

Supplemental Rental Agreement

This rental agreement may seem long, but I want to make sure you are fully informed and have no unrealistic expectations concerning your RV rental. Most rental agencies have the same rules, I just want to be completely up front and prevent any misunderstandings later. Please make sure you understand the rules and ask if you have any questions about any particular rule or expectation. Unfortunately, some customers will break rules or take things from the RV if there are no fees upon return for doing so.

- **No Refunds for Early Returns:** If the RV is return early, we will not issue a refund for unused days. This includes if you have an accident or crash in the unit; however, if the crash is not your fault you may be able to recover your rental costs from the at-fault driver's liability insurance.
- **Fee for Late Returns:** If you are late returning the unit there is a \$10 per hour late fee. If returned after 8pm, an additional day of rental fee will be charged. You will also be responsible for the cost of any canceled rentals due to your late return. All drivers must be at least 25 years old and must be listed on the contract when you pick up the unit.
- **Campground Reservations:** We are not responsible for campground reservations. All campground reservations must be made separately with the campground's reservation agency. All campground and campsite fees are separate from and in addition to the rental price and fees under this Agreement. No refunds will be given for campsite reservation errors.
- **NO SMOKING:** Smoking (including cigars, pipes, drugs, etc) in the unit forfeits your entire security deposit.
- **NO DRUGS:** Any evidence of the storage, transportation, or use of illegal substances will forfeit your entire security deposit. RV returned with any evidence of drug use or transportation will result in law enforcement being called for a report and to collect the evidence.
- **DRY CAMPING:** We strongly discourage dry camping. Short term boondocking must be approved by us beforehand. Dry camping/boondocking without owner's approval will forfeit your entire security deposit. Renter is responsible to maintain safe gray/black tank levels. Renter is responsible for any damage caused by tank overflows. Renter is responsible to watch water levels. We are not responsible for water depletion or tanks filling up rapidly.
- **Odors / Cooking:** We do not allow anything that can create a strong smell in the RV that is difficult to remove. An extra cleaning fee will be charged to remove the odor.
- **Travel Restrictions:** No travel allowed on any non-paved roadways like logging roads, forest service roads, beaches, etc. Only exception to this is a non-paved road inside a licensed RV Park.
- **Toll Roads, Red Light Cameras, parking tickets, etc.:** Parking Tickets, Mailed Violations, and Toll invoices are a major burden and we charge a \$75 fee for each invoice we get. Responsibility for traffic or parking violations will be transferred to you and you will be charged a \$75 administration fee. If you want to use Toll Roads, you are free to pay at the plazas or bring your own toll tags, just make sure no invoices or toll by plate, etc. mail comes our way or the \$75 administration fee will apply! Note: Most toll agencies are good to work with and will help you out if a mistake and call them right away.
- **Awning:** We discourage the usage of the exterior awning. This is for your protection because they are at a minimum of \$3,000 to replace. They can be damaged very easily due to weather or accidental misuse. Awnings ARE NOT COVERED by insurance and you will be responsible for paying for the damage. If you use the awning, please do not use it under bad weather and do not leave it out overnight or unattended.

- **Pets:** You MUST have approval from us before allowing a pet in the RV. If we reach an agreement on having a pet, a pet fee applies. No leaving pet in the RV unattended, if renter plans on leaving the RV the pet must not be left alone in the RV.
- **Security Deposit:** Your security deposit is refunded after the unit is checked in and there is no damage or issues requiring funds from the deposit. Failure to accurately report your destination or giving a false destination in order to attend a prohibited event will result in forfeiture and total loss of your security deposit.
- **Training:** When you pick up the unit, we will complete a pre-rental orientation of the unit that will take about 20 minutes to an hour depending on prior experience you have with an RV. Picking up an RV is not like picking up a rental car so please plan at least 60 minutes for this when you make your plans.
- **Cleaning:** The RV must be returned in a similar condition as when we rent it out to you. It cannot be “trashed” or so dirty that is beyond what is reasonable for a vacation. Excessive mess will incur an additional cleaning fee at \$100.00.
- **Propane:** 1st tank is included. Any additional Propane will be at renter’s expense.
- **Any damages need to be reported to us immediately.** Replacement of defective parts and receipt must be brought back for reimbursement. There will be NO reimbursement if you do not bring back the defective part you replaced and the receipt. If you purchase an item necessary due to an equipment failure (sewer or water hose, ice chest, etc.) the item you purchased and the receipt must be surrendered upon return if you want reimbursement.
- **Appliances:** The A/C, generator, awning, radio, microwave, television, jacks, etc. are convenience items. If any malfunctions should occur with any of these items, no compensation will be made to you. For assistance, you are advised to call the emergency contact, Michelle Beck-Weidner at 612-964-5863.
- **Renter Damage:** If the RV and/or the contents in the RV are damaged during your rental period, you are responsible to pay all damage costs whether you were at fault or not or if damage was caused by acts of nature (wind, rain, earthquake, fire, flood, etc.). If an accident occurs, you are responsible for obtaining a police report, contacting the other party’s insurance company and contacting us immediately at 612-964-5863.
 - **Abandonment:** Renter agrees they will NOT abandon the rv for any reason. If the renter does abandon the RV for any reason, they are liable for any and all damage that may occur from the time it is abandoned to the time the owner can retrieve the RV. Renter will forfeit the security deposit in its entirety and may be responsible for cost over the security deposit for owner travel fees or damage to the RV due to be abandoned.
- **Waste Holding Tanks:** Waste holding tanks must be emptied prior to return. Putting anything other than human waste or RV toilet paper (supplied) in the toilets will result in an extra cleaning fee. If you don’t want to flush the tanks you can pay the dump fee of \$125.
- **Personal Property.** You release Michelle Beck-Weidner, Matthew Beck-Weidner and all other family from all claims for loss of, or damage to, your personal property or that of any other person, that was left or carried in or on the RV, whether or not the loss or damages was caused by our negligence or was otherwise our responsibility.
- **Personal Injury.** You release Michelle Beck-Weidner, Matthew Beck-Weidner and all other family from all claims for injury, including, without limitation, personal, bodily, or mental injury, economic loss or damage to you, guests, unborn children, or relatives, whether or not the injury was caused by use of the rv , our negligence, or was otherwise our responsibility.

