

Mountain Rental FAX Application

Please print out and read carefully, then FAX the last 2 pages to **1-866-423-9107**.

Questions? E-mail us at michael@mountain-rental.com, go to online FAQ section, or call us toll free at 1-866-423-9107 (in GA 770-441-1004).

1. **CHECK AVAILABILITY** for the cabin and dates you want. Weekly guests get first priority. See our website for details.
2. **Figure out the cost of your stay**, then add up the total and write it down in the spaces provided on the Application.
3. **PAY FOR YOUR CABIN** by calling us at **1-866-423-9107** and giving us your credit card information. If you prefer to pay with your checking account, we will send you a *PayPal* invoice by e-mail to pay online but you will still need a credit card to secure the cabin.

NOTE: If you do not own a credit or debit card, you must book your stay at least 14 days in advance and pay for your cabin in full at the time of reservation PLUS an additional \$100 to the total amount as a refundable SECURITY DEPOSIT. This deposit will be added to your invoice and refunded to you within 30 days of check-out, minus any balance due or damage fees as per Item #7 on the Lease Agreement.

4. **FAX APPLICATION & AGREEMENT** to us toll free at **1-866-423-9107** (or 770-441-1004). If paying your balance by post-dated check, please also fax a copy of this check before mailing.
5. **WAIT FOR VERIFICATION.** Do NOT leave for your trip without receiving your **final confirmation** and **Welcome Packet** via e-mail address given.

Booking Policy: Reservations made on a first come-first served basis. To hold your spot we need your 1) application, 2) signed agreement, *and* 3) payment. At least half of the total amount is due at the time of booking, with the balance due not later than 30 days before arrival. If paying by check and full payment is not received by the due date, we shall process the balance through your credit card. Also, if applying at the last minute, no one will be allowed on the premises unless we've received full payment and completed forms at least 8 hours before arrival.

Cancellation Policy. Cancellations 30 days or more before arrival will receive a full refund within 60 days of notice, minus a \$25 cancellation fee. Those who cancel within 30 days of stay forfeit all monies paid unless the spot can be re-rented. Then, any refund paid will be based on new rental fees received minus a \$50 cancellation fee.

Insurance. Sorry, but we can't control your health, circumstances, or the weather. We urge you to buy some inexpensive travel insurance to cover you in case your trip must be cut short or cancelled for any reason. See Trip Insurance Store for a price comparison at www.tripinsurancestore.com, and invest in snow tires or chains for winter travel.

Application for CUPID'S COVE

FAX Application and Agreement forms to **1-866-423-9107** (or 770-441-1004) and pay according to instructions. Please print clearly. Applicant must be 21+ and guest at cabin.

1. Name: _____ **Today's Date** _____

Address: _____

City _____ **State** _____ **Zip Code** _____

No. of Adults: _____ Under 21: _____ ; Total Guests: _____

Phone(day): _____ Ph (nt) _____ Ph (cell) _____

FAX: _____ E-mail: _____

2. Dates: Check-in Date (after 3 pm): _____ Check-out Date (by 11 am): _____
Total number of *nights* you plan to stay: _____ (2 minimum)

3. Figure Cost of Your Stay:

Rates are subject to change any time, and there is a maximum of 4 guests allowed. Weekly rentals preferred; stays of less than 6 nights not accepted for peak stays until within 30 days of arrival. For example, you can apply for a stay on Dec. 2-4 (regular) at any time. However you must wait until Oct. 25th for a Nov. 25-27th (peak) stay.

_____ Nights @ 79 = \$ _____ (Off-season rate: Jan – May, except for Peak dates)

_____ Nights @ 89 = _____ (Regular rate: June – Dec, except for Peak dates)

_____ Nights @ 109 = _____ (Peak rates are in effect for Fri-Sat during the Summer, the whole month of October, and for all days surrounding and including holidays: July 4th, Labor Day, Thanksgiving, Christmas, New Years, Valentines Day, Easter, and Memorial Day.)

