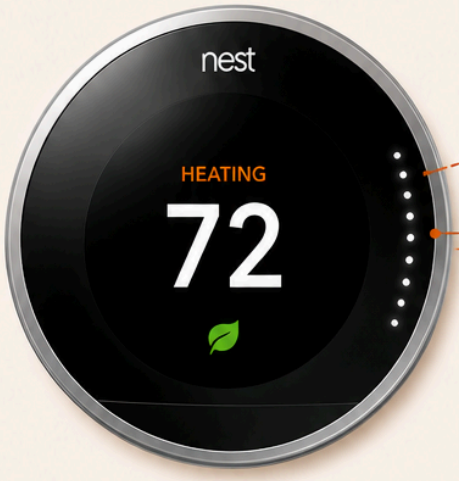
1. INCREASE TEMPERATURE

Swipe your finger up on the right edge of the thermostat to increase temperature.

2. LOWER TEMPERATURE

Swipe your finger down on the right edge of the thermostat to lower the temperature.

The thermostat will show the new temperature and begin adjusting automatically.



Swipe up to increase temperature

Swipe down to lower temperature

STEP-BY-STEP MODE SWITCH

1. WAKE THE SCREEN
Tap the touch bar on the right side of the thermostat.

2. OPEN THE MENU
Tap the touch bar again to bring up the main menu icons.

3. SELECT MODE
Swipe down on the touch bar until you highlight the Mode icon (it looks like a temperature wave or a gear, depending on your current screen). Tap to select it.

4. CHOOSE HEAT
Swipe up or down until you see Heat.

5. CONFIRM
Tap the touch bar to select it. The screen will turn orange to confirm it is now in heating mode.

TIPS FOR COMFORT & SAVINGS

Cool (Summer)
72° – 76°

Heat (Winter)
68° – 72°

Please keep doors & windows closed while the AC or heat is on.

Using ceiling fans can help you feel cooler and save energy.

Thank you for helping us keep our home comfortable for everyone!

Enjoy your stay!

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LOCAL FAVORITES

Restaurants worth checking out with great Happy Hours & Patios!

- Copper + Rye
- Firebirds Wood Fired Grill
- Cooper's Hawk Winery & Restaurant
- Cold Beers & Cheeseburgers | Sports Bar & Restaurant
- Lou Malnati's Pizzeria

Grocery Stores Nearby:

- Frys - 13982 W Waddell Road
- Walmart - 14111 N Prasada Gateway Ave
- Safeway - 17049 W Bell Road

Fun Things to do:

- **Outdoor Recreation**
  - White Tank Mountain Regional Park
  - Pickleball at nearby park - 16089 N Bullard Ave
    (Rackets and balls are in the garage)
- Wildlife World Zoo, Aquarium & Safari Park
- Lake Pleasant
- Salt River Tubing - Tubes are supplied in the garage



- **Golf**
  - The Grand Golf Club
  - Arizona Traditions
  - Coyote Lakes
  - Cimarron
  - Desert Springs
- **Sports**
  - Surprise Stadium - Kansas City Royals and Texas Rangers Spring Training Fields
  - Peoria Sports Complex - Seattle Mariners and San Diego Padres Spring Training Fields
  - Camelback Ranch - LA Dodger and Chicago White Sox spring training Fields
  - Arizona Cardinals @ State Farm Stadium football (Sept - Jan)
  - MLB Arizona Diamondbacks (Apr - Oct)
- **Luke Air Force Base**
- **Shopping**
  - Tanger Outlets - 15 miles
  - Fashion Square Mall Scottsdale - 44 Miles
  - Old Town Scottsdale – 42 Miles

Thank you for choosing our home!

♡

Enjoy your stay!

♡

HTY

PROPERTIES LLC

BOOK DIRECT

to Save ♡

Contact us directly
for our **best rate.**

Call or Text Heather

951-751-8661

HTYPROPERTIES.COM

Scan to explore our homes

We'd love to welcome you back! ♡