

Rental Rules Agreement

Property: 118 Ball Street Rockport, Texas 78382 Phone #361-463-5236.

1. CHECK-IN TIME IS 3 P.M. CST AND CHECK-OUT IS 11 A.M. CST.
2. This is a NON SMOKING house.
3. Pets are not permitted in rental house under any conditions.
4. DAMAGE/RESERVATION DEPOSIT- A damage/reservation deposit of \$200 is required. This must be received within seven (7) days of booking the reservation. The deposit automatically converts to a security/damage deposit upon arrival. The deposit is NOT applied toward rent; however, it is fully refundable within seven (7) days of departure, provided the following provisions are met.
 - a. No damage is done to unit or its contents, beyond normal wear and tear.
 - b. No charges are incurred due to contraband, pets or collection of rents or services rendered during the stay.
 - c. All debris, rubbish and discards are placed by the road, and soiled dishes are placed in the dishwasher and cleaned. One load of laundry is started.
 - d. All keys are left on the kitchen table and unit is left locked.
 - e. All charges accrued during the stay are paid prior to departure.
 - f. No linens are lost or damaged.
5. PAYMENT – Payment is required before arrival. The most convenient method is by credit card on our website (www.rockportbayhouse.com) Otherwise, you can make payments in the form of traveler's checks, bank money orders, cashiers checks, or personal checks payable to Gayle Rogers, Mail to 307 Champions Drive Rockport, Texas 78382 at least one week before arrival.
6. CANCELLATIONS – A forty-five (45) day notice is required for cancellation. Cancellations that are made more than forty-five (45) days prior to the arrival date will be given a full refund less a \$75 cancellation fee.
7. MAXIMUM OCCUPANCY- The maximum number of guests per home is limited to eight (8) persons. An additional charge of \$ 25.00 per person per night for guests in addition to eight (8) will be assessed. THIS PROPERTY REQUIRES A TWO (2) NIGHT MINIMUM STAY.
8. Longer minimum stays may be required during holiday periods. If a rental is taken for less than three days, the guest will be charged the three-night rate.
9. INCLUSIVE FEES – Rates include a one-time linen-towel setup. Amenity fees are included in the rental rate.
10. NO DAILY MAID SERVICE – 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.
11. RATE CHANGES – Rates subject to change without notice.
12. WRITTEN EXCEPTIONS – Any exceptions to the above mentioned policies must be approved in writing in advance.

By Signing below, I agree to all terms and conditions of this agreement.

Signature: _____ Date _____