

Waiver of Liability and Rental Contract

Address: 528 Cressy Bayside Road, Prince Edward County, Ontario (Hereinafter known as the premises)
Renters: _____
Owner: Janine Sheeres
Rental Period: From _____ to _____
Rental Amount: _____

The Owner acknowledges having received a \$500.00 reservation deposit. The Renter acknowledges that a further \$500.00 damage deposit is due and payable along with the balance of the Rental Account, not less than 30 days prior to occupancy. It is agreed and understood by all parties that whomever signs the rental contract below agrees to sign on behalf of all occupants, for the full rental period.

Terms of Rental

- 1) The Renters agree that no pets are allowed on the premises at any time.
- 2) The Renters agree that there will be no smoking or smokers allowed on or about the house or the property at any time during the rental.
- 3) The Renters agree that not more than 7 guests will occupy the premises
- 4) The Renters acknowledge that this agreement cannot be assigned, sublet, or transferred in any manner, without the written consent of the Owner.
- 5) The Renters agree to be held liable for any loss or damage to premises or its contents caused by the Renters, their guests, or invitees. The Renters agree that any cost to repair or replace items or any damage that is beyond what we consider normal wear and tear will be deducted from the security deposit. The occasional accident is bound to happen. Minor spills and stains can often be dealt with quickly without leaving lasting damage, and incurring a cost. The tenants agree to notify the owners immediately of any spills.
- 6) The Renters acknowledge that if there is any temporary power (electrical) outage or interruption of internet, it shall not constitute a breach of contract on behalf of the Owner, and the renters shall not hold the Owner liable for any damage caused to the Renter's personal equipment.
- 7) The Renters agree to be fully responsible for the loss or damage to the canoe, or kayak or other floatation devices. The Renter agrees not to leave the canoe and/or kayak in the water or tied up to the dock overnight. The Renter, its guests and invitees, acknowledge that the owners have advised them that the lake is unsupervised, and that any water sports or activity can result in severe injury or death. The renters further acknowledge that they have been advised by the owners that any person(s) entering the water for any reason whatsoever should wear the appropriate life vest or personal flotation device. Further, the Renters, their guests or invitees, agree not to hold the Owner liable in any way, for any injury or death resulting from any water sports or other activities in or around _____ the property.

Initials of all renters

Cancellation Policy: The Renters may cancel their reservation provided that at least 30 days written notice has been given to the owner AND the owner is able to re-rent the premises for the same time period.

Authority to sign: The person who signs this rental agreement certifies that: (1) he or she is authorized and agrees to the terms and conditions on behalf of all persons included on this rental application, including those substituted at a later date. (2) the signatory is over eighteen years of age and a member of the party intending to occupy the premises. (3) he or she agrees to take responsibility for all persons occupying the premises.

Breach of Contract: If there shall be a breach of any of these terms by any of the renters, the owner or their agents reserve the right to enter the property and terminate the tenancy without prejudice to any other rights and remedies of the owners. The parties agree by the terms and conditions above.

(Renter) Date

(Renter) Date

(Renter) Date

OWNER Date