



## **CONTRACT**

*This vacation rental agreement is entered into between the undersigned:*

*Name:*

*The Owners of the Villa Cocoloba, residents in Las Terrenas,*

*Called "the owner"*

*Monia Montevercchi and Mirko Campitelli*

*And*

*"the customer"*

*Name:*

*Passaporte n.:.....*

*address:.....*

It was agreed that a seasonal rental for the period of nights: from to

For people including children.

Rent Address:

Villa Cocoloba , Atlantic Boulevard , Loma Cocoloba , Home1, Portillo , Samana, Dominican Republic.

### **1) Regulation of rental sum**

Rent is equal to the sum of \$ for the period and for the person defined above. For each additional person , the customer must pay 50 \$ per night / person

On the first day of the rental, will be blocked the guarantee of \$ (cash ) , and will be returned at the end of the duration of the rental front inventory prepared pursuant to the entrance.

### **2) Description of the rental**

*Renting of a private villa with 11 rooms , 650 sq.m. area, with 6 double rooms, 7 bathrooms, 2 Jacuzzis, garage.*



*Sleeping area with bar, refrigerator, iron , room to dance , modular light , 2 bedrooms with air conditioning, bathroom and toilet , one shower and jacuzzi .*

*Technic Room. Space for quads / cars.*

*First floor:*

*Large terrace and outdoor pool , installing indoor outdoor stereo*

*Living shading*

*Open kitchen , bar , fully equipped kitchen ( American fridge , gas appliances , microwave ... ) .*

*Large dining table ( 12pers )*

*Central lounge with TV , DVD , music*

*2 rooms with shower and WC*

*1 bedroom in a separate bungalow with shower and WC*

*A beautiful garden with palm trees , tropical trees, flowers , fruits .*

*Second floor:*

*Master Suite : King bed ( 240x240 ) , bathroom, toilet , jacuzzi , hardwood floors*

*Services included:*

- A cleaning lady 9:00 a.m. to 3:00 PM*
- The pool maintenance*
- Security service day and night*

### **3) Conditions of stay - Deposit**

*In the case of possession of the premises so late a period agreed in the contract above tenure will not be extended beyond that period.*

*For every cancellation made by the client , the owner retains the payments made and reserves the right to apply the following indemnities at the expense of the customer:*

- Cancellation between 29 and 15 days before arrival : 50 % of the deposit*
- Cancellation between 14 and 8 days before arrival : 75 % of the deposit*
- Cancellation less than 7 days before arrival : 100 % of the deposit*

*The total deposit must be paid in full to the client in the following cases :*

- Natural disasters disable the use of the villa*
- Any other case , disable the use of the villa.*

*If the contract is canceled by the owner, who must return to the tenant in full.*

*The owner is not responsible for the shipping customer, no refund will be given to the customer in case of not reaching the villa. The owner is not responsible for accidents caused by the tenant of people visiting the villa during the rental .*



#### 4) Use of rent

*The tenant must occupy the premises personally , live in " good father " and keep the premises in good condition . All facilities are in good condition and any complaint made more than 24 hours after entering the premises will not be accepted . Repairs necessary due to neglect or lack of maintenance during the lease will be charged to the tenant.*

*It prohibited the presence of animals .*

#### 5) Warranty

*No key will be provided and the rent will not begin before receipt of the deposit and the balance of the lease . A delay in payment resulting in a delay in the start of hire date will not lead to a partial refund.*

*In case of loss or degradation of components, the amount paid as deposit will reduce the cost of repair or replacement costs upon presentation of receipts for the owner and at the latest within two months. If the bond is insufficient, the contractor undertakes to make the amount on presentation of proof .*

*The owner is not and will not be liable for any injury, loss or damage suffered by tenants , visitors and children or others , family, group or company and other unions on the property. The tenant found innocent landlord for damages or claims , including costs and the law .*

#### 6) Termination of contract

*If the contract is terminated prematurely, the rent is retained.*

#### 7) Check in – Check out

*This part of the agreement will be fill in at the arriving*

*Check in after 3:00 pm and check out before 10:00 am.*

*Payment status:*

- *Received the sum of .....US \$ at the reservation*
- *Payment .....US\$ cash on arrival of the customers*
- *Received the warranty of.....US\$ cash*



*Electric Meter Reading:*

*Arrival: .....*

*Departure: .....*

*The electricity will be charged according to functional the price per kilowatt supplying imposed by the company at the time of stay.*

*Signature:*

*Villa Cocoloba*

*The Owners*

*Read and approved :*

*The Customer*