

Date: \_\_\_\_\_

Owner(s): Joseph Fisichelli, Trustee \_\_\_\_\_

Tenant(s)/Occupant(s): \_\_\_\_\_

Home Address: \_\_\_\_\_

Phone Number

Date(s) of Rental Stay: \_\_\_\_\_

Total Rent Due: \_\_\_\_\_

50% Deposit \* \_\_\_\_\_ due upon reservation, paid via certified or personal check only

Balance Due \*\* \_\_\_\_\_ due no later than fourteen(14) days prior to arrival, via certified or personal check

**Rules/Regulations:**

- \* Check-In is at 4:00pm, sooner if room is ready; Check-Out is at 11:00am
- \* No Smoking, of any kind, shall be permitted inside the unit. Smoking is permitted on outside, covered deck only. If caught smoking inside the unit, A fine of \$150 for cigarettes & \$350 for cigars will be charged to your account.
- \* One (1) vehicle is allowed in designated parking spot specified for the unit
- \* Housekeeping IS NOT included during your stay, Housekeeping can be provided at Guest's costs, please tell office upon arrival & please cooperate with service staff. A gratuity is recommended at the end of your stay.
- \* The Tenant(s)/Occupant(s) understand that this unit in Eleganzia is managed by La Vista Resort and thereby agrees to adhere to any Rules and Regulations associated with there property, i.e., included, but not limited to, check-out, office, rules, pool, restaurant, et al.
- \* A phone is present, a credit card will be held at check-in to apply for Long Distance. Local is free.
- \* Any lost key(s) will result in a twenty-five (\$25.00) per key replacement fee
- \* Upon check-in, a major credit card along with your driver's license or passport will be required, a copy of which, will be made and held as a security deposit.
- \* No furniture, linens, towels, kitchenware, etc shall be removed or taken outside of the unit
- \* Only those tenant(s)/occupant(s) listed above shall be allowed to stay overnight in the unit, unless agreed to beforehand, either by owner or manager. A cost, at the sole discretion of the owner or manager, may be assessed for any additional occupants not previously authorized to stay.
- \* The property shall be locked while vacant at all times, especially for extended periods.
- \* Occupants, during the period of stay, shall be responsible for any damages to said property and/or broken items within unit
- \* **Cancellation Policy:** Any cancellation(s) made thirty (30) days or less before arrival will result in \$250.00 service fee charge except any cancellation(s) made within fifteen(15) days of arrival which will result in a \$750.00 service fee.
- \* **Refund Policy:** Full refunds will be made only under the following circumstances: a. The property is unfit for habitation and no equivalent substitute can be found; or if the property is rebooked for the scheduled stay period.
- \* **Liability:** The occupant(s) hereby agree that the owner(s), manager or booking agent for this rental unit are not responsible for personal injuries sustained on or at the property or to damaged, lost or stolen personal items belonging to said occupant(s). The occupant(s) are solely responsible for their safety & belongings.
- \* **Travel Insurance:** If possible, It is suggested you protect your vacation by purchasing insurance through travel insurance international or like kind.

**Both your signature(s) below and your payment for stay are your acceptance to this agreement in its entirety.**

\_\_\_\_\_  
occupant:

\_\_\_\_\_  
occupant:

\_\_\_\_\_  
occupant:

\_\_\_\_\_  
occupant:

\_\_\_\_\_  
occupant

\_\_\_\_\_  
owner