

Celeste's Condos – Unit #64

545 SOUTH 300 WEST
SALT LAKE CITY, UT 84101
801-718-9165 (Celeste), 801-532-3812 (Office), 801-532-3860 (Fax)
Email: celestescondos@gmail.com

Booking Confirmation

Dear

Thank you for choosing our condo for your vacation. We hope that you have a pleasant stay.

We look forward to sharing our Park City condo with you, and hope that you are excited to spend some time in our beautiful little corner of the world. Park City is a great town, with some of the world's best skiing, fine restaurants, shopping and much more. And if Park City isn't enough for you, Salt Lake City, the city just voted as the country's "Best City to Live In," is only 25 minutes away. We at Celeste's Condos, the owners of this vacation rental have tried to make this condo a comfortable place to visit. We hope you enjoy your stay. Please let us know if we can be of any further service to you during your stay.

The property is located at:
401 Silver King Drive #64
Park City, UT 84060

Your confirmation is as follows:

Check-in date: _____ **after 4pm MST**

Check-out date: _____ **by 11am MST**

Number of adults: _____ Number of children: _____

Your deposit of \$300.00 is due upon booking.

Rental rate and fees are as follows:

\$ _____ per night x 5 nights = \$ _____

Cleaning fee \$.00 Sales Tax \$ _____ Deposit \$300.00

TOTAL Due \$ _____

Please sign and return the attached rental agreement. As soon as I receive your full payment, I will [email keys for your entry to the property.]

Thanks, and have a great vacation!

Rental Agreement

This Short Term Rental Agreement (the "Agreement") is made by and between CELESTE'S CONDOS ("Homeowner") and _____ ("Guest") as of the date last set forth on the signature page of this Agreement. For good and valuable consideration, the sufficiency of which is acknowledged, the parties hereby agree as follows:

1. The property is furnished and includes:

-All linens and towels are provided for during your stay, which belong with the unit and not Snow Flower Mgmt. Each of the units has extra towels and other items available for your use in the respective bathrooms. There is a laundry facility on the second floor across from the elevator.

-The key cards to access the unit is held at the main office. The main office is in Bldg 1, as you enter Snow Flower there will be a big sign that says Guest Registration. Go into the main office give them your name and unit # they will give you an envelope with the keys and a parking pass inside. The key card gets you into your condo and also allows you access to the locker room *(and back into the building from the slopes unit #60)* as well as the exercise room and swimming pools. Please, either leave the cards in the unit or in the deposit box next to the elevator in the parking garage when your stay is complete.

-The telephone is available for unlimited local calling. Please be prepared to use a calling card for all long distance calls. (Salt Lake is long distance) The phone number to this unit is.

2. Rental Party: The rental party shall consist of the following persons:

3. Maximum Occupancy: The maximum number of guests is limited to 6 persons. An additional charge of \$5 per person per night for guests in addition to 6 will be assessed.

4. Term of the Lease: The lease begins at **4 p.m.** on _____ (the "Check-in Date") and ends at **11 a.m.** on _____ (the "Checkout Date").

5. Minimum Stay: This property requires a 5 night minimum stay. If a rental is taken for less than 5 days, the guest will be charged the 5-night rate.

6. Rental Rules: Guest agrees to abide by the Rental Rules attached at all times while at the property and shall cause all members of the rental party and anyone else Guest permits on the property to abide by the following rules at all times while at the property.

7. Internet Access: There is free WI-FI in our condo, there is no password.

8. Rental Rate and Fees

a. **Deposit:** A deposit of \$300 is due at time of booking.

The deposit is for security and shall be refunded within 10 days of the Checkout Date provided no deductions are made due to:

- i. damage to the property or furnishings;
- ii. dirt or other mess requiring excessive cleaning; or
- iii. any other cost incurred by Homeowner due to Guest's stay.

