

Rental agreement

between

Mr Patrick DANIEL, Château la Croix Chabrières 84500 Bollène France,
Tel.: 00.33.490.40.00.89 above named the owner,

and

Surname :

First name :

Address :

Postal code : Town :

Country :

Fixed telephone number:

Mobile tel. number:

Number of adults :

Number of children (from 2 to 14 years) :

Number of babies (less than 2 years) :

Total of lodgers :

Animals, kind and number :

Household linen : yes no (tick off answers)

Bath sheets : yes no

above named the lodger,

it has been agreed as follows :

1 – Purpose :

The owner rents out a gîte located in « LA MAGNANERIE » Château la Croix Chabrières in Bollène (84500) France, as seasonal, to the lodger who agrees without reservation on following terms:

Dates: from2006 at.....o'clock to.....2006 ato'clock

Number of beds: a double bed, a single bed, a two-seater sofa bed. Bed linen included.

Agreed price: the price of 700 euros each month does not include extra charge except for deposit and electricity bill according to season (quoted in rate). Household linen and bath sheets are not provided but can be rented out separately on demand.

Consumables are provided in limited quantities (toilet paper, detergent...)

Deposit: each reservation is only confirmed after payment of a 150 euros deposit and return of the present duly signed for agreement. Balance must be paid on renting.

Guarantee: 800 euros on renting. Guarantee will be refunded after deducting costs of damage restoration and/ or possible stealing, on the day of departure.

Extra - household linen:
 - bed sheets:

It is forbidden to use household linen for swimming pool.

Agreement validity: the parties expressly admit that the agreement formed by the present and the description binds the owner only after total payment of rental and deposit at the fixed maturity.

2 – General terms :

The lease cannot be renewed without express written agreement of the owner.

It is expressly agreed that the gîte is rented out for the number of people specified under specific conditions, that is to say to maximum as many people as there are beds. (a double bed is worth two people). Apart from written agreement of the owner, a rental extra charge proportionally calculated (rental price/number of people planned) and increased in amount of fifty per cent will be owed by the lodger, whatever the duration of overcrowding. The increase is also worth for campers (under canvas, caravan, mobile home or outside...) who would occupy the estate.

The lodger commits himself to occupy the place as a good father/mother, to maintain it and to give back the gîte absolutely neat and tidy.

The owner reserves the right to increase guarantee, when just as someone comes into the place, the owner recognizes a previous lodger or one of his family or friends, against whom it has been necessary not to refund the whole or a part of the deposit.

The lodger commits himself to check the inventory within 24 hours of his arrival and to ask at least 48 hours before his departure the owner or his mandatory to draw up a departure inventory that will be made on the day of his departure at agreed time. If not, the lodger admits not to contest the costs concerning damages, even previous and a possible cleaning that would be counted at 10 euros an hour with 125 euros minimum.

It is essential that each damage is declared to the owner or his mandatory within 24 hours of its appearance. The lodger is not allowed to repair or replace the damage object without agreement of the owner or his mandatory. He commits himself to refund the whole exchange value of the replacement of every broken, cracked, chipped or damaged piece of furniture and/or material object occurred by an unusual wear and tear equivalent to its occupation. It is expressly admitted that the damages occurred on bedding, painting, floors, ceilings, windows

or garden equipment, beach and swimming pool covering,.... must be compensated. If total cost of noted damages exceeds deposit amount, the lodger commits himself to make up the difference.

The lodger will be informed of particular precautions to take by using swimming pool and assumes the whole responsibility for possible accidents (drowning, immersion syncope...) that could happen because of the swimming pool.

The swimming pool and the area around the swimming pool are accessible only to people who rent gîtes.

The lodger commits himself to let visit rented gîtes, whatever the reason.

In case of absence, even short, the lodger commits himself to close its gîte. If not, he will be responsible for all consequences.

The lodger becomes aware of serious risks of fire and is not allowed to make a fire or embers (barbecue) without agreement of the owner.

It is strictly forbidden to have a barbecue on terrace.

The parties state the address of rental for service, for all that concerns the present agreement, its regulations, its direct or indirect repercussions and especially for all ensuing proceedings. Stamp costs and registration dues must be paid by the taker.

In case of act of God relating to the present agreement, the lodger expressly releases the owner from any responsibility and commits himself not to claim any kind of damages from the owner.

In case of non-execution by the lodger of one or more clauses taken up above and after demand remained ineffective, the present rental agreement will be cancelled as of right and the lodger can be evicted on temporary injunction.

On Bollène, the.....in duplicate.

Lodger's signature

Owner's signature