

Rental Agreement
1433 Reynolds St.
Key West, Florida 33040

We happy to share our home with you and hope you will enjoy it as much as we have.
The agreement below is so to clarify the terms of the agreement for the time period and
terms by which we share our home.

Rental Agreement

RENTAL DATES ARE

ARRIVAL DAY ___ Tues DATE March 19, 2011 ARRIVAL ALWAYS 4PM
LEAVING DAY ___ Mon. DATE March 26, 2011 DEPARTURE ALWAYS 10 AM
NAME OF RENTERS ELEANOR LECLAIR (signing for 6 grad students all renters.

CONTACT INFORMATION ADDRESS _____

CELL PHONE _____

CELL PHONE _____

Although your arrival and departure dates may not coincide with your rental period, you may come and go during this
time period AND MUST vacate by 10 am last day of rental so we can clean for next guests. You understand that if
you choose to stay less. come in later or leave early then the contracted length. You many not sub-lease said
property to anyone else. Only friends and family known to Russell's prior to your rental commencement may occupy
the unit and only if you are there. You are responsible for the property from the day of arrival until the end of the
contract. **Maximum of 6 overnight guests, INCLUDING clients on the contract.**

**PAYMENT 3900.00 PLUS the 12.5 TAX (BED AND MONROE COUNTY TAX) A 50% deposit at time of signing
the rental is standard rate of \$3900, plus \$90.00 clean up fee**

A security deposit thru a signed and authorized credit card voucher will be required of \$1000. This
must be given at time of final payment and will be held till after guests leave and electric bill received. **NOTHING
WILL BE CHARGED TILL AFTER AND DISCUSSED WITH RENTER.**

Guests will take good care of premises, appliances and furnishings. Guests shall also be responsible for all
conditions and damages caused by neglect or wrongful act or omission of the guests and/or persons accompanying
guests.

INSPECTION A walk thru inspection day of taking possession and day of leaving will occur with owner/
representative of owner.

Any damage to property or excessive cleaning beyond normal will be charged to credit card or taken out of deposit. If
damage exceeds deposit, guests will be released.

Cleaning:

Home will be cleaned before and once at mid-stay at no charge. Home should be left in same condition. FOR
MONTH VISIT ONLY there is a \$90.00 clean up fee for one week visits

Laundry is the responsibility of the guests and all linens and towels should be cleaned and folded as found upon
arrival. Bedding to be stripped and put by front door for pick up day of departure. a charge of \$50.00 will be charged
to be paid in last payment if client would rather have cleaning service do laundry at end of stay.

We have service that picks up, cleans, folds. You will pay them direct. We provide all linens, towles, sheets.
SPOTLESS CLEANING SERVICE (CALL IN AM AND RETURNED THAT DAY)

No Pets shall be permitted:

NO SMOKING IN THE HOME OR ON PROPERTY.

NOISE: NO MUSIC OR LOUD NOISE AFTER 10PM, a Key West ordinance requires all noise in residential
neighborhoods be quiet by 10 p.m. Any complaints will result with immediate cancellation of said lease.



CANCELLATION If guests cancels 60 days or less FULL amount will be held If not re rented . **If we do rerent for same rental fee money will be refunded. If more then 60 days 50% of monthly held unless rerented.**

If the guests default in the performance of any of the obligations contained herein, the Owner/agent shall be entitled to recover all costs and expenses as well as court costs and reasonable attorney's fees. In the event of default, guest will be liable for a \$100.00 processing fee and any other fees related to collecting of moneys owed.

UTILITIES there is a understanding that there is a cap on the utility usage of Electric of \$450.00. Guests anything beyond will be charged to guests. **(no guest has paid as of this date)**

POOL AND LAWN WILL BE CLEANED ONCE A WEEK Pool is not heated. (no charge to clients)
HOME WILL BE CLEANED right before/once in the middle at no charge BY SPARKLE CLEANING. (LIGHT CLEAN OF BATHS AND DOWNSTAIRS AREA). If you would like him more please let us know

The rental of 1433 Reynolds is not available to persons under the age of twenty five. Misrepresentation shall void this contract and all monies shall be forfeited.

THE OWNER IS NOT RESPONSIBLE OR LIABLE. FOR LOSS, THEFT OR ANY PERSONAL INJURIES OR CASUALTIES SUSTAINED BY GUESTS AND/OR PERSONS ACCOMPANYING GUESTS.

signature of guest

signature of homeowner

signature of guest

signature of homeowner

address of guests

Phone _____

cell _____

cell _____

send cashier check to: Margaret Russell
Peggy Russell
1200 4th st.
220
Key West, Florida 33040

INFO FOR YOUR STAY....

Our wireless name is russell
and password is russell1

House cleaned before/ mid monthly/ end of stay
Garbage is picked up twice weekly
Wed. early am
Sat. early am
WED A.M. AND SAT. AM (PLEASE PUT OUT NIGHT BEFORE)
Pest control once a month
Lawn every Friday
Pool every Thursday

Mark Schoonover is our House Service for cleaning and repairs if needed 1-305-923-0517
Please also feel free to call us if you need anything and cannot reach Mark (Peggy 847-612-4712)

Credit Card information for Security Deposit OR for

type _____ Name on card _____

Number _____ exp _____ sec number _____

Address _____

_____ zip _____

signature of guest _____

Credit card used for deposit unless otherwise approved , no charges unless

use card for deposit _____ (NOT charged unless damage- 2.9% added for credit card use)
use card for rental _____ (2.9% added for credit card use)
use card for cleaning _____ (2.9% added for credit card use)

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grad students

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Ellen

signature of guest

signature of homeowner

Gene

signature of guest

signature of homeowner

address of guests
209 Cathern St APT 403

Clemson, SC

29631

Phone *804-714-4353*

cell _____
cell _____

send cashier check to: Margaret Russell
Peggy Russell
1200 4th st.
220
Key West, Florida 33040

INFO FOR YOUR STAY....

HOLD DOCUMENT UP TO THE LIGHT TO VIEW TRUE WATERMARK

WACHOVIA
CASHIER'S CHECK

HOLD DOCUMENT UP TO THE LIGHT TO VIEW TRUE WATERMARK

1200389378

6A-7002
2611

581440 (100/pkg Rev 02)

3011340

WACHOVIA

03/11/2011

Pay To The Order Of
Peggy Russell

\$ 2,290.00

*TWO THOUSAND TWO HUNDRED NINETY DOLLARS AND 00 CENTS

Wachovia Bank, a division of Wells Fargo Bank, N. A.

Dollars

Eleanor LeClair

Remitter

Authorized Signature


⑆1200389378⑆ ⑆261170025⑆5079900000877⑆

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and password is russell1

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Credit Card information for Security Deposit OR for

type visa Name on card EVANCK LeClark
Number 4128003977004401 exp 10/2011 sec number 945
Address 11508 BARRINGTON BRIDGE TRUCKEE
RICHMOND, VA zip 23233
signature of guest 

Credit card used for deposit unless otherwise approved , no charges unless

use card for deposit EL (NOT charged unless damage- 2.9% added for credit card use)
use card for rental X (2.9% added for credit card use)
use card for cleaning X (2.9% added for credit card use)