

SHORT TERM RENTAL AGREEMENT

This Short Term Rental Agreement (the "Agreement") is made by and between Pelican Bay LLC ("Owner") and the Guest as of the booking date. For good and valuable consideration, the sufficiency of which is acknowledged, the parties hereby agree as follows:

1. Property: The property is located at:
8777 E. Cana Island Rd
Baileys Harbor WI 54202

The property is furnished and includes bedding, towels, staple pantry items, cookware, grill with propane tank, and other miscellaneous items available for use during your stay.

2. Maximum Occupancy: The maximum number of guests is limited to 18 people.
3. Term of the Lease: The lease begins at 4:00 pm CST on the Check-in date and ends at 11:00 am CST on the Check-out date. The guest will be responsible for payment of the entire term of the lease.
4. Rental Rules: Guest agrees to abide by the **Rental Rules** (following below) at all times while at the property and shall cause all members of the rental party and anyone else Guests permits on the property to abide by the following rules at all times while at the property.
5. Damage Deposit: A damage deposit of \$250 is due when a reservation is made. The deposit is for security and shall be refunded within 14 days of the Checkout Date provided no deductions are made due to:
 - a. Damage to the property or furnishings
 - b. Excessive dirt or other mess requiring excessive cleaning
 - c. Late checkout that interferes with cleaning service personnel
 - d. Or any other cost incurred by Owner due to Guest's stay excluding cost of replacement of normally consumable items supplied with the property

If the premises appear dirty or damaged upon Check-in, Guest shall inform property manager immediately.

6. Cancellation Policy: If guest wishes to cancel his/her reservation, the collected deposit and rent monies will be refunded as follows:

100% if cancelled 30 days prior to the Check-in Date

50% if cancelled 14 days prior to the Check-in Date

8. Insurance: We encourage all renters to purchase traveler insurance.

Guest Signature: _____ Date: _____

Guest Name Print: _____

RENTAL RULES

1. Smoking is allowed outside only.
2. People other than those in the Guest party set forth above may not stay overnight in the property. Any other person in the property is the sole responsibility of Guest. Guests are not allowed to exceed the occupancy limit agreed to above.
3. Guests should not create excessive noise at a level that disturbs neighbors.
4. The owners are not responsible for any accidents, injuries or illness that occurs while on the premises or its facilities. The Owners are not responsible for the loss of personal belongings or valuables of the guest. By accepting this reservation, it is agreed that all guests are expressly assuming the risk of any harm arising from their use of the premises and accessories made available to themselves or others whom they invite to use the premises.
5. Internet/Telephone: The property has Wi-Fi internet access. There is no phone and cellular service is generally poor. The internet is not intended for streaming but is sufficient for typical use e.g. web browsing, email, messaging.
6. Swimming, kayaking, and general use of the pier is allowed at your own risk. Minors should always be supervised by an adult when kayaking and/or using the pier. Water shoes are strongly suggested for water frontage around pier. The owners are not responsible for any accidents, injuries or illness that occurs due to these activities. By accepting this reservation, it is agreed that all guests are expressly assuming the risk of any harm arising from these activities to themselves or others whom they invite to use the premises.
7. Keep the property and all furnishings and accessories in good order.
8. Only use appliances for their intended uses.
9. Pets are NOT allowed.
10. Vehicles are to be parked upon the driveway parking spaces only. Parking on the road is not permitted. Any illegally parked cars are subject to towing; applicable fines/towing fees are the sole responsibility of the vehicle owner.
11. Housekeeping: For stays less than seven days, there is no daily housekeeping service. For stays of seven days or longer, one full cleaning each week is provided. While linens and bath towels are included in the unit, daily maid service is not included in the rental rate. We suggest you bring beach towels. We do not permit towels or linens or other bedding to be taken from the property.
12. Garbage: Any garbage must be stowed in the proper garbage or recycling receptacle, located next to the garage.
13. Fireplace: The fireplaces are gas fireplaces. Please do not use wood in the fireplaces.

14. Consumables: A starter supply of toilet paper, hand soap, dish soap and garbage bags are provided. Any additional supplies of these are the guest's responsibility.
15. Grill: A gas grill and propane is provided for guest's use. Grill cleanup is the responsibility of the guest. If more propane is needed, the guest should refill and send a copy of the receipt to Pelican Bay LLC for reimbursement.
16. Water and Septic: The property uses a well and septic system. The well is regularly tested and is safe to drink. Some do not find well water to their liking, if so, bottled water is the responsibility of the guest. DO NOT FLUSH anything other than toilet paper. No feminine products should be flushed at any time.
17. Storms: No refunds will be given for storms. We highly recommend four-wheel drive vehicles during the snow months. We do not refund due to road conditions.
18. Lost and Found Policy: Pelican Bay LLC is not responsible for lost, stolen items or for items left behind upon departure. If you believe you left something behind, please contact Pelican Bay LLC and we will be happy to attempt to find the items and return them to you.
19. Dishes: All dishes must be cleaned and stored in their proper place. Failure to clean dishes will result in \$50 deduction from your deposit.
20. Food: Any food brought by the guest should be removed at departure. Failure to do so will result in a \$50 deduction from your deposit.