

Grand Mountain Rentals, Inc.

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RESERVATIONS POLICY:**Reservation Deposits:**

At the time of booking, an initial deposit of ½ is due. A reservation of 30 days or longer requires the total amount at the time of reservation and is not refundable.

Accepted Payments:

We accept Master Card, Visa, in state personal checks, traveler's checks, money orders and cash.

Cancellation Policy:

A reservation of 6 nights or less requires a cancellation notice of 30 days prior to arrival date and a reservation of 7 nights or more requires a cancellation notice of 60 days prior to arrival date or your deposit will be forfeited. There is a \$50.00 cancellation fee for all cancellations. There are no refunds for late arrivals, early departures or no shows.

Refundable Damage Deposit:

A refundable damage deposit from \$200 to \$500, depending on the home is due upon check in. This is collected separate from your reservation. We accept a credit card only. The deposit will be held until our housekeeping company has found the property satisfactory. All of our properties are in neighborhoods that have Homeowner Association Regulations and Noise Ordinance Rules. With your Deposit Confirmation, you will receive information concerning these rules. Please respect the rights of the homeowners by obeying these rules. A \$1,000 fine for a noise ordinance could apply should you not follow these rules.

Should damage occur, you will be notified and the amount of the damage will be deducted from the security deposit. Tenant is responsible for all damage to the unit even if it exceeds the damage deposit. Tenant is also responsible for legal fees, time spent and mileage should they apply.

No Smoking:

All properties are **Non-Smoking**. Violators are required to pay a minimum \$200.00 cleaning/deodorizing fee.

Pet Friendly Properties:

A maximum of 2 dogs are allowed per pet friendly property. Please contact us so we can make arrangements for your dog at one of our pet friendly properties. **The presence of a pet in a rental unit that has not agreed to host renter's dogs will constitute a breach of the rental agreement and the full term rental fee will be collected as contract damages.**

Check-In/Check-Out:

We pledge to have all properties ready for check in by 4:00 p.m. Check out is by 10:00 a.m. on your departure date.

Housekeeping:

Daily housekeeping is not included, but is available upon request at the time of reservation for an additional fee. The following bath linens are provided: 1 bath towel and 1 wash cloth per person, 1 hand towel and 1 bath mat per bathroom. The kitchen will have 2 dish cloths and 2 dish towels. Tenants are required to remove all trash from property upon departure or there will be a \$25.00 fee.

Event Gatherings:

Event gatherings are prohibited due to the following:

- Parking
- On site accommodations
- Residential areas have strict noise restrictions

Our properties are located in residential areas where there is limited parking and noise ordinances. We reserve the right to cancel the reservation with no money refunded if you are found in violation of your contract with Grand Mountain Rentals.