If the premises appear dirty or damaged upon Check-in, Guest shall inform Homeowner immediately.

b. **Rental Rate.** Payment in full of the following fees shall be due within 45 days of the Check-in Date:

\$ _____ per night x ____ nights = \$ _____

Cleaning fee	\$.00
Sales Tax	\$ _____
Deposit	\$300.00
TOTAL Due	\$ _____

9. Cancellation Policy: If Guest wishes to cancel his/her reservation, the deposit will be refunded as follows:

- CANCELLATIONS MADE MORE THAN 45 DAYS PRIOR TO THE COMMENCEMENT OF YOUR ARRIVAL WILL RECEIVE A FULL REFUND, LESS THE NON-REFUNDABLE DEPOSIT OF 2 NIGHTS RENT REQUIRED FOR RESERVATION CONFIRMATION.
- CANCELATIONS MADE LESS THAN 45 DAYS PRIOR TO THE DATE OF ARRIVAL WILL FORFEIT THE TOTAL RENTAL PAYMENTS.

10. Payment: Acceptable payment methods are [personal check or credit card]. If you wish to use a credit card, please provide the following information.

Name on credit card: _____ Type: _____

Credit card billing address: _____

City _____ State _____ Zip Code _____

Credit Card Number _____

Exp date _____ CVV (Security) Code _____

By my signature below, I hereby give permission to charge my credit card for the amounts above. I agree that all rental monies are non-refundable per cancellation policy above. I have read my rights to purchase travel insurance.

The parties agree to the terms of this Short Term Rental Agreement, as evidenced by the signatures set forth below.

	Homeowner:	Guest:
Signature (electronic or manual)	/Celeste Wertz/	
Name (printed)		
Date	1/30/16	
Phone number (during stay)	801-718-9165 cell	

Rental Rules:

1. Smoking is NOT allowed
2. People other than those in the Guest party set forth above or any other person in the property is the sole responsibility of Guest.
3. All of the units are privately owned; the owners are not responsible for any accidents, injuries or illness that occurs while on the premises or its facilities. The Homeowners are not responsible for the loss of personal belongings or valuables of the guest. By accepting this reservation, it is agreed that all guests are expressly assuming the risk of any harm arising from their use of the premises or others whom they invite to use the premise.
4. Keep the property and all furnishings in good order
5. Only use appliances for their intended uses.
6. Pets are NOT allowed
7. Parking Passes – Renters must display parking pass on the rear view mirror at all times. Failure to display may result in towing of vehicle at renter's expense. Leave the parking passes inside the unit upon departure.
9. Outdoor Hot Pools: Located between buildings 1 & 2 and also between buildings 3 & 4. Hours of operation are 10 A.M. – 10 P.M. No children under 14 allowed without adult supervision. When using the hot tub, remember there is a certain health risk associated with this facility. Use at your own risk. There are no lifeguards on duty so young children must be supervised. **PLEASE DO NOT USE THE LINENS PROVIDED AT THE POOL!**
10. There is a ski locker located on the first floor in the locker room across from the elevator. Please use this locker for your wet skis. The combination lock for this will be left on the Kitchen table with the information binder.
11. Fireplace: The gas fireplaces automatically switch on with a thermostat [Fireplaces are turned

off from June-September; they are not operational during this time of the year.]

12. Storms: No refunds will be given for storms. [Mountain roads can be curvy and steep. Gravel drives are well maintained; however, we highly recommend four wheel drive during the snow months. We do not refund due to road conditions.]

13. Laundry Rooms: Laundry rooms are located on the 2nd floor of buildings 2 & 3. The machines are coin operated by 4 quarters per load.

14. When the end of your stay comes around, please take out any garbage and leave the kitchen as you found it. The garbage dumpster is located in the underground parking area.

15. After the property has been cleaned and there is no damage or missing items, we will return your \$300.00 damage deposit.

- **Snowflower Management Office: Please do not contact the Snowflower on-site offices for any of your concerns or needs. Please call the owners, Celeste and Bob Wertz, directly at: 801-718-9165 or 801-532-3812 in the evenings and weekends**

I HAVE READ AND UNDERSTAND THE ABOVE CANCELLATION POLICY, PAYMENT, AND CONDITIONS IN FULL. I AUTHORIZE CREDIT CARD BILLING TO MY ACCOUNT ACCORDING TO SAID POLICY. I AGREE TO ALL TERMS THAT HAVE BEEN STATED.

* _____

Date * _____