



Co-Host Agreement

Please fill in the form fields.

Do Not Modify or Alter this document or verification will be denied.

This Co-hosting agreement (herein the Agreement) is between A ("The Property Owner") _____ located at _____ and B, independent contractor, ("Co-Host") _____ located at _____ for the leasing/rental of short-term housing located at **(Insert Listing Address(s) on Health Care Travels)** owned by The Property Owner. This agreement supersedes all previous agreements.

All bookings will be made Health Care Travels, unless by specific agreement between Property Owner and Co-Host. Property Owner and Co-Host can each accept bookings. Both Co-Host and Property Owner understand that Health Care Travels **WILL NOT** split payments at this time. Health Care Travels will only send payouts to the account listed in this agreement that matches the account on file via direct deposit according to the property owners preference.

Property Owner may use either or both homes without payment, at will, but will ensure all dates are not booked and are blocked in all calendars in advance of his/her use. The account holder listed Property Owner will pay Co-Host standard cleaning fees for cleaning during and/or after any such use.

Co-Host will not advertise or otherwise market the property.

This Agreement shall be effective from the date it is signed by both above parties and shall automatically renew monthly. Either party may terminate this agreement at any time without cause with thirty days' written notice to the other party and my contacting support@healthcaretravels.com.

Either party may terminate this Agreement at any time without notice for cause if the other party fails to meet any of the terms of this agreement.

Upon termination of this agreement payments for all pre-existing reservations for dates beyond the termination date shall revert to the property owner.

Property Owner will:

- Maintain Health Care Travels listing websites, giving the co-host permission to full access to view, post and edit the property owners listing.
- Set rental rates
- Ensure all calendars are immediately updated with any new booking or booking change with Health Care Travels and any additional platforms.
- Maintain the property and its furnishings appropriately to attract desirable guests.
- Promptly address any maintenance or repair need reported by Co-Host.
- Make every effort to schedule any foreseeable contract work (e.g. septic and water system maintenance) when the Property Owner will be present.
- Obtain Co-Host's consent before scheduling any such work that must be done when the Property Owner cannot be present.
- Pay for all maintenance and repairs, including landscaping, and water service—either directly or by reimbursing Co-Host if/when Co-Host considers direct payment infeasible.
- Provide Co-Host with a business-use credit card for incidental expenses required to keep guests comfortable and happy. (Optional Can be omitted by Property Owner)
- Provide Co-Host with a key to Property Owner's Listing located at (Insert Listing Address(s) on Health Care Travels)
- Maintain business license, and file and pay all lodging and sales taxes (if applicable by states requirements)
- Keep electricity, property tax, and property insurance payments current.
- Maintain a \$1,000,000 umbrella liability insurance policy.

Co-Host will:

- Act as the primary point of contact for guests.
- Respond promptly and professionally to all guest inquiries and requests (goal: within one hour to email/text/alert and immediately to phone call).
- Communicate proactively with guests to ensure any concerns are known and addressed.
- Review each guest on Health Care Travels post-departure, and encourage guests to review the property.

- Ensure all calendars are immediately updated with any new booking or booking change.
- Inspect the property between Traveler rentals and immediately report any maintenance or repair needed to the Property Owner.
- Be responsible for cleaning the houses between guests, including hauling garbage and recycling.
- Clean and maintain both hot-tubs/pools
- Provide all cleaning supplies and equipment, and basic household supplies including paper towels, toilet paper, sponges, dish soap, laundry detergent, hand soap, shampoo, conditioner, and shower gel.
- Schedule ongoing hot tub, landscaping, and water service, and act as primary point of contact for the same.
- Assist with scheduling, and be present to supervise any contract work that must be done when Property Owner cannot be present.
- Mail receipts/invoices for any charges to business-use credit cards to the Property Owner at least once per month. (Optional Can be omitted by Property Owner)
- Provide Property Owner 30 days' notice of any period when Co-Host will be on vacation or otherwise unable to directly support travelers, to allow arrangement of a back-up—except for an emergency absence (serious illness, bereavement, etc.).
- Maintain a \$500,000 umbrella liability insurance policy.

This Agreement is based upon the mutual promises and consideration detailed above and reflects the mutual assent of the parties.

This Agreement is fully integrated. It constitutes the entire agreement of the parties relating to the subject matter addressed in this Agreement. This Agreement supersedes all prior communications, contracts, or agreements between the parties with respect to the subject matter addressed in this Agreement, whether oral or written.

The Co-Host agrees to defend, indemnify and hold forever harmless the Property Owner from any and all claims, demands or causes of action that arise out of any claim by any third party, including but not limited to any claims for contribution, indemnity or subrogation brought in any claim alleging negligence or intentional tort.

In the event that there is a dispute regarding the terms of this Agreement, and legal action becomes necessary to enforce any of the terms herein, the parties agree that jurisdiction and venue shall be _____. In the

event that one or more of the parties commences a legal action to enforce the terms of this contract, the substantially prevailing party may be entitled to reasonable attorney fees and costs incurred in bringing the action.

By signing this agreement both Property Owner and Co-Host have read and agree with all Terms of Use, Privacy Policy and all policies set forth by Health Care Travels.

If the Property Owner already has an account on registered with Health Care Travels please provide the account information below