OPTIONAL FEES:

_____ Pets staying = _____ (\$75 for 1 or 2 *small* pets – less than 35 lbs each)

\$50 Cleaning Fee = _____ (Required for all stays less than 6 nights)

SubTotal = _____ (Use this number to figure taxes below)

REQUIRED FEES:

Add Tenn. Tax = _____ (**Required 14.25%** TN sales & lodging taxes)

Total Amt Due = \$ _____ (Due with Application. If no credit card, \$100 will be added as a refundable security deposit)

Below is for Office use only:

Amount Paid: \$ _____ V/MC/D/Am; No CC Dep Added ___ Inv sent ___ ; Agmt ___ CalHA ___ CalWeb ___
CalWall ___ Conf ___ WP ___ BDep1 ___ QB ___ MRep ___ 30day ___ BDep2 ___ QB2 ___ RefAmt ___ Date _____

LEASE AGREEMENT

I, the undersigned, agree to the following terms and conditions for short-term cabin rentals:

- 1. OCCUPANCY:** Maximum occupancy for both children and adults is 4 persons. Applying guest must be 21 or older, staying at the cabin, and approved in advance by Global Property Services, Inc., Michael Craig, and/or their assigns (hereinafter referred to as "management" or "GPS"). The only exception is married couples 18 and over.
- 2. CHECK-IN time is after 3 pm** on the day of arrival, and **CHECKOUT time is before 11 am** on the day of departure. Failure to abide by these times will infringe on our ability to prepare for the next guest and may incur an additional nightly fee at management's discretion.
- 3. NO SMOKING ALLOWED** inside the cabins, and no hunting carcasses allowed. No pay-per-view orders allowed.
- 4. MAID SERVICE.** The cabin is cleaned before your stay. A one-time \$50 cleaning fee is required for all stays of less than 6 nights. One set of linens is provided for each guest and bed sheets are provided according to the number of guests attending and anticipated beds used.
- 5. PETS & MINORS.** A one-time pet fee of \$75 is required for up to two small cats or dogs weighing 35 pounds or less each. This fee is payable in addition to rent and other fees. Children under 18 must be supervised at all times by the applying guest - a responsible adult 21+ years.
- 6. RULES & REGULATIONS.** Guests are responsible for reading and agree to comply with each cabin's rules, regulations and Check-Out duties as explained in the Welcome Packet and posted at the cabin. Any extra charges explained by letter or e-mail, along with the amounts charged, and any disputes shall be adjudicated according to Tennessee law.
- 7. LOSS OR DAMAGE.** Should any loss or damages be incurred during the course of your stay (other than normal wear & tear, cleaning & linens), balance is not fully paid, or terms of this Agreement are otherwise violated, management is hereby authorized to deduct up to \$250 from your credit card for payment of said loss or damages, and to request and receive additional payment from guests for losses or damages exceeding that amount.
- 8. REQUEST TO VACATE.** Our rental is privately owned, and the owners and management reserve the right to refuse service to anyone, and to inspect the property if illegal or harmful activity on the premises is suspected. If such activity is suspected and occupants are asked to leave by management, they shall do so immediately (forfeiting any and all refunds) or be subject to immediate eviction by local law enforcement without appeal.
- 9. LIABILITY.** Management is not responsible for accidents, injuries, travel mishaps, to and from the rental, or inconveniences to members of the guest's party. Guests are hereby given NOTICE that travel and health insurance covers most such liabilities, and may be purchased for a small extra fee from a third party.
- 10. An EXTRA \$25 CLEANING FEE** will be incurred for each of the following: putting wet bathing suits, clothing or items on the indoor furniture, cushions, or beds; getting sand or debris in the hot tub; not stacking dirty towels and linens; not cleaning the grill & stovetop after use; not bagging all garbage and placing it securely in outside trash containers for collection; not sweeping the floors and cleaning up spillage or spots; and not returning games, videos, & other items to their proper place for others to enjoy. **A \$25 fee will also be charged** if we have to wash your dishes, clean out grill ashes; re-arrange furniture; or do extra cleaning, including removal of stains from rugs or furniture.
- 11. CANCELLATIONS.** Cancellations made before 30 days of arrival shall be refunded the full amount, minus a \$25 processing fee. All cancellations made within 30 days of arrival will receive the amount paid if the cabin is re-booked for the same dates, minus a \$50 processing fee. All refunds made within 60 days of cancellation notice.

Signed: _____ Dated: _____