arizona & away
VACATION RENTAL HOMES

RENTAL
AGREEMENT

TRIPLE "EH" RENTALS | RUDY AND TERESA KRAUSE
626 TWIN BROOKS BEND | EDMONTON, ALBERTA | T6J7E2 | CANADA
PH 780-433-4346 | CELL 780-984-9151

THIS LEASE:

Made and entered into on _____

between Rudy & Teresa Krause - {LESSOR}

LESSEE{s}:

Name: _____

Street Address: _____

City, State, Province: _____

Email: _____

Phone: _____

The Lessor, in consideration of said rental agreement, hereby leases, under the terms and

conditions set forth, the property described as: _____

THE PARTIES COVENANT AND AGREE AS FOLLOWS

1   LEASE TERMS

The term of this lease shall be for a period of _____, arriving on _____, and departing on _____.

2   CHECK-IN AND CHECK-OUT TIMES

Check-in for lessee is no earlier than 2:00PM on the day the lease commences, unless previously agreed in writing. Check-out is at 10:00AM on the last day of the lease.

3   RENTAL RATE

Total rent amount shall be the sum of:_____ Canadian Funds plus $200 cleaning fee. Due upon booking.

4   RENTAL RETAINER

Lessee agrees to pay a Rental Retainer which is the first month rent or in the case of a month or shorter the retainer shall be half of the rent for that time period. Plus A $200 cleaning fee. In a certified check or money order. In Canadian funds. The retainer for this property shall be:_____, Canadian Funds Please include cleaning fee with the retainer amount. There will be a $50 dollar charge for all NSF checks.

5 CANCELLATION POLICY

If the reservation is canceled the deposit will not be refunded.

6 CHECK-OUT

Prior to check-out all dishes should be washed and put away. Beds may be left unmade and sheets and pillows left on. Towels should be placed in the laundry hamper or bath tub. Make sure all doors and windows are locked and shut, and thermostat turned off. All keys to be left on the kitchen table.

7 ASSIGNING AND SUBLETTING

Lessee agrees not to assign this lease, nor sublet the leased property. Number of Occupants _____. Guests other than the amount stated here is prohibited without our consent.

8 SURRENDER OF PROPERTY

At the expiration of the lease, Lessee agrees to return peaceable possession of the said property in as good condition as received. Check-out is no later than 10:00AM on the **LAST DAY** of the lease, unless previously agreed in writing.

9 OTHER CONDITIONS

The property is non smoking and non pet. If a pet is found in the unit the renter is subject to immediate eviction, and no refund will be given.

Please leave the B.B.Q. clean and full as you found it.

We may enter the premises in the event of Emergency, make repairs or improvements or to show the property. We will give the renters 48 hours notice.

10 FORM OF PAYMENT

We will accept Cashier Cheque or Money Order made out to: Teresa Krause. The **amount owing** may be given to _____ or mailed to Teresa Krause prior to your arrival.

The undersigned acknowledge no agreement, verbal or applied other than which is contained herein.

Lessee:_____ DATE _____

Lessor:_____ DATE _____