

Tropical Island Real Estate Ltd

Property Sales ♦ Villa Rentals



P.O. Box 313 ♦ Gerald's ♦ Montserrat ♦ MSR 1110 ♦ Tel/Fax: (664) 491-2819 ♦ US/CAN (786) 264-1325 ♦ Email: tirel@candw.ms

www.sunislandrealestate.com

Property Rental Agreement Form

Thank you for choosing **Tropical Island Real Estate** on the Emerald Isle of the Caribbean. Carefully fill in the required information in this rental agreement form, then scan & email **(or fax)** a signed copy to us. Note that page 3 contains instructions for making payment.

Property Name:			
*Guest Names:	1)	2)	
Guest Home Address:			
Nationality:			
Home Phone:		Work Phone:	
Home Fax:		Work Fax:	
Mobile:		E-Mail:	
No. of Guests:		Referred by:	
Arrival Date:		Departure Date:	
Arrival Time:		Departure Time:	
Arrival Flight #:		Arriving by ferry?	
Would you like us to arrange a rental jeep or car?		Yes _____	No _____
Do you require high speed Wi-fi internet?		Yes _____	No _____
Do you wish to book a Vacation package? <i>(If yes tick one below)</i>			
<i>Honeymoon</i> _____	<i>Is. Adventure</i> _____	<i>Just Escape</i> _____	<i>Custom Vacation</i> _____

*When booking more than two guests, print and complete an extra copy of this form.

Property Rental Agreement Form (cont'd)

***Rental Deposit:**

A 50% deposit of the total rental or vacation package amount is required to confirm your reservation. The balance of payment is due 30 days prior to arrival. If reservations are made within 30 days of arrival date, the full rental amount is required to confirm your reservation.

Cancellations:

Cancellations must be made in writing directly to **Tropical Island Real Estate Ltd.**

The following cancellation fees will be applied:

- More than 60 days prior to arrival:..... 10% of the gross rental
- Within 60 to 30 days prior:..... 50% of gross rental
- Less than 30 days prior:.....100% of gross rental

Making Payment:

Payments can be made by: Credit Card, Wire Transfer, or Personal Check from a US Bank. Guests are responsible for any applicable bank charges. All payments should be made payable to:

Kenneth J. Cassell (*the registered real estate agent for Tropical Island Real Estate Ltd.*).

[Please see full payment instructions on page 3 attached.](#)

Damage to accommodation property:

Should any of the Guests cause any damage to the premises (structure), furniture, fixtures and household items, (aside from normal wear and tear) the Guest agrees to reimburse the Owners before leaving at a fair and reasonable price determined by the Owners. Any missing household items will also be the responsibility of the rental guest and will be billed upon departure.

Liability:

As Renter you release and agree to not to hold Tropical Island Real Estate Ltd, its officers and employees as well as property owner(s), liable for any, loss, damage, cost or expense of any person occupying or visiting the accommodation arising out of personal injury, including any caused by persons or carriers conveying passengers to/from their villa, accidents or death, property loss or damages; cancelled or changed itinerary resulting from any acts or omission of the owner of the accommodation, his employees or agents, or any other party not under the direct employment and control of Tropical Island real Estate, or from any act of god, war, strikes, government or any other event or cause beyond its control. Tropical Island Real Estate Ltd shall not be liable for any noise or inconvenience from construction work on neighboring properties or for any temporary interruptions in the supply of electricity, gas, water, Cable TV, Telephone or any other services.

Disputes: In the event of any dispute, this rental agreement is subject to the laws of the island Montserrat which shall apply and the prevailing party will recover its cost, expenses and attorney's fees.

Confirmation:

We the undersigned have read and agree to the above conditions and would like to confirm our reservations for the property named above. We understand that this reservation is confirmed once the Agent receives our deposit, or full payment if booking within 30 days of arrival, along with our signed rental agreement.

Name: _____

Signature: _____ Date: _____

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PAYMENTS INSTRUCTIONS

Wire transfer funds to:

**Citibank
Plantation, FL.
Routing No: - 2660-8655-4
For Credit to - Kenneth . J. Cassell
Account No. - 3105486610**

Make personal checks payable to : (Only checks drawn on USA banks)

**Kenneth. J. Cassell,
Account No. 3105486610**

Please write **"For deposit to Acct: # 3105486610"** on the back the check,

and mail to:

**Citibank N.A
Bank by Mail
Po Box 790002
St. Louis. MO 63179**

For credit card payments:

If you wish to pay by credit card let us know and you will be emailed a "Request for Payment" from PAYPAL for your rental. Simply follow the instructions from PAYPAL to charge your credit card. All major credit cards are accepted.