

Rental Agreement
Buffalo Lodging Company, LLC (Owner/Agent)

Mail Checks To:
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Rockbridge, Ohio 43149
Toll Free: 1-855-HHCABIN
Cell: 740-808-3714
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www.buffalolodgingcompany.com

Renter Information:

Name: _____ (Renter)
Address _____
City _____ State _____ Zip _____
Email Address _____
Home Phone Number _____ Alt. Phone Number _____
Vehicle Make _____ Model _____ Lic Plate # _____
Date of Birth _____ Date Booked _____
Check In Date _____ Check Out Date _____
Estimated Arrival Time (check in no earlier than 4:00pm) _____
Cabin/Lodge Name _____
Base Rate Per Night _____
Number of Nights _____
Number of Guests 3 and Older _____
Nightly charge for extra Guests: (Creek, Falls, Meadows- \$25/person Whippoorwill, Cool
Bush- \$20/person; Moonlight, Sunset, Gamebird, Waterfall- \$15/person (Base rate for
8 guests for lodges & 2 guests for cabins
(Guests 3 & under stay free) _____

Add on Meal Packages _____

Subtotal: _____

Discount _____

Lodging Tax (6% for Cool Bush Lodge; 12.75% for all other
properties) _____

Grand Total _____

Deposit Amt/Payment Schedule

Policies

Liability: Renter agrees to assume all responsibility for an accident, injury or damage that may result in or about the premises, to persons or property (including those of Renter's guests), and that the Owner and its agents shall not be held liable, or responsible for such injury, accident, or damage. Renter assumes the risk involved with the use of the hot tub, swimming pool, pond and any and all other rental facilities and agrees to save harmless and indemnify the Owner and its agents from any and all claims and liability of any nature which may arise by reason of the use of the same renter or others using the same during renters occupancy. Renter assumes responsibility of all guests during the reservation time.

Age Requirements: Renter must be 21 years or older to rent all cabins and lodges. Persons 21 years or older are not permitted to make reservations on behalf of younger guests in order to reserve the cabins or lodges (including but not limited to parents booking for under aged children, acquaintances 21 years or older booking for other under aged guests.)

Renter must be present at the lodge for the reserved dates.

Smoking: Smoking is not permitted inside the cabins or lodges. A \$500 cleaning fee will be added to your bill if smoking was detected in the cabin or lodge. Please do not discard cigarette butts anywhere on the property!

Pets: Pets are permitted at cabins but not lodges. Additional pet fees will apply.

Check In/Check Out: Check in is at 4:00 pm Check out is at 11:00 am. Early check ins and late check outs are not permitted unless approved by Owner or its agent prior to arrival.

Late check outs will result in a \$100 per hour fee for each hour guests overstay without permission.

Rates and Tax: 50% of total rental fee is due at the time of booking unless otherwise stated in this agreement. Remainder is due 30 days prior to check in day. Rates are per night. There is a 2 night minimum stay required except on holidays when there is a 3 night minimum stay. A 12.75% lodging tax will be added to rates

Cancellations and Refunds:

General Cancellations: Cancellations more than 60 days in advance are subject to a \$75 Cancellation Fee. Cancellations within 60 days (but more than 30 days) of check-in time will only receive a 50% refund. Cancellations sooner than 30 days from Check In date will not receive a refund. All reservations may be rescheduled based on availability, but will still be subject to a \$75 processing fee.

Malfunction of equipment: Owner and its agent will do their best to make sure all amenities are in good working order. Occasionally, electronics, satellite, and other mechanical equipment will malfunction. Owner and its agent will do its best to repair these items in a timely manner, but no refund will be given for any malfunctioning equipment.

Hot tub: In addition, because of hot tub cleanings, the hot tub may need a few hours to heat to its full temperature after you arrive.

Weather/Power Outages: Bad weather conditions may make travel to the Hocking Hills difficult. In addition, occasional power outages may arise. Owner and its agent will do its best to provide alternate directions, but no refunds will be given for bad weather or power outages. We will make an effort to reschedule your stay within the same season/days of the week.

Radios/DJ's: DJ services are only permitted with the prior written consent of Owner or its agent. All outdoor radios and/or DJ services must be set up inside and turned off/shut down by 10:00 pm. Outdoor radio/DJ services should be played at a reasonable noise level. Please respect surrounding property owners. Owner or its agent reserves the right to request that the noise level be reduced to an acceptable level in the discretion of Owner or its agent.

Damages/Cleaning Fees: Damages to the structure, fixtures, or furnishings will result in repair or replacement costs charged to Renter. Please notify Owner or its agent at check-in if there are damages to the Lodge, cabin or other property. Any credit cards submitted for payment or credit card numbers held on file for deposit purposes may be charged to cover any damages that occurred as a result of your stay. An itemized list of any damages and the replacement/repair cost will be sent to you prior to charging the amounts to the credit card/s on file. If payment was made with a check, Renter will be required to provide a credit card

number prior to check in to be held on file for the duration of the reservation. Renter or other credit card holder assumes all financial responsibility for any/all damages. Additional cleaning fees may be charged if excessive cleaning is required following check out. (Excessive cleaning may include but is not limited to, carpet shampooing, discarding of excessive trash and/or cigarette butts, fumigation, excessive cleaning of appliances, any items requiring professional cleaning, etc.)

Occupancy: Each cabin/lodge has its own recommended occupancy limit. Renter is required to provide the accurate number of guests prior to check in. No additional day time or overnight guests are permitted unless otherwise approved in writing prior to check-in.

Failure to comply will result in additional charges per guest.

Lodge Safety Rules: For guest safety, Safety Rules are posted around the cabins, lodge and properties. Renters may utilize pools, hot tubs, ponds, row boats, playground equipment, or onsite hiking areas/trails at their discretion. There is no lifeguard or medic on staff at any cabin or lodge. Owner and its agents are not responsible for injury or damage to Renter or Renters' property.

Hunting/ATVs: No hunting on property or use of ATV's unless approved in writing prior to check-in.

Firearms, Fireworks, and Guns: No shooting firearms, fireworks, or guns on the property.

Video Dissemination: Unless prior written consent is obtained from Owner or its agent, Renter and its guests are prohibited from publically disseminating through any means, any video or photographic broadcast or reproductions of the property or Renter's and guests activities while on the property. Renter shall indemnify and hold harmless Owner and its agents from any claims, liability, expenses or damages relating to any such broadcast or reproduction.

Appropriate Behavior: Although the cabins and lodges are located on secluded acreage, they are still in residential areas. Please respect other property owners/neighbors in the area. For your convenience, property markers have been set around the perimeter of our property. Absolutely No TRESPASSING on adjoining properties!!! No illegal activity is permitted on any cabin or lodge property. Violation of these policies and rules will result in additional charges or immediate termination of the rental.

Signature/Date

