



# Lazy River Cabins

## Rental Agreement

1. **PAYMENTS**-Payment in full is expected at time of reservation for sums up to \$500. Payments may be split in ½ upon request for a \$5 transaction fee. Sums over \$500, Deposit ½ due at time of reservation. Full payment due 10 days prior to arrival.
2. **CANCELLATION POLICY**  
**Full refund** of deposit, less a \$40 cancellation fee, if cancelled more than 10 days prior to your stay.  
**No refund** of deposit, if cancelled within 10 days of your stay. Any cancellation made within 6 days of your stay, will be billed the full amount.
3. **CHECK IN & CHECK OUT TIMES**  
**CHECK IN:** 4:00 PM      **CHECK OUT:** 11 AM
4. **MAXIMUM OCCUPANCY**  
**A Mid-River Dream Cabin:** The maximum number of guests is limited to 6 people including minors.  
**Caraway Cabin:** The maximum number of guests is limited to 4 people including minors.  
**Cedar Breeze Cabin:** The maximum number of guests is limited to 6 people including minors.  
**Turtledove Cabin:** The maximum number of guests is limited to 4 guests including minors.
5. **CABIN IS NON-SMOKING**- Smoking is permitted outside only.
6. **LINENS**- Lines are provided upon request. Bring your sheets and towels, unless you are renting them from Lazy River Cabins. **A Mid River Dream** (2 Queen and 2 Twin) **Caraway** ( 2 Queen) **Cedar Breeze** (2 Queen and 2 Twin) **Turtledove** (King and Queen)
7. **PETS**- Absolutely NO PETS on any furniture; including BEDS. Pets must be crated if left unattended in the cabin. Please clean up after your pet in the yard around the cabin, and clean up hair from the floors. You are liable for any damages caused by your pets during your stay.
8. **HOT TUB**- Use At Your Own Risk. Do NOT put any bubble bath or liquids in the hot tub. No pets are allowed in the hot tub. Leave cover on when not using the hot tub, so hot tub will stay warm and keep debris from trees out. If coming off the river, please shower before entering the hot tub.
9. **EARLY DEPARTURES**- No refund for early departures.
10. **INCLEMENT WEATHER**- No refunds due to inclement weather.
11. **RETURN OF ITEMS**- Items left in the cabin will be shipped for a Minimum Fee of \$25 plus cost of shipping.
12. **CLEANING/DAMAGE**- We take pride in providing you with a clean and comfortable cabin. Please leave the cabin clean in the same order as your arrival. Please do not move or rearrange furniture. **A Security Deposit for the amount of \$100 will be added to the total cost of your stay. It will be refunded to you, if the cabin is left in acceptable condition according to our standards. It will not be refunded if damage is found or if excessive cleaning is required.**
13. **UPON CHECKING OUT**- 1) In Kitchen, dishes are to be cleaned and put away, turn off coffee maker and range. It is NOT necessary to empty the refrigerator. 2) Sweep floors throughout cabin. 3) Turn off lights, leave heat on set at 60 degrees in the winter, and turn off AC in the summer. 4) Lock up cabin upon leaving and please **Return Key to Lock Box**. 5) In Yard, pick up any trash, place ashes from charcoal grill into ash bucket, and DO NOT throw any burnt logs in the woods.
14. **Trash Guidelines:** Please try to take your trash with you. Put trash in designated areas/trash cans outside the cabin. **Limit your trash bags:** 1 bag per weekend or 3 bags per week. **Excessive Trash Charge: \$5 per extra bag** will be taken from the Security Deposit. Please make an effort to recycle using an organized sorting system using shopping bags. Do not throw all recycling items in one bag; otherwise, it will be considered a trash bag.

Please send us an email acknowledging that you have read and agree to the rental terms outlined in this rental agreement. Please include your name, cabin in which you are staying in, dates, and a statement of agreement.

Our email address is [lazyrivercabins@gmail.com](mailto:lazyrivercabins@gmail.com)