**LAST PAGE NEEDS TO BE RETURNED**

**1871a Neptune Drive, Ocean Lakes**

1. Our house is located in Ocean Lakes Family Campground, approximately 4 miles south of Myrtle Beach, SC, on US Highway 17. The address is 6001 South Kings Highway, Site 1871a Neptune Drive, Myrtle Beach, SC. For directions, see [www.oceanlakes.com](http://www.oceanlakes.com).
2. Our house is a single family dwelling and Ocean Lakes is a family oriented environment. This agreement allows for a maximum of nineteen (19) people to occupy our home. You must contact us for authorization for any other family member or any friend to occupy with you. You must be at least 25 years old to rent our house. If *you* rent our house, *you* must also be present in the house the *ENTIRE* rental period to supervise anyone that accompanies you who is under the age of 25. The home is fully equipped with outdoor security cameras.
3. A car pass is needed for entry into the property, which has 24 hour security. There is an $10.00 per night per car visitor fee. An Express Check In Form will be provided to you to fill out and return to Ocean Lakes along with a check for $10.00 times the number of nights you are staying. This is payable to OLFC. This will allow you to receive your parking passes in advance and not have to stop at the office on the day that you check in. There is a *maximum of 3* *vehicles* allowed to be parked at the house. There is additional parking in the overflow parking lots.
4. **Pets are not allowed in our home. If you have a pet you will be asked to remove it for the rest of your stay and you will forfeit your deposit.**
5. No fireworks of any kind are permitted on Ocean Lakes Family Campground Property. Fireworks are allowed on the beach only.
6. **OCEAN LAKES FORBIDS FIREMARMS ON THE PROPERTY! THIS IS A SAFE AND SECURE PLACE AND YOU WILL BE ASKED TO LEAVE IF THE PROPERTY MANAGER SEES OR KNOWS THAT A FIREARM IS ON THE PREMISIS. YOU WILL FORFEIT YOUR SECURITY DEPOSIT, THE REST OF YOUR RENTAL TIME AND WILL BE EVICTED IMMEDIATELY WITH NO REFUND OF ANY MONIES.**
7. No smoking or vaping is allowed in the house. A smoking area is provided outside on the front porch. Our property manager will notify us if the house smells like smoke or vaping liquid and you will not be allowed to rent from us again and your name will be distributed throughout the homeowners as a bad renter.
8. Motorcycles cannot be ridden in Ocean Lakes Family Campground property. They can enter the property on a trailer, can be walked to our house, or can be parked in the Ocean Lakes designated motorcycle parking area.
9. Ocean Lakes Family Campground strives to maintain a wholesome family oriented environment. If your conduct disturbs or offends other guests or residents, Ocean Lakes Security will escort you off of the property and we will not refund any part of your rent or security deposit. **YOU (the renter) are responsible for the conduct of YOUR children and your guests!** If security is called to our house for ANY misconduct, you will be asked to leave with **NO** rent refunded! Regardless if Ocean Lakes asks you to leave or the request is from our property manager! If Horry County is called to our site for any form of misconduct, you will be escorted from our home and no monies will be returned to you. You will also be put on trespass notice. This includes anyone in your party.
10. **OUR GOLF CART POLICY IS STRICTLY ENFORCED AND WILL BE MONITORED. WE REQUIRE THE DRIVER OF THE CART TO BE 18YEARS OLD WITH A VALID DRIVERS LICENSE TO OPERATE A GOLF CART UNDER ANY CIRCUMSTANCES! THIS POLICY IS STRICTLY ENFORCED! IF YOU ARE IN VIOLATION OF THIS POLICY AND THE GOLF CART IS TAKEN OR YOU ARE FINED BY OCEAN LAKES SECURITY, YOU WILL ASKED TO LEAVE AND FORFIET ALL MONIES!! THIS IS VERY IMPORