

Beach Getaways Management

203 9th street, Ocean City, MD 21842

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~ HIGH SCHOOL GRADUATE AGREEMENT ~

Guest acknowledges prior to entering into this lodging agreement that Beach Getaways Management is acting solely as the agent of the owner in this transaction. All rental properties are privately owned and decorated by the owner, and guests must exercise their own judgment in selecting a unit.

This is a License to Use Agreement NOT a Lease subject to Maryland Tenant-Landlord Laws. Beach Getaways Management herein referred to as "Agent", and the undersigned, herein referred to as "Guests", agree to the following terms.

NAME: _____ **LAST** _____

DATE OF AGREEMENT: _____ till _____ for _____ to accommodate ___ people

CHECK IN OFFICE IS LOCATED: 203 9th street (on premises of Beach Bum Motel)

Ocean City, MD 21842

OCCUPANCY: No more than ___ persons. All occupants must sign Agreement as Guests. No substitution of Guests without prior written approval from Agent.

DEPOSIT: Guests have deposited \$_____ **plus a \$50 processing fee that is non-refundable.** We will need \$100 per person as security deposit against damages to the premises and/or charges incurred due to violations of this Agreement. After deductions, if any, the deposit will be returned to the Guests after a thorough inspection within 45 days after departure. Agent reserves the right to charge Guests for damages and charges that exceed the amount of the security deposit, including legal fees. Any item missing or broken at Check-out will be charged to the Guests.

Rooms shall be free of trash and demised in the same condition as when the Guests checked in. Part or all of the security deposit may be retained to offset the expense of cleaning and restoring the property to the condition at check-in. In case of eviction resulting from non-compliance with the rules, all monies will be forfeited.

RATE: The following rate applies and no refunds will be made for any reason.

| | |
|--------------|---|
| Room | \$ _____ |
| Tax | \$ _____ |
| Total | \$ _____ Plus a \$50 Processing fee (NON REFUNDABLE) |

25% due at the time of making reservation

Signed copy of this agreement is due 30 days after the reservation is made along with another payment of 25% of the total

Remaining balance is due 60 days prior to the arrival date

Security deposit is due 15 days prior to arrival in form of check or money order only.

All credit card payments but the initial 25% of the total will be a subject to a 2.5% credit card convenience fee. To avoid the convenience fee, you can make the payments by mailing in the check or money order. All payments for your reservation can be mailed in to Beach Getaways Management, 203 9th street, Ocean City, MD 21842

CANCELLATION: Cancellations MUST be received in writing (email, fax, letter). If cancelling 61+ days prior to arrival, refund less a cancellation fee of 16% of gross total will be issued ONLY if the unit is re-rented for the full price. If the unit is not re-rented, no refund will be issued. If cancelling 60 or less days prior to arrival, all deposits will be forfeited. Deposits will be forfeited also for reservations cancelled by Beach Getaways Management for non-payment.

NOISE: The Town of Ocean City has adopted a Noise Control Ordinance that makes it unlawful to cause or permit levels which exceed those established by the Department of Health and Mental Hygiene of the State of Maryland. It shall be a violation of this Agreement and grounds for immediate removal from the property, if these noise levels are exceeded as a result of Guest activity on the property listed above. The Town of Ocean City has additional noise ordinances, which are criminal offenses if violated.

INSPECTION: Management can inspect the unit at least once a week during reasonable hours for cleanliness and damage.

Guest shall not be entitled to any refund for any inoperable appliance, television, air conditioning, or heating system, but management shall make every attempt to have repairs made within a reasonable period of time. Management shall have the right to reasonably inspect and make repairs to the property during rental period.

GUESTS' OBLIGATIONS: All Guests shall: 1) Bring their own sheets (unless otherwise specified), towels, beach towels, paper products, trash bags and toiletries; 2) Permit no noise in violation of the Town of Ocean City Noise Ordinance; 3) Permit no pets on the property; 4) Guests shall be aware that the legal age of alcohol consumption in Maryland is 21 and all units are non-smoking; 5) Permit no illegal substances or drugs (including marijuana) on the property; 6) Permit no damage of any kind to the property; 7) Permit no garbage outside on the property; 8) Wear wrist bands that are provided by the Agent at all times during the stay as proof of being a registered guest in the unit; 9) Return the premises in the same condition as when the Guests checked in.

VISITATION: No one on property after 10pm unless they are registered guests of that unit. Persons not registered as Guests do not have the right to enter or use the facilities. No use of bathrooms, phones, change of clothes, shoes etc. by visitors after 10pm. Security will clear the rooms for visitors at 10pm. Any unregistered visitors will result in a \$50.00 charge per person and will be asked to leave. Those 21 and over are not allowed to bring alcohol on property.

PARENTAL GUARANTEE: Those occupants who are not 18, need to have parents or legal guardians co-sign this Agreement; thereby guaranteeing satisfactory compliance of the obligations under this Agreement.

REMEDIES: Guests understand that Agent may remove Guests from the property immediately upon violation of this Agreement with **No Refunds**.

GUEST #1

Name: _____

Address: _____

Phone #: _____

Signature: _____

Name of Parent or Legal Guardian

Signature: _____

GUEST #2

Name: _____

Address: _____

Phone #: _____

Signature: _____

Name of Parent or Legal Guardian

Signature: _____