



COTTAGE & VILLA RENTAL AGREEMENT

ARRIVAL CHECKLIST

- Please check-in at the marina office upon arrival. If you will arrive after business hours, please contact the office to arrange a late check-in.
- Check in time is guaranteed by 4:00pm CST. No check-ins prior to 12:00 Noon, unless cottage is vacant.
- We require guests checking in to be at least 21 years of age and to present a credit/debit card for incidentals and a photo ID upon check-in.

DEPARTURE CHECKLIST

- You may bring the keys to the marina office between 7:00am and 10:00am CST to check out. If you are departing prior to 7:00am CST, you may leave the keys in your cabin. Please completely vacate the cabin and remove all personal items prior to the 10:00am check-out time, so housekeeping can clean your unit for the next arriving guest. No refund for early checkouts.

POLICIES

- Please see your email confirmation for a list of what is provided and items to bring.
- No pets allowed in, on, or around any rental accommodations. This includes porches, truck beds, etc.
- Primary renter must be at least 21 years of age.
- No personal grills allowed on porches or in cottages. Charcoal grills are provided near your cottage.
- Absolutely no gasoline or other flammable material is allowed in cottages or on porches, docks, or walkways. All boats must be fueled at a marina.
- The use of fireworks on resort property is strictly prohibited.
- No boats or watercraft are to be docked on the shoreline. All boats are to be registered at the Marina Office.
- Overnight dockage is not included in the cottage rental fee.
- All boats are to be registered at the Marina Office for appropriate dockage.
- No batteries are to be brought into cottages. No extension cords are to be ran from cottage to boats or vehicle batteries. (Covered dockage with electric is available for rent.)
- No loud noises, parties or celebrations are allowed. After 10:00pm, all of Sunset's property enters a quiet period until 8:00am.
- Do not clean fish in cottages or on cottage porches. Fish cleaning stations are available on the property.
- Specific cottage number requests are not guaranteed unless you have a week (seven night) reservation, even if you booked online.
- Making changes to reservation could result in a fee of up to \$100.
- The renter agrees to pay Sunset for any reasonable attorney's fees or costs incurred including discretionary costs and court costs in any action formal or informal or legal proceedings to collect any amount due to Sunset by renter on any transaction or business between parties.
- Renter gives Sunset Marina permission to charge the credit/debit card on file for any damage to rental equipment or facilities during rental period.

CANCELLATION POLICY

This is a very seasonal business, with little walk-in traffic, which necessitates a firm cancellation policy:

More than 60 day notice: \$50 forfeit.

45 - 60 day notice: \$100 forfeit.

30 - 45 day notice: \$150 forfeit.

Less than 30 day notice will result in a forfeit of total balance paid.

If Renter cancels this agreement less than 30 days prior to arrival date, Renter shall be obligated to pay ALL RENTAL payments specified in this agreement, and all monies received will be retained.

ACKNOWLEDGEMENT OF TERMS

By signing this agreement, you confirm that you understand the terms of this rental agreement. Reservation will be confirmed with receipt of payment and/or signed rental agreement. Receipt of payment confirms your understanding of our rental agreement and cancellation policy.

Renter's Name (Print): _____

Renter's Signature: _____

Date: _____