

River House - 782 Whitewater Rd - Demorest, Georgia 30535
Rental Liability Agreement

I _____ hereby request to rent **782**

Whitewater Rd Cabin on the Chattahoochee River .

I accept complete financial responsibility for any loss or damage to the cabin or to the equipment in the cabin, resulting from acts or omissions by myself or by members of my party, whether through carelessness, vandalism, or otherwise, and understand that the costs to replace or repair any damaged items will be deducted from my security deposit.

I agree to familiarize myself and each member of my party with the rules in the cabin information binder; I accept responsibility for compliance with such rules by each member of my party.

If bringing pets: I understand that the pet fee I paid is non-refundable, and any damage to the property that occurs due to my pet will be deducted from my security deposit. Pets that shed throughout the house will be charged extra for cleaning.

I understand that check-out is by 11:00 AM, and that if I stay past that time I will be subject to a late check-out fee of \$50.

This is a non-smoking house. If you smoke in the house, you will be responsible for a \$250 smoke cleaning penalty fee, to be deducted from your security deposit.

The rental deposit is non-refundable within 14 days of your scheduled arrival. Payment in full is required within 30 days of arrival. 50% deposit is required to block off the calendar for your visit. This deposit includes the total for cleaning and security deposit. Any trash or pets fees will be deducted from security deposit return. Security deposit is returned as soon as property mgr is able to get by the house for review.

This agreement is made pursuant to the laws of the State of Georgia and both parties agree that this agreement shall be governed by Georgia Law. Fulton County, Georgia, shall be proper venue for any litigation or legal claims involving this agreement.

This agreement may be signed in more than one counterpart, in which case each counterpart shall constitute an original of this agreement. Paragraph headings are for convenience only and are not intended to expand or restrict the scope or substance of the provisions of this agreement. Wherever used herein, the singular shall include the plural, the plural shall include the singular, and pronouns shall be read as masculine, feminine or neuter as the context requires.

I, as a result of signing this contract and renting the said premises, understand that I am responsible for reasonable attorney's fees from the other party for all matters, including but not limited to appeals, litigation, arbitration, mediation and/or administrative procedures.

RESPONSIBILITY FOR USE AND DISCLAIMER OF WARRANTIES:

You are responsible for you and your party's safety. You assume all risks inherent in the use of this cabin, swings on the property, and the river itself, and use of the item(s) in the cabin and agree

to assume the entire responsibility for the defense of, and to pay, indemnify and property owners harmless from, and hereby release property owners from, any and all claims for damage to property or bodily injury (including death) resulting from the use of said property, whether or not it be claimed or found that such damage or injury resulted in whole or in part from property owner negligence, from the defective condition of an item(s) or from any cause.

I understand that this CONTRACT may not be modified unilaterally and that full and complete execution of this CONTRACT, as written and not modified, is a prerequisite to making application for the rental of this cabin.

I agree to the terms, conditions, and obligations stated above in this Responsibility Statement and agree that any attempted modifications of the text of this Responsibility Statement may result in denial of my application to rent the cabin.

I have read and completely understand the foregoing, and I accept and assume the obligations imposed on me thereby, and the obligations imposed thereby on the members of my party, without qualification.

Signed #1: _____ Date:

Print Name: _____

Address: _____ City
_____ State _____ Zip Code: _____

Signed #2: _____ Date:

Print Name: _____

Address: _____ City
_____ State _____ Zip Code: _____

Pets (circle): Yes or No How Many _____

Send signed contract with check in the mail to address below 14 days before arrival:

**Kent Taylor
285 Morton Manor Ct
Johns Creek, GA 30022**