

CONTRACT WITH LAKEWOOD GETAWAYS, LLC FOR  
"LAKE VISTA WATERFRONT RETREAT"  
6333 OLD FERRY ROAD  
HIWASSEE, VA 24347

Name \_\_\_\_\_ DOB \_\_\_\_\_

Address (card billing) \_\_\_\_\_  
City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

Phone H \_\_\_\_\_ cell \_\_\_\_\_ W \_\_\_\_\_  
Email \_\_\_\_\_

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Total guests: \_\_\_\_\_ Adults \_\_\_\_\_ Children \_\_\_\_\_ (Under 16 supervised at all time! Bring appropriate size life jacket)  
Arrival Date \_\_\_\_\_ / \_\_\_\_\_ / \_\_\_\_\_  
Departure Date \_\_\_\_\_ / \_\_\_\_\_ / \_\_\_\_\_,

**CHECK-IN TIME IS 4:00 P.M.**

**CHECK-OUT TIME IS 11:00 A.M.**

Contact us before arrival if you wish to arrive before 4 PM to see if it is ready.

**RATES**

"Because rates vary due to factors such as services requested, number of guests and time of year, please contact us directly for your best rate."

**TO HOLD RESERVATION (Direct booking)**

A valid credit/debit card number must be given over the phone to secure your reservation. We prefer payment by checks or money orders. This completed Lease Agreement and 50% deposit is required to secure reservations. (First and last page.)

IF you prefer to use credit card, please visit our web site to book online.

**DAMAGE FEE**

Damage fee will be charged within ten days of departure if any damage, smoking inside, unusual cleaning, missing items, or parking in the grass. We require a credit card on file as security. Your card will not be charged without you being notified.

**CANCELLATION POLICY**

All reservations are subject to a 14 day cancellation policy. Emergencies and extenuating circumstances are given careful consideration. If cancelled after the 14 day window, the refund will be determined on whether or not we are able to rebook the property. "First Strike." or on-site property managers "Lakewood Getaways" cannot refund money due to circumstances beyond our control. (Example: weather or nature related.)

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**Lakewood Getaways** 6287 Old Ferry Road Hiwassee, VA 24347

**LOSSES AND DAMAGES**

Any losses or damages to the premises will result in charge to credit/debit card or covered by Evolve guest insurance. Guest(s) shall be solely responsible for any property damage, accident/injury to any person or loss sustained by any person, including personal property. Guest(s) agrees to INDEMNIFY property owners, “First Strike,” *Lakewood Getaways*, AKA *Clayor Lake Getaways* or any representative thereof, harmless of any and all claims arising out of, or in any way related to Guest(s) use of premises and/or lake or the items of personal property therein and will hold OWNER and its Agents harmless with respect there to. Owner and Agent are not responsible for articles left on premises.

If items are requested to be returned, a minimum \$15 fee will be charged to your credit or debit card.

**LAKE USE**

Use of the docks with the property are for the reservation guests only. If guest has visitors coming by boat, it is permissible for a short period of time, but gathering of other guests is not allowed. Please provide own life jackets for children. Children under 16 must be accompanied by an adult at all times. PLEASE **DO NOT TRESPASS** on other private owner’s docks or property! Quiet time extends to use of grounds and outdoor areas. Unnecessary or unusual noise is not allowed at any time of the day. Children playing and laughing are happy sounds. Adults yelling and partying are annoying sounds. Please use discretion and respect our neighbors!

**PARKING**

Parking at the house is allowed only in paved areas. There is room for a boat trailer both on site and off site across the road.

**SMOKING**

NO SMOKING is permitted inside the house. Damage fee may be charged if we find evidence of smoking inside. Dispose of smoking debris responsibly; not in the yard.

**Please notes:**

Please do not use wash cloths for make-up removal or towels for general cleaning.

**Please do not wander onto other properties or private docks!**

Please do not park in the grass.

This is also a family vacation home and personal belongings will be in evidence. Take care to respect these items; toys, movies, games, etc.

**SEPTIC SYSTEM:**

*Lake Vista* has an engineered septic system. Therefore, please deposit oils and grease in ziplock bags or disposable plastic container with lid and place in trash. Also, absolutely NO personal hygiene products are to be flushed, only toilet paper. Follow notes on toilet tanks for best results.

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**CHECK-OUT PROCEDURE**

**As you leave, we would greatly appreciate your help in the following ways:**

- Please strip only bed sheets and pillow cases that were used and place them in the laundry room downstairs. (Housekeeper will inspect mattress pads and coverings.)**
- Please load and start the dishwasher. (Cascade is provided.)**
- Please collect all trash and put the trash bags in the garbage cans outside. (Trash bags are provided.) If you are here on Wed. morning, please take cans across the road by 10:30.**
- Turn off all lights and electronics and lock doors.  
Don't forget your chargers.**
- Turn the thermostat to 76 degrees during warm season and 65 degrees during cold season.**

**RETURNED CHECKS**

A \$50 service charge plus the amount of the check will be required for any returned check.

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**NO EXTRA GUESTS/NO HOUSE PARTIES**

**This house is located in a residential area of retired folks, and families and we want to keep our neighbors happy!!**

**We will accept families, couples and responsible adults over the age of 25. There shall be no more than the number of people stated on the reservation. If more than the number of people reported, it will result in charge of a damage fee. Activities of the guests should not interfere or disturb neighbors. Managers live within hearing distance and will visit if noise is too loud.**

**The use of firearms or fireworks by guests is strictly prohibited.**

**VIOLATING AGREEMENT**

If guest(s) violates any of the conditions of this Agreement, Agent may terminate this Agreement and enter Premises. Upon notice of termination of this Agreement, Guest shall vacate the premises immediately with no refund expected.

**By signing this, I have read, understand and fully agree to all the above policies. I also understand that I am responsible for insuring all my guests are aware of and abide by the above policies. By signing this, I agree that I am responsible for all damages, regardless of cause or fault and agree to pay damages as deemed appropriate by owner/managers. Attempts will be made to collect damages from the Insurance Policy, if booked through Evolve. If the damages are not settled by them for whatever reason, I agree to honor this contract and pay them.**

\_\_\_\_\_ (Guest Signature)

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\_\_\_\_\_/\_\_\_\_\_/\_\_\_\_\_(Date)

If sending by email attachment, type name, date and check here: “**BY PHONE \_\_\_\_**”

**TO SECURE YOUR DIRECT RESERVATION FOR LAKE VISTA:**

1. Read, Complete, and Sign this Lease Agreement (Mail below or email to [info@mylakewoodgetaway.com](mailto:info@mylakewoodgetaway.com))
2. We require VISA, Mastercard to hold the reservation. We prefer payment by money order, cash or personal check with ID. If you prefer to pay by credit card, please visit our web site and book online.

**Make checks out to**

**First Strike, LLC**

Mailing Address

Lakewood Getaways  
6287 Old Ferry Road  
Hiwassee, VA 24347

[info@mylakewoodgetaway.com](mailto:info@mylakewoodgetaway.com)  
540-320-3058