

Please print this rental lease agreement for Absolute Paradise Villas, sign it, and fax it to 252-925-7714. Your credit card will not be charged and your room not reserved until this lease agreement has been signed.

RENTAL LEASE AGREEMENT

NAME _____ # OF
GUESTS _____

ROOM# _____ # OF
NIGHTS _____

CHECK IN 3:00 P.M. CHECK OUT 11:00 A.M.

THE ACCOMMODATIONS ARE SITUATED WITHIN THE GROUNDS OF A PRIVATE, RESIDENTIAL COMMUNITY OF SINGLE LEVEL VILLAS. GUESTS ARE INVITED TO ENJOY THE PINEAPPLE VILLAGE VILLAS POOL AND THE BEACH. THE VILLAS ARE WITHIN WALKING DISTANCE TO COKI BEACH AND CORAL WORLD. THERE ARE NO REFUNDS FOR LATE ARRIVALS OR EARLY DEPARTURES. WE ACCEPT ALL MAJOR CREDIT CARDS. THE CANCELLATION POLICY WITH WRITTEN NOTIFICATION MUST BE RECEIVED 30 DAYS PRIOR TO ARRIVAL. AN ACCOMMODATION VOUCHER WILL BE ISSUED IN THE EVENT OF A CANCELLATION WITHIN 29 DAYS PRIOR TO ARRIVAL. THIS VOUCHER HAS NO EXPIRATION DATE. A THREE NIGHT DEPOSIT IS REQUIRED AT THE TIME OF THE RESERVATION. THE BALANCE WILL BE AUTOMATICALLY CHARGED 30 DAYS PRIOR TO ARRIVAL. CHRISTMAS RENTALS ARE NONREFUNDABLE.

ALL ACCOMMODATIONS ARE NON-SMOKING. SMOKING OF ANY KIND IS NOT PERMITTED INSIDE ANY ROOM OR VILLA. VIOLATION OF THIS POLICY WILL RESULT IN TERMINATION OF YOUR STAY WITH NO REFUND AND WE WILL EXECUTE THE POLICY LISTED BELOW. YOU MAY SMOKE OUTSIDE ON THE PATIO. NO BUTTS OF CIGARETTES OR ANY OTHER TOBACCO PRODUCTS SHOULD BE FOUND IN ANY FLOWER BED.

ALL ACCOMMODATIONS ARE SUBJECT TO AN 8% GOVERNMENT ROOM TAX AND A 15% GRATUITY FEE. YOU WILL RECEIVE HOUSEKEEPING EVERY DAY EXCEPT SUNDAY AND CHRISTMAS DAY. HOUSEKEEPERS DO NOT DO DISHES. IF EXCESSIVE CLEANING IS REQUIRED, I.E., FOOD SMEARED ON WALL, SPILLED ON FURNITURE, OR GENERALLY THE PROPERTY IS IN SUCH A STATE THAT THE HOUSEKEEPERS CAN'T CLEAN IT IN 1 HOUR, AS ADDITIONAL CLEANING FEES WILL BE CHARGED TO YOUR CREDIT CARD. TENANT IS RESPONSIBLE FOR ANY MISUSE/DAMAGE TO THE CONTENTS OF THE VILLA AND IS RESPONSIBLE FOR SUCH.

- TO KEEP EXPENSES DOWN AND TO BE SURE ALL OF OUR GUESTS HAVE A PLEASANT A STAY AS POSSIBLE, WE WILL ASK THAT YOU MEET THE FOLLOWING CONDITIONS. IF YOU DO NOT CHOOSE TO DO SO, THERE WILL BE AN EXTRA CHARGE ON YOUR CREDIT CARD AS FOLLOWS:
 - BEACH TOWELS ARE FOR YOUR CONVENIENCE, NOT SOUVENIRS. - \$65.00 FOR EACH MISSING TOWEL.
 - KEYS NOT LEFT ON THE TABLE, AT TIME OF DEPARTURE - \$200.00 A LOCKSMITH WILL NEED TO RE-KEY ALL THE LOCKS TO EVERY DOOR AND REPLACE THE KEYS.
 - ABSOLUTELY NO SMOKING IN THE VILLA! – CLEANING FEES \$250.00 SMOKING OUTSIDE ON THE PATIO IS FINE. SOME PEOPLE ARE ALLERGIC TO THE LINGERING OF SMOKING. THIS IS WHY WE HAVE A NO SMOKING POLICY. EXTRA CLEANING WILL HAVE TO BE DONE!
 - ABSOLUTELY NO PETS! - CLEANING FEES \$250.00 AGAIN, WE MUST HAVE CONSIDERATION FOR OTHERS COMING AFTER YOU. SOME PEOPLE ARE ALLERGIC TO ANIMALS.
 - PLEASE BE CONSIDERATE OF THE NEXT GUEST AND LEAVE THE VILLA IN A TIDY STATE. EXCESS WEAR AND TEAR, EXCESSIVE CLEANING, AND/OR BROKEN OR MISSING ITEMS MAY BE CHARGED TO YOUR CREDIT CARD (FEE DEPENDS ON THE AMOUNT OF TIME CARMEN SPENDS ON THE JOB OR THE AMOUNT OF THE BROKEN ITEM).
 - LOCKED CABINETS ARE OWNER’S CLOSETS AND ARE OFF LIMITS TO GUESTS. PLEASE DO NOT ATTEMPT TO ACCESS THEM. BROKEN LOCKS AND MISSING ITEMS FROM THESE CLOSETS WILL BE CHARGED ACCORDINGLY.

DATE _____ PRINT NAME AS IT APPEARS ON THE CREDIT CARD _____

SIGNATURE _____

ADDRESS _____

PHONE _____

EMAIL _____

WE HOPE YOU HAVE A WONDERFUL TIME AND ENJOY YOUR STAY!