

LEASE AGREEMENT

1 - CONTRAT

This periodic tenancy lease agreement is reserved exclusively for renting the independant lodge, « La Clé des Champs » located at 9 Lieu-dit La Richardière, 86310 Antigny, France.

The tenant, signatory of the present contract, agrees to a periodic tenancy and not exceeding the period originally agreed upon , and will not be able under any circumstances have the right to stay longer than the period designated .

2 - GUARANTEE

Upon the tenant arrival , other that the rent, a guarantee of **280 euros** indicated in the present lease agreement will be ask by the lessor. Any loss or damage of material and all deterioration of the independant lodge will be compensated to the lessor . The guarantee will be reimburse the day of the tenant departure, However if there are any deterioration, loss or damage to said lodge the amount to replace or redo will be deducted from said guarantee.

3 - USAGE OF THE PREMISES

The tenant will assure a peaceful use of the premises and will use it as agree upon in the said lease agreement. Agrees upon his departure to leave the independant lodge as clean as he found it upon his arrival.

The periodic tenancy agreed between the two parties upon the present act can under no circumstances be beneficiary to any other parties even partially , whether physically or morally, without written consent of the lessor.

Any violation of this provision by the tenant could create an immediate resiliation of the said lease agreement , if such occur the said rent will definitely become the property of the lessor.

4 - PERIODIC TENANCY

Lease agreement are weekly. Always from saturday 4 PM to saturday 10 AM.

5 - AMOUNT OF TENANTS

If the number of tenants exceeds the capacity agreed upon in the said lease agreement, without prior written consent of the lessor, the lessor reserves the right to either refuse the additionnal tenants or cancel the lease agreement or to increase the said rent.

6 - ANIMALS

Only domestic animals indicated in the said lease agreement will be accepted by the lessor.
Copy of health certificate up-to-date forwarded with contract.

7 - INVENTORY

An inventory will be executed by the lessor or its representative at the beginning and at the end of the periodic tenancy.

Your initials :

8 - WATER, GAS, ELECTRICITY

These expenses are included in the said rent.

9 - SHEETS / TOWELS

The supply of sheets and towels are included in the said rent.

10 - HOUSEWORK

End of cleaning fee is included in said price.

11 - INSURANCE

The tenant must have liability insurance. **Copy to be forwarded with contract**

12 - PAYMENT

- Reservation

The reservation become effective as soon as the tenant as forwarded to the lessor a down payment of **30%** of the total amount of the said rent and the original lease agreement signed and dated prior to the periodic tenancy. The copy is to be kept by the tenant.

-Balance

The balance of the said rent is to be paid prior to entering the premises.

13 - STATE TAX

- 0.77€ per adult per night

14 - CANCELLATION

Any cancellation must be notified to the lessor by a registered letter or telegram.

a) by the tenant to the lessor

- the down payment is returned when the lodge as been re-rented for the same periodic tenancy at the same price.
- the down payment will become the lessor property and will ask the tenant the balance if said lodge as not been re-rented.

If the tenant does not manifest himself within the next 24 hours from the date indicated in said contract :

- the present contract is void and the lessor takes possession of his lodge.
- down payment will become the lessor property and will ask tenant the balance of said rent..

15 - CANCELLATION DURING PERIODIC TENANCY

there will be no refund of any kind if tenant cancels during his periodic tenancy.

Your initials :

RESERVATION CONTRACT

RÉSERVATION : The periodic tenancy agreed upon from _____ to _____.

Name _____
First name _____
Address _____

Tel : _____

Number of adults : _____

Number of children : _____

Age of Children _____

Animal, which one? _____

Sheets __included_____

Towels __Included_____

Amount of rent _____

End of stay cleaning fee : included

State Tax : not included in price

**RETURN AS SOON AS POSSIBLE A COPY SIGNED OF SAID CONTRACT WITH
DOWN PAYMENT REQUIRED.**

COPY OF LIABILITY INSURANCE

If animal : copy of health certificate up-to-date

YOUR LODGE IS NOW RESERVED!

***IN ORDER TO RESPECT THE ENVIRONMENT WE WILL ASK YOU NOT TO SMOKE
INSIDE THE LODGE - THANKING YOU VERY MUCH FOR YOUR
UNDERSTANDING***

LESSOR SIGNATURE

TENANT SIGNATURE

DATE : _____

Phone number : (33) 05 49 84 04 07 or (33) 06 52 90 66 86

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Mailing address

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