

# RENTAL CONTRACT

Between: Didier and Brigitte DAMEZ – Owners -, 1, avenue du Pont de Juillet, 24500-EYMET, France

and : \_\_\_\_\_  
(Name and address) – Tenant

\_\_\_\_\_  
E.mail:

\_\_\_\_\_  
Telephone number:

The Owner lets the following property (rental object) to the Tenant: **House «LA GUEDINE»  
1, avenue du Pont de Juillet - 24500 EYMET - FRANCE**

For a total of \_\_\_\_\_ people (max. 4): \_\_\_\_\_ adults and \_\_\_\_\_ children of age: \_\_\_\_\_

**Rental period, arrival and departure:** from \_\_\_\_\_ (arrival date) at 5 p.m.  
until \_\_\_\_\_ (departure date) at 9 p.m.

**Rental price:** \_\_\_\_\_ EUR per week (tourist tax included)

**Rental costs:** electricity, water and gas are included in the price.

**Pets:** not allowed

**Household linen:** Sheets, towels and linens are included in the price. Bathroom linen is for indoor use only.

**Cleaning package:** 50 EUR (mandatory)

**Guarantee:** 500 EUR. The caution will be refunded either at your on departure or, in case of damage, it will be refunded net of the cost of rehabilitation of the site, one month at the latest.

***This rental will take effect upon receipt of the following documents:***

- a copy of this contract, without deletions or alterations, initialed on each page, including the General Conditions, dated and signed with the mention "read and approved"
- a deposit of 30% of the rental price, within 7 days after our first booking agreement, by check to the order of Mr. or Mrs. DAMEZ (the remaining balance, the household and the guarantee to be paid on arrival)

In case two people would be interested in the same period, the first deposit check received will validate the final rental. We will immediately inform the other person by mail or by phone and will return the check.

This agreement is established  
in two copies

I acquainted with general conditions  
attached

\_\_\_\_\_  
Town

\_\_\_\_\_  
Town

\_\_\_\_\_  
Date

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature Owner

\_\_\_\_\_  
Signature Tenant

## General conditions of renting the house La Guedine 24500 EYMET

### 1. **General keys**

The Tenant cannot take advantage of any right to stay in the house at the expiration of the period originally laid down on this contract.

### 2. **Use of the premises**

The Tenant will enjoy the location in a peaceful way and in good use, in particular relating to noise, neighbourly relations and the management of household waste. He will ensure the good maintenance of the premises and is committed, on his departure, to making the accommodation in the state he found it on his arrival.

The Owner will supply the accommodation in compliance with the description which he made on the internet site.

### 3. **Deposit of guarantee or surety**

The amount of the deposit is equal to 500 EUR. It is paid at the latest from the arrival of the Tenant, with the payment of the remaining balance of the rent and the mandatory package cleaning (50 EUR).

The deposit is returned to the Tenant at the time of his departure, after deduction of any costs for replacement or refurbishment of the premises in the event of damage to the property or the goods set at his disposal.

If the bond is insufficient, the Tenant undertakes to complete the sum after the check-out inventory.

### 4. **Number of occupants**

The Tenant undertakes to respect the number of occupants stated on the contract.

### 5. **Photos**

Photos of La Guedine cottage or garden available on internet or medias from advertising for the rental, are in no way contractual. They reflect an atmosphere and the Tenant cannot take advantage of a difference between the property rented and these pictures to justify a cancellation or claim any compensation for non-compliance.

### 6. **Animals**

Pets are not allowed.

### 7. **State of the premises and inventory**

The status and inventory of fixtures will be set the first and the last day of the rental period by the Owner and the Tenant.

### 8. **Payment**

The amount of the deposit is 30% of the rental price. The renting becomes effective as soon as the Tenant will have returned a copy of the contract along with the amount of the deposit (by check) within a maximum period of 7 days after our first booking agreement. After this time, the reservation is considered cancelled and available for a new rental.

The remaining balance, the deposit of guarantee and the extra cleaning fees will be paid upon arrival, after visit and signature of the inventory of fixtures.

### 9. **Interruption of stay**

In the event of anticipated interruption of the stay by the Tenant, it shall be made no refund, except that of the deposit under the conditions stated in article 3.

### 10. **Conditions of cancellation**

Any cancellation must be notified by registered mail before the start of the rental day. The date applicable is the day the document is received by the Owner.

The deposit of 30 % will be forfeited to the Owner in case of cancellation up to 3 months before the rental period.

In the event of late cancellation of less than 30 days preceding the beginning of his stay, the Tenant will have to pay the full rental price.

**11. Insurance**

The Tenant has to sign a special insurance "holiday resort" with its insurer.

**12. Time of arrival and departure**

The formalities of arrival are made as soon as possible from 5 p.m., those starting at the most early starting at 7 a.m.. The Tenant undertakes to respect the dates and timetables agreed on the contract. Where appropriate, it was agreed to contact the Owner to find, if possible, a compromise. Otherwise, the contract is considered to be not met and cancelled.

**13. Smoking**

Smoking is allowed outside the house, in the garden and on the terrace. Thank you for not smoking in the pool or on the shore.

This agreement is established  
in two copies

\_\_\_\_\_

Town

\_\_\_\_\_

Date

\_\_\_\_\_

Signature Owner

I acquainted with general conditions  
above

\_\_\_\_\_

Town

\_\_\_\_\_

Date

\_\_\_\_\_

Signature Tenant