



**MOORE**  
Properties and Rentals

**SHORT TERM RENTAL AGREEMENT**

Please complete this lease and return to Cindi Davison at [Cindidavison@yahoo.com](mailto:Cindidavison@yahoo.com)

Upon receiving the signed agreement, a Paypal Invoice, for a prepaid payment of 3 days will be emailed.

Your reservation is not complete, until payment has been received.

This payment will guarantee your reservation.

<b>Tenant Name:</b>	
<b>Dates of your stay:</b>	
<b>Primary Contact Number:</b>	
<b>Birthday:</b>	
<b>Home Address:</b>	
<b>Email Address:</b>	
<b>Will you be attending day or night classes?</b>	

This Short Term Rental Agreement (the “*Agreement*”) is made by and between Moore Properties and Rentals and

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1. Property. The property is located at:  
9## NW 12<sup>th</sup>, Moore Oklahoma

The property is furnished and includes: Utilities, lawn care, wifi and internet, washing machine and dryer, household kitchen items, weekly cleaning and linens.

2. Maximum Occupancy: The maximum number of guests is limited to 1 person per room.
3. Term of the Lease. The lease begins at 2:00 PM on date of check in and ends at 11:00 AM on check out day.
4. Minimum Stay: This property requires a 10 night minimum stay. Longer minimum stays may be required during holiday or peak periods. If a rental is taken for less than 10 days, the guest will be charged a cleaning fee of \$60.00
5. Rental Rules: Guest agrees to abide by the **Rental Rules** attached as **Exhibit A** 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.
6. Access: Guest shall allow Moore Properties access to the property for purposes of repair and inspection and scheduled weekly cleaning. Moore Properties will provide at least 1 day notice unless there is an emergency that requires immediate attention. In the event of an emergency, guess will be notified as soon as reasonable possible.
7. Insurance: We encourage all renters to purchase renters insurance. Moore Properties and Rentals does not carry insurance for your personal items or property.
8. Rental Reservations, Rate, and Amenities
  - a. Room Reservation: Pre-payment of 3 days rent is required to secure a reservation. This money will be applied toward the end of the reservation. Rooms are not considered, “reserved” until this money is received. This money will not be refunded if a reservation is cancelled.
  - b. Rental Rates: Individual rooms rent for \$30.00 per day per room or \$35 for the largest room. A one time \$30 cleaning fee and a 3.3% Credit Card Processing Fee
  - c. Amenities: Each room is equipped with a locking door, bed, linens, set of towels, TV, WiFi, nightstand, lamp and pillows. Common space is shared with other like professional tenants. Common spaces include kitchen, living room, dining room, office space and bathrooms.
  - d. Common spaces will be professionally cleaned each week and bedroom spaces will receive fresh sheets, fresh towels, bed service, trash service and vacuuming.

***If the premises appear dirty or damaged upon Check-in, Guest shall inform Cindi Davison at 405532-3497 immediately.***

9. Payment: Acceptable payment methods are cash, check or credit card. The initial room prepayment can be made via paypal. During your stay, we will be able to collect rent monies, via cash or check, on the scheduled cleaning day.

By my signature below, I hereby understand the terms outlined above. I understand that once a prepayment is made, I will not be able to receive a refund in the event of a cancellation.

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Typed Signature



**Exhibit A**  
**RENTAL RULES**

1. Smoking is NOT allowed inside the property. This includes the garage.
2. People other than those listed may not stay overnight in the property. Any other person in the property is the sole responsibility of Guest. Guests are not allowed to exceed the occupancy limit agreed to above.
3. Guests should not create excessive noise at a level that disturbs neighbors; Code-enforced neighborhood quiet hours are from 10:00p.m. – 8:00a.m.
4. Moore Properties is not responsible for any accidents, injuries or illness that occurs while on the premises or its facilities.
5. Moore Properties is 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.
6. Keep the property and all furnishings in good order
7. Only use appliances for their intended uses
8. Pets are NOT allowed.
9. Parking: Parking is limited to 1 vehicle(s) per guest. Vehicles are to be parked in designated parking areas only. Parking on the road is not permitted. Please make proper arrangements, if your car has a possible oil leak.
10. Garbage: Any garbage must be stowed in the proper garbage receptacle, located at the side of the house. Trash day is Friday, please place all household trash in containers and place containers on the St. George side of the drive way before 9:00 AM.
11. A full sized washing machine and dryer are provided for the guest use only. HE (high efficiency) detergent is necessary. Please place detergent in the correct location and clear the dryer lint before each load of laundry. Do not use the machines for heavily soiled or oily items. Please check all garment pockets for loose change, ink pens or any items, before each load. Do not use any products or chemicals that could stain or harm the machines.
12. DO NOT FLUSH anything other than toilet paper. No feminine products, flushable makeup wipes, flushable baby wipes or cleaning wipes should be flushed at anytime. If it is found that anything other than toilet paper has been flushed and clog the septic system, you could be charged damages of up to \$500.