

**Rental Agreement**

**\*\*Lundquist Realty & Vacation Rentals of Door County, LLC\*\***

10579 Country Walk Ln. Unit #24 Sister Bay, WI 54234

Phone #: 920-854-2368 Website: [www.lundquistrealty.com](http://www.lundquistrealty.com)

**MAILING ADDRESS: PO BOX 26 SISTER BAY, WI 54234**

This confirms your rental of the unit you reserved for the period specified. Check-in time is 4:00 P.M. or later. **Check-out time is 10:00 A.M.** Failure to check out on time **WILL result in extra charge** if not specified and noted with Lundquist Realty & Vacation Rental of Door County, LLC. prior to that day. **NO SMOKING ALLOWED at any property.** We reserve the right to refuse rental or discontinue occupancy if, in the opinion of this Agency, we see activity that is detrimental to the premises being rented. If maximum occupancy is exceeded, rent may be forfeited, and reservation immediately terminated. Please, keep **visitors to a minimum. NO fireworks and please do not disturb your neighbors. No pets of any kind are allowed at non-dog friendly properties. \$1,000 fee will be charged to credit card on file for pets (including pet remnants) found at non-dog friendly properties.**

**For Dog-Friendly Properties: Please read the attached Pet Property Instructions document. By signing this Rental Agreement, you are agreeing to abide by all rules within that document. If your pet does any noticeable damage to the property, the cost of the repair and/or clean up will be charged to your credit card. You are liable for the full amount of the damage.**

Renters are responsible for any damages that have occurred during their rental period. Repair or replacement will be charged to the credit card on file. We must have a valid credit card on file no more than 4 months prior to your arrival.

Rental units are to be left in good, clean condition. Please complete the Checkout List prior to your departure. **If the property is NOT left in the same condition as your arrival, you will be charged a \$150 cleaning fee.** House Rules must be followed.

In the event of **cancellation**, the payment we have on file is refundable if property is re-rented for the same time period as your canceled dates. **There will be no refunds for appliance, mechanical or plumbing failures, or for any unforeseen circumstances beyond Lundquist Realty & Vacation Rental of Door County, LLCs control.** We are to be notified of any issues immediately. Lundquist Realty and Vacation Rentals of Door County, LLC will do our best to keep all systems in good working order. Any failures will be fixed as soon as possible, in hopes to not disrupt your stay. Please note: it is out of Lundquist Realty & Vacation Rental of Door County, LLCs control if a property becomes no longer available. If your reservation is affected, we will do our best to provide you with comparable rental options. If we are not able to, you will receive a full refund.

All blankets and pillows are provided for your convenience. **You will need to bring your own sheets, pillowcases, towels & wash clothes unless you are staying at a linen property, which will be noted on our website and in your email confirmation upon booking. Please note, you will need to bring your own personal items such as toiletries, paper products, & garbage bags. There will be a starter or toilet paper, paper towel, soap and garbage bags for your convenience.**

Some rental units have phones for local calls. Any Emergency messages can be left at our office and will be delivered to your rental unit or can be picked up during office hours. If any phone charges occur, you will be responsible for payment.

Any charges incurred via the television (such as movie rentals, sporting event rentals, etc.) will be your responsibility to pay.

Our office hours are Monday – Friday from **9:00am to 4:30pm (summer) and 9:30am to 4:00pm (winter)**. If you are staying at a key pick-up property, please pick up at our office. You may drop off your key at the same place when you check-out. **Failure to return key, or a lost key, will result in a \$50 charge.** If you will be arriving late, please contact our office to arrange a late key pickup via our drop box. **All rental units are privately owned by our clients and managed by Lundquist Realty & Vacation Rentals, LLC. Liability will not be assumed by either party.**

**Please sign and mail or e-mail back with balance due at least 2 weeks prior to arrival to our P.O. Box 26 address. Call if you would like to make payment via credit card. \*PLEASE, BRING A COPY OF YOUR DRIVER’S LICENSE FOR LAST MINUTE RESERVATIONS\***

**NOTICE: To make reservations in the same rental for next year, you must secure it by the end of your current year stay to tentatively guarantee your desired dates (owner dates may supersede renter dates). All rentals are subject to rate increases at any time, You are responsible for the increase amount, however if this occurs, you are able to cancel your reservation for a full refund and without penalty.**

Name (Please Print): \_\_\_\_\_ Signature: \_\_\_\_\_ Date: \_\_\_\_\_  
Unit Name \_\_\_\_\_ Rental Dates \_\_\_\_\_

## **PET PROPERTY INSTRUCTIONS**

We understand that your pet is a part of your family, and we want you to have the option to continue vacationing with them. However, we do have basic rules for the ease of our cleaners, comfort of our owners & future guests. By signing our above Rental Agreement, you are agreeing to abide by the rules set forth in this document.

- Your pet must get along with other people and animals present on or near the property.
- No excessive barking.
- We prefer that your pet goes with you when you leave the property. If not, they must be crated.
- We do require your pets to be up to date on their flea and tick treatments.
- For safety purposes, please do not let any pets off their leashes or unattended on the property. Keep in mind we share our environment with lots of other critters; large and small.
- Please walk your pets in the grassy areas around the property & clean up any dog waste immediately. Please dispose of waste in the dumpster. If pet waste is found, you will be charged at \$50.00 cleaning fee.
- Pets are not allowed on the furniture or beds. We ask that you bring a familiar blanket or rug to place where the pet will lie. If they sleep with you, please remove our blankets, quilts or spreads and replace with your own bedding.
- We do require a credit card on file in case of any damage to the property, pet or non-pet related.

***If your pet does any noticeable damage to the property, the cost of repairs and/or clean up will be charged to your credit card. You are liable for the full amount of the damage.***

We appreciate your cooperation. If there are any issues, please notify us immediately. We hope you and your pet have a wonderful experience with Lundquist Realty & Vacation Rentals of Door County, LLC.