

# PURA VIDA CASAS

## Check-In Info & Security Deposit Contract

We don't expect there to be any problems with as most recognize it is a family home to be taken care and respected. However, to ensure that our homes are taken care of by our clients, we do require a \$1000 security deposit in addition to the rental cost **OR** CC number for us to keep on file incase of incidentals as per the rental contract.

Upon your arrival, the manager will walk you through the house to help familiarize yourself with the home and its amenities. We want to get you going on your vacation as soon as possible and want to give you as much privacy as possible so we try to be quick but thorough. It is also an opportunity for you to ask any questions you might have about the home or activities and tours.

We are there to get you all the information you need. Our aim is to provide you with a comfortable, clean and safe environment at our homes and if ANYTHING is not up to those standards, please do not hesitate to let the manager know immediately. We will seek to resolve the concern as quickly as possible.

### **Here is what to expect Upon Check-In:**

- The premises will be examined by RENTER prior to occupancy and will be received in good condition.
- For a full refund of the security deposit RENTER should observe the following conditions:
  - Maintain premises in same condition as when received.
  - No damage is done to premise or its contents beyond normal wear and tear.
  - No missing items are identified
- We provide departure cleaning for you. We ask that you please leave the property reasonably clean.
- Those units left in an abnormally dirty manner are subject to deductions for a deep cleaning.
  1. All debris and/ or garbage is removed from the unit and placed in bags in the proper receptacles.
  2. All lights and AC are turned off.
  3. All dirty dishes are placed in the dishwasher and/or cleaned.
  4. All windows and doors are closed and locked.
- No charges are incurred for services rendered during your stay or for the enforcement of these terms.
  1. All charges accrued during the stay are paid prior to departure.
  2. All keys, remote controls are accounted for. A \$120 non-negotiable fee will apply for each item that is not properly returned or for each lock that needs a new combination due to lost keys.
- A comfortable electricity allowance of 70KW per day average is included in the rent rate. Usage in excess of that average will be charged at the rate of \$.49 /KW against security deposit. Please check the meter periodically through out your stay to ensure that there is now additional costs to you. Here is your current meter reading at check in:  

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  - To calculate your allowed usage:  $(70 \times \text{\#of nights you are with us}) + \text{initial reading}$
  - If you go over the number above then that will be what is charged at the per day overture rate.

- Listed below are your 2 options for Security Deposit:

- \$1000 cash hold upon check-in, to be returned to you in full upon the manager's inspection with you of the home upon check-out. If there are issues that need addressing regarding broken/missing appliances or home furnishings, the manager will discuss with the client a fair and appropriate cost to replace said item.
- We can use a credit or debit card number to keep on file for the security deposit. In this case, we will record your card numbers on the check-in contract, one copy for you and one copy for the manager, giving us permission to charge the card up to and not beyond \$1000 with-in 3 days of the check-out date if deemed necessary. We will not be placing a charge or a hold on the card, as a car rental does, simply reserving the right to do so if the manager determines that there was damage to the home above and beyond what would be considered "normal", or in the case of missing/broken items. The amount charged if found necessary would be discussed with the client upon check-out or via email or phone thereafter.

**AMOUNT: \$1,000**

**PAID BY CASH: YES or NO**

**CREDIT OR DEBIT CARD**

**TYPE OF CARD:**

**NAME ON CARD:** \_\_\_\_\_

**CC#:** \_\_\_\_\_

**EXP DATE:** \_\_\_\_\_

**BACK CODE:** \_\_\_\_\_

**ELECTRICAL INFORMATION**

**CHECK-IN METER READING:** \_\_\_\_\_

**NUMBER of NIGHTS IN RENTAL:** \_\_\_\_\_ **TOTAL WATTS INCLUDED:** \_\_\_\_\_

(Number of nights x 70)

**ALLOWED END METER READING:** \_\_\_\_\_

(Number of nights x 70) + Initial Meter Reading

**ACTUAL CHECK-OUT METER READING:** \_\_\_\_\_

**TOTAL WATTS USED:** \_\_\_\_\_ **TOTAL WATTS OVER:** \_\_\_\_\_

(Actual-Alloted)

(Used-Alloted)

**TOTAL BALANCE DUE: \$ .49x** \_\_\_\_\_ **=** \_\_\_\_\_

I \_\_\_\_\_ have read or have been explained the above rules and procedures of this rental and will abide by its stipulations.