

COTTAGE CASTLE VERSAS

ARTICLE 1 - LENGTH OF STAY: THE TENANT SIGNING THIS CONTRACT CONCLUDED FOR A FIXED PERIOD SHALL IN NO CIRCUMSTANCES INVOKE ANY RIGHT TO MAINTAIN OCCUPANCY AT THE END OF THE STAY.

ARTICLE 2 - CONCLUSION OF THE CONTRACT: THE RESERVATION BECOMES EFFECTIVE WHEN THE TENANT HAS SENT THE OWNER A DEPOSIT OF 25% OF THE TOTAL RENTAL AND A COPY OF THE CONTRACT SIGNED BEFORE THE DATE INDICATED ON THE FACE. A SECOND COPY IS KEPT BY THE TENANT. THE LEASE AGREEMENT BETWEEN THE PARTIES HERETO SHALL IN NO WAY BENEFIT EVEN PARTIALLY TO THIRD PARTIES, NATURAL OR LEGAL PERSONS WITHOUT WRITTEN AGREEMENT OF THE OWNER. ANY VIOLATION OF THIS LAST PARAGRAPH WOULD BE LIKELY TO RESULT IN IMMEDIATE TERMINATION OF THE LEASE THE WRONGS OF THE TENANT, THE PROCEEDS OF THE LEASE REMAINING DEFINITELY WITH THE OWNER.

ARTICLE 3 - ABSENCE OF WITHDRAWAL: FOR RESERVATIONS MADE BY MAIL, PHONE OR INTERNET, THE TENANT DOES NOT HAVE THE WITHDRAWAL PERIOD, IN ACCORDANCE WITH ARTICLE L121-20-4 OF THE CONSUMER CODE RELATING IN PARTICULAR TO HOSTING SERVICES PROVIDED ON A DATE OR AT SPECIFIED INTERVALS.

ARTICLE 4 - CANCELLATION BY THE TENANT: ALL CANCELLATIONS MUST BE NOTIFIED BY REGISTERED LETTER TO THE OWNER.

A) CANCELLATION BEFORE ARRIVAL AT THE SCENE: THE DEPOSIT REMAINS WITH THE OWNER. IT MAY REQUEST THE REMAINING AMOUNT OF THE STAY IF THE CANCELLATION OCCURS LESS THAN 30 DAYS BEFORE THE DATE OF ENTRY INTO THE PREMISES. IF THE TENANT DOES NOT RESPOND WITHIN 24 HOURS AFTER THE ARRIVAL DATE INDICATED ON THE CONTRACT, THIS CONTRACT BECOMES VOID AND THE LANDLORD MAY DISPOSE OF HIS HOUSE. THE DEPOSIT REMAINS WITH THE OWNER ALSO REQUEST PAYMENT OF THE RENTAL BALANCE.

B) IF THE STAY IS SHORTENED, THE RENTAL PRICE REMAINS WITH THE OWNER. THERE WILL BE NO REFUND.

ARTICLE 5 - CANCELLATION BY THE OWNER: THE OWNER TRANSFERS TO THE TENANT THE FULL AMOUNT PAID, AND COMPENSATION AT LEAST EQUAL TO THAT WHICH THE TENANT WOULD HAVE SUPPORTED IF THE CANCELLATION HAD BEEN MADE OF HER AT THAT DATE.

ARTICLE 6 - ARRIVAL: THE TENANT MUST PRESENT HIMSELF THE SPECIFIED DAY AND TIME STATED ON THIS CONTRACT. IN CASE OF

LATE OR POSTPONED ARRIVAL, THE TENANT MUST NOTIFY THE LANDLORD.

ARTICLE 7 PAYMENT OF THE BALANCE: THE BALANCE OF THE RENT IS PAID AT THE ENTRANCE TO THE PREMISES.

ARTICLE 8 - INVENTORY: AN INVENTORY IS DRAWN UP AND SIGNED BY THE TENANT AND THE OWNER OR HIS REPRESENTATIVE ON ARRIVAL AND DEPARTURE OF THE LODGING. THIS INVENTORY IS THE ONLY REFERENCE IN CASE OF LITIGATION CONCERNING THE INVENTORY. THE CLEANLINESS OF THE COTTAGE ON ARRIVAL THE TENANT WILL BE FOUND IN THE INVENTORY. CLEANING OF THE PREMISES IS THE RESPONSIBILITY OF THE TENANT DURING THE RENTAL PERIOD AND BEFORE HIS DEPARTURE. THE AMOUNT OF ANY CLEANING FEE IS ESTABLISHED ON THE BASIS OF CALCULATION MENTIONED IN THE DESCRIPTION.

ARTICLE 9 - SECURITY DEPOSIT OR BOND: ON ARRIVAL THE TENANT, A SECURITY DEPOSIT THE AMOUNT OF WHICH IS INDICATED ON THE FRONT OF THIS CONTRACT IS REQUESTED BY THE OWNER. AFTER THE CONTRADICTORY ESTABLISHMENT OF THE INVENTORY OF FIXTURES, THE DEPOSIT IS RETURNED, LESS THE COST OF REHABILITATION OF PLACES IF DEGRADATIONS WERE NOTED. IN CASE OF EARLY DEPARTURE (BEFORE THE HOUR MENTIONED ON THIS CONTRACT) PREVENTING THE ESTABLISHMENT OF THE STATE OF AFFAIRS ON THE DAY OF DEPARTURE OF THE TENANT, THE DEPOSIT IS RETURNED BY THE OWNER WITHIN A PERIOD NOT EXCEEDING NOT A WEEK.

ARTICLE 10 - USE OF PREMISES: THE TENANT WILL ENSURE THE PEACEFUL CHARACTER OF THE TENANCY AND MAKE USE OF IT IN THE DESIGNATED PLACES.

ARTICLE 11 - CAPACITY: THIS CONTRACT IS FOR A MAXIMUM CAPACITY OF PEOPLE. IF THE NUMBER OF TENANTS EXCEEDS THE CAPACITY, THE OWNER CAN REFUSE THE ADDITIONAL PEOPLE. ANY MODIFICATION OR TERMINATION OF THE CONTRACT WILL BE CONSIDERED AT THE CUSTOMER'S INITIATIVE.

ARTICLE 12 - HOME OF ANIMALS: THIS CONTRACT SPECIFIES WHETHER OR NOT THE TENANT CAN STAY IN THE COMPANY OF A PET. IN CASE OF NON COMPLIANCE WITH THIS CLAUSE, THE OWNER CAN REFUSE THE STAY: NO REFUND WILL BE MADE. WHEN BOOKING, THE CUSTOMER MUST INDICATE THE NUMBER OF PETS THAT WILL ACCOMPANY. IF APPLICABLE, THE DESCRIPTION SPECIFIES ANY RATE SUPPLEMENTS EXPECTED (PET FEE, DEPOSIT FEE, EXTRA CLEANING FEE OF ...). TERMS SPECIFIC TO PETS STAY MAY BE SPECIFIED BY THE OWNER IN INTERNAL RULES DISPLAYED IN THE

ACCOMMODATION.

ARTICLE 13 - INSURANCE: THE TENANT IS RESPONSIBLE FOR ALL DAMAGES CAUSED BY HIM. HE IS REQUIRED TO BE INSURED BY AN INSURANCE HOLIDAY FOR THESE VARIOUS RISKS.