- Waiver: Our failure to enforce any of our rights under this Agreement or at law shall not be deemed a waiver or a continuing waiver of any rights or remedies against another party, unless such waiver is in writing and signed by the party to be charged.
- Severability. If any provision of this Agreement is judicially determined to be invalid, void or unenforceable, the remaining provisions shall remain in full force and effect.
- Attorney Fees. In the event a dispute arises regarding this Agreement, the prevailing party shall be entitled to recover its reasonable attorneys' fees and costs, in addition to other relief to which it is entitled.
- Modifications. No term of this Agreement can be waived or modified except by a writing that we have signed.
- Entire Agreement. This Agreement constitutes the entire agreement between the parties regarding the rental of the RV, and supersedes all prior oral or written agreements or understandings regarding this subject matter. This Agreement can only be amended by a writing signed by all parties.

I understand that any fee that cannot be collected via the from the rental company (RV Share, Outdoorsy or RVerzy) will need to be paid by local check or electronic funds within 60 days of rental return. Any electronic fund fee will be applied to renter.

This supplemental rental agreement is in addition to the agreement signed on the rental website. This is in addition to and does not cancel the rental websites agreement (RVShare, Outdoorsy, RVerzy).

I have read and agreed to the terms and conditions of this rental agreement and thereby give my consent to the agreement.

Renter Signature and Date: _____

Renter Printed Name: _____

Rented From: Matthew Beck-Weidner and Michelle Beck-Weidner

Rented RV: 2017 Keystone Summerland Mini Travel Trailer (VIN 4ydt18014hw152936)

Rented Through: _____

Rental Dates: _____

FEES ADDENDUM

BY SIGNING THIS ADDENDUM AND ACCEPTING KEYS, YOU UNDERSTAND THERE ARE EXTRA FEES THAT CAN OCCUR IF THE CONTRACT IS NOT ADHERED TO. THESE FEES, IF ASSESSED, WILL BE DEDUCTED FROM YOUR SECURITY DEPOSIT. ANY FEE WE CAN NOT COLLECT VIA THE SECURITY DEPOSIT WILL HAVE TO BE PAID VIA CHECK OR ELECTRONIC FUNDS.

DUMP \$125 CHARGE WILL BE ASSESSED IF BLACK OR GREY TANKS ARE NOT EMPTIED PRIOR TO RETURN.

KEY REPLACEMENT \$50 CHARGE WILL BE ASSESSED IF ALL KEYS ARE NOT RETURNED.

SHORE-POWER ELECTRICAL CORD REPLACEMENT \$150 TO REPLACE DAMAGED ELECTRICAL SHORE POWER CORD \$50 TO REPLACE 50AMP/30AMP and or 15AMP ADAPTER.

SEWER HOSE REPLACEMENT \$75 TO REPLACE LOST OR MISPLACED SEWER HOSE AND/OR ADAPTERS.

CLEANING... MINIMUM CLEANING FEE OF \$50 IS PAID AT THE TIME OF BOOKING... PLUS \$100 (MINIMUM) FOR ANY EXTRA CLEANING REQUIRED AFTER RETURN. THE RV SHOULD BE RETURNED IN A SIMILAR CONDITION AS IT WAS AT PICK-UP.

SMOKING IS STRICTLY PROHIBITED. SMOKING IN THIS UNIT WILL BE CAUSE FOR FORFEITURE OF ALL SECURITY DEPOSITS AND MAY WARRANT ADDITIONAL FEES.

PETS AUTHORIZED IN WRITING AT TIME OF BOOKING OR OTHERWISE ARRANGED ARE WELCOME IN MY RV . PET FEE APPLIES. (\$30 PER DAY) SHOULD ANY DAMAGE OCCUR BECAUSE OF YOUR PETS YOU ARE RESPONSIBLE INCLUDING, BUT NOT LIMITED TO, URINE OR WASTE STAINS, CLAW/SCRATCH/CHEW MARKS, DAMAGE TO FURNITURE, EXCESSIVE CLEANING FEE. A \$250 FEE WILL BE ASSESSED FOR EACH UNAUTHORIZED PET.

Renter Signature and Date: _____

Renter Printed Name: _____