

# VEGAS PARTY HOUSE

LAS VEGAS VACATION RENTALS (A division of Nine Deep, LLC)

2840 S. Harcourt Ave., LA, CA 90016

## TENANT VACATION RENTAL AGREEMENT & INFORMATION SHEET PLEASE SIGN AND FAX TO 888-800-4585

TENANT NAME: \_\_\_\_\_

TENANT ADDRESS: \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

HOME#: \_\_\_\_\_ BUSINESS# \_\_\_\_\_

FAX#: \_\_\_\_\_ EMAIL: \_\_\_\_\_

PROPERTY BEING RESERVED: PARTY HOUSE

RESERVED DATES:

IN: \_\_\_\_\_ OUT: \_\_\_\_\_

NUMBER OF ADULTS \_\_\_\_\_ ; CHILDREN \_\_\_\_\_

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**1. AGREEMENT:** Nine Deep, LLC., the owner, and Tenant agree as follows:

Above Tenant is an adult and will be an occupant of the unit during the entire reserved period. Other occupants will be family members, friends or responsible adults. Tenant does not have the right to sublease property. Use of the premises will be denied to persons not falling within the foregoing categories, and as a result they would have to vacate the property immediately without any refund. No Keys will be issued to anyone who is not an adult.

**2. PETS: No Pets allowed at this property.**

**3. Commercial use is strictly forbidden unless a written agreement/release has been signed by an agent to Nine Deep Enterprises, LLC. (aka Vegas Pimp House or Vegas Party House) giving permission to do so in the house(s). This means no photo shoots or production of any kind without our written permission.**

**4. SECURITY DEPOSIT:** The Security Deposit is \$270 for a vacation rental and \$1,000 for a month stay. Your security deposit is fully refundable within 15 days of termination of occupancy provided that real and personal property are in the same condition as when occupancy commenced and all terms of this agreement are met. Tenant is liable for all replacements and repairs that are outside what is considered normal wear and tear.

**5. CANCELLATION:** Should you wish to cancel this reservation, notice of cancellation **MUST BE IN WRITING AND RECEIVED MORE THAN 30 DAYS PRIOR TO YOUR CHECK IN DATE.** We will refund the sums you have paid.

**6. CHECK IN: Check in time is 3:00pm.**

**7. CHECK OUT: Check out time is Noon**

**8. CLEANING:** Each property will be inspected, sanitized and cleaned after your departure at the rate of \$100 to be deducted from your security deposit. **YOU ARE REQUIRED** to leave the property in the same general condition that you received it by making sure the home is generally picked up and ready to be vacuumed, dusted and sanitized. If additional cleaning is required, appropriate charges will be deducted from your security deposit at the rate of \$25 per hour.

**9. WHAT WE SUPPLY:** The property is equipped and set up as a fully furnished property that will include bedspreads, linens, blankets, pillows, towels, as well as a fully equipped kitchen, TVs, furnishings, BBQ grill and outdoor furniture.

**10. TENANTS LIABILITY:** Tenant agrees to accept liability for any damages caused to the property (other than normal wear and tear) by Tenant or Tenants guests, including but not limited to landscaping, misuse of appliances, and/or equipment furnished. If damages are in excess of the security deposit being held, Tenant agrees to reimburse Nine Deep Enterprises, LLC for cost incurred to repair/replace damaged items.

**11. SLEEPING CAPACITY:** Properties can usually sleep anywhere from 4 to 10 adults. **If throwing a party, it cannot exceed 15 people without written consent by the owner of property.**

**12. HOLD HARMLESS:** Nine Deep Enterprises, LLC and owners do not assume any liability for loss, damage or injury to persons or their personal property. Neither do we accept liability for any inconvenience arising from any temporary defects or stoppage in supply of water, gas, electricity, plumbing or other services. Nor will Nine Deep Enterprises, LLC and owners accept liability for any loss or damage caused by weather conditions, natural disasters, acts of God, or other reasons beyond its control.

**13. POOL AND PATIOS:** Tenant hereby acknowledges that if the property they have reserved includes a pool, the undersigned is fully aware that the pool and surrounding patio/deck can be dangerous, that the deck/patio can be slippery when wet and that injury is likely to occur to anyone who is not careful. With full knowledge of the above facts and warnings, the undersigned accepts and assumes all risks involved in or related to the use of the pool and patio areas.

**14. ADDITIONAL TERMS AND CONDITIONS:** The undersigned, for himself/herself, his/her heirs, assignors, executors, and administrators, fully release and discharges Owners from any and all claims, demands and causes of action by reason of any injury or whatever nature which has or have occurred, or may occur to the undersigned, or any of his/her guests as a result of, or in connection with the occupancy of the premises and agrees to hold Owners free and harmless of any claim or suit arising therefrom. In any action concerning the rights, duties or liabilities of the parties to this agreement, their principals, agents, successors or assignees the prevailing party shall be entitled to recover reasonable attorney fees and costs.

**15. PAYMENT: Credit Card**

**TENANT SIGNATURE** \_\_\_\_\_ **DATE:** \_\_\_\_\_