

BOOKING TERMS AND CONDITIONS

KEY TERMS. "The Company" means GreatVillaDeals

RATES. Any taxes (sales, occupancy, etc.) that may be required to be paid to governmental authorities are not included in the Rate, but such taxes shall be included in the Invoice to the Guest.

A charge of \$500 per day will apply for each day the maximum number of persons on the Property is exceeded, in addition to the possible loss of the security deposit as specified below.

PRE-PAYMENT. For reservations made 70 days or more prior to arrival, 25% of rent is due upon signing this Reservation Form. The remaining balance of 75% must be paid at least 70 days prior to arrival. For reservations made within 70 days of arrival, full payment is required upon signing of this Registration Form. If payment is not received within 48 hours after signature, The Company is under no obligation to guarantee the reservation.

CANCELLATIONS AND REFUNDS. Cancellation of a booking may result in the partial or complete loss of any pre-payments made, as specified below. All cancellations must be in writing. Cancellation charges are as follows:

70 days or more prior to arrival	No Penalty
45-70 days prior to arrival	50% of Pre-Payment
45 days or less prior to arrival	100% of Pre-Payment

In case of severe natural causes (force majeure) prohibiting travel or adequate use of the Property during the booking period (such as hurricanes, flooding, earthquakes etc.), the booking may be canceled without penalty.

AMENDMENTS TO BOOKINGS. If any changes are made to the booking within 14 days of the originally scheduled arrival date, The Company reserves the right to deem the changes as a cancellation and re-booking, in which event certain penalties may apply as provided herein. All requests for changes or amendments must be in writing.

Should the selected Property not be available because of reasons outside of The Company's control, The Company reserves the right to relocate the Guest to a Property of equal or better quality (in The Company's sole determination) in the same destination. The Guest agrees to the right of The Company to relocate the Guest in such event.

CREDIT CARDS AND AUTHORIZATION. Personal checks are not accepted for payment. Signature of the Credit Card Authorization and/or the Guest Registration Form shall constitute confirmation that the Guest has received, read, understood and agreed to all of the Terms and Conditions contained herein. Moreover, verbal authorization from the Guest (or from his/her agent) to use a credit card for the deposit and/or final payment shall constitute ratification of the Terms and Conditions stated herein.

USE OF PROPERTY. The Guest and his/her licensees, invitees, family, vendors, employees or others (the "Occupants") shall use the Property for residential vacation purposes only, and shall have exclusive use of the Property during their reservation period. In no event shall the Property be utilized, in whole or in part, by the Occupants for any commercial purposes. In the event of such improper use, The Company shall have the right to refuse access to the Property by the Occupants, or to immediately terminate the use of the Property by the Occupants, with no return of any deposit, prepayment or full payment. Moreover, the Occupants may not make any alterations to the Property whatsoever. The Guest may not authorize any other persons to utilize the Property in the Guest's absence; nor may the Guest assign or sublease the Property, in whole or in part. All Occupants who stay on the Property overnight must be properly registered with The Company, in writing. The Occupants shall use the Property only in a dignified and quiet manner that is respectful of the Property's neighbors and the neighborhood. Local laws prohibit private or public nuisances; noise violations; parking on the street; parking on the right of way; parking on (or blocking) adjacent private properties; parties that create disturbances of the peace, or any other acts that may be deemed improper or illegal by local regulatory authorities. Guests having any question as to whether certain conduct is violative of local, county, or state laws, rules, regulations or ordinances should consult The Company. Any violation of this paragraph shall be grounds for immediate termination of the stay, and may also constitute a violation of the statutes, ordinances or regulations of the local authorities, which may subject the Guest and/or the Occupants to civil, criminal or administrative fines, penalties or other sanctions. The Guest shall fully indemnify the Owner and The Company (and its officers, directors, managers, owners, employees and agents) in all respects as to any and all costs, expenses, fines or judgments sustained or incurred in any regard as a result of any breach hereof by the Guest or the Occupants.