

**Declaration of Intent to Rent**

Notice is herein given of my/our desire to make our unit at \_\_\_\_\_ available for rent in the 201\_ - 201\_ rental season.

It is understood that this unit, if rented, must be rented for a minimum of 30 days or one month, may be rented a maximum of three (3) times in any 365 day period, and may not be rented for more than 179 days in any 365 day period.

I/we understand that our unit cannot be occupied by more than two (2) people, at least one of whom must be a minimum of 55 years of age.

Renters may have a maximum of four (4) guests, including children, for a maximum of 14 days per year. A fee of \$3.00 per day for each guest whose visit exceeds 48 hours shall be pre-paid to the Corporation.

It is my/our responsibility to assure that all renters, and each of their guests, register with the Port Carlos Cove office on the first day that office is open after their arrival.

Renters shall be made aware that they may not sub-rent.

Renters shall be made aware that they may not have any pets in Port Carlos Cove. This restriction equally applies to any of their guests.

Owners of rental units must post a copy of all pertinent Port Carlos Cove By-laws and Rules and Regulations in the rental unit. Further, owners must assure that renters are aware of these rules, and the renters must comply with them on penalty of eviction.

Permission for any renter to be on Port Carlos Cove property shall be denied unless this notice of intent is filed with the Corporate office prior to the beginning of any rental season, which is deemed to be October 1.

Permission for any owner to have a renter be on Port Carlos Cove property shall be denied if a previous person or persons associated with renting of their unit has flagrantly or repeatedly violated our rules.

I/we understand that by renting this property we forfeit all rights as owners. We may occupy our unit only as invited guests of the renter. The renter is entitled to exclusive use of all facilities, to include docks and/or boat lifts, unless a specific provision to the contrary is included in a written agreement between owner and renter. The sole exception to this is the owners' right to store an appropriate boat or vehicle in the "back 40."

Signed \_\_\_\_\_

Date \_\_\_\_\_

This Declaration of Intent to Rent supplements, but does not replace or supercede any provision of the controlling documents of Port Carlos Cove, Incorporated.