

Below is a copy of the Rental Agreement for our cabin on Kentucky Lake. Rather than a standard document full of legalese ours is simply a common sense list of our policies including such things as extra people, pets, cleaning deposit, cancellations etc.

In order to confirm your reservation we need you to print this agreement, sign and date it and return it by either email or regular mail and must be received within 7 days of the date you made reservations or the reservation will be canceled.

Renter: _____ Age _____
Others: _____ Age _____
_____ Age _____
_____ Age _____
_____ Age _____
_____ Age _____
_____ Age _____
_____ Age _____

Rental Dates:

Arriving on: _____ (Check-In 4 pm or later)

Leaving on: _____ (Check Out 10 am)

I agree to rent the cabin at 138 Pembroke Drive, Gilbertsville Kentucky for the above dates. By signing I agree to abide by the policies below. I understand that the property owner is not responsible for any damage, loss, or injury.

General: We have tried to provide a comfortable, fun place to take a vacation. We only ask that you treat it with care and respect. Our cabin is located in a quiet residential area. It is not the place for parties and loud music and wild children. It's a nice place to relax and we want you to have fun, but we ask that you respect our property and our neighbors. Care should be taken to keep noise levels down after 10 pm and before 8 am.

Reservation Deposit: 50% of the rental fee is due at the time of reservation. The remaining 50% is due 30 days prior to arrival. The easiest way to handle payments is by credit card. We can also take checks or money orders, but they must arrive within 7 days of making reservations or your reservation will be canceled.

Damage/Cleaning Deposit: We have a \$350 Damage/Cleaning Deposit. This is to cover any damage over and above ordinary wear and tear and excessive cleaning. By signing below you agree to charges to your credit card up to and including \$350 to cover any damage, excessive cleaning and/or any other violation of this rental agreement.

Pets: We welcome well behaved dogs only. All dogs should be up to date on all vaccinations and be on a flea/tick program. Dogs should be on a leash at all times when outside. Dogs should not be left unattended in the cabin unless they are in a crate or cage. A pet cleaning fee of \$75 is added to the rental rate and is not refundable.

Number of Guests on Property: The cabin is exclusively for the use of the people whose names appear at the top of this agreement. Our maximum occupancy is 9 guests. We may allow more than 9, but only by prior consent. No exceptions.

Cleaning: We have made the decision not to charge a separate cleaning fee. We ask that you leave the cabin in the same condition that you find it on your arrival. We have provided a list of things that need to be done before you check out to insure that there are no additional charges for cleaning.

Private Areas: Some areas are padlocked. (basement and utility shed, boat and gear box) We ask that you respect these areas.

Boat Dock: There is room for one boat in our community boat dock. This is included in the rental. Please let us know if you will be bringing a boat. The community dock is the one with 8 boat slips. The other slips and other boat docks in front of the cabin are owned by our neighbors.

Under no circumstances are you to use any slip or dock other than the one that is assigned to you. No Exceptions! If you use another's slip or another boat dock you will be subject to forfeiture your \$350 damage deposit.

Check in 4 pm or later Check out 10 am

Cancellations: Our cancellation policy is 30 days or more before your reserved dates. If you cancel more than 30 days in advance there is no charge and your deposit will be refunded minus a \$100 cancellation fee which can be credited to a future rental in the next 6 months. However if you cancel within 30 days of your arrival you will only receive a refund if we are able to rebook the cabin for your dates, minus the \$100 cancellation fee. Our cancellation policy is firm. We're sorry but we cannot make exceptions for any reason whatsoever. This policy also applies to early departures. Leaving before your scheduled check-out date will not entitle you to any refund of rental amounts that have been paid.

I have read this agreement and agree to abide by the terms.

Signed _____ Date: _____

Please print, sign, scan and return to bigfishcabin@att.net

You can also fax the completed form to (270)362-7721

or print, sign and mail to:

Kim Offenburger
172 Robin Hood Trail
Gilbertsville, KY 42044

Must be received within 7 days of placing reservation request or reservation can be cancelled.
Big Fish Cabin on Kentucky Lake

Note:

Much of the area around Kentucky Lake is "dry". Paducah, KY is the nearest place to buy package liquor. It might be wise to bring your favorite beverages with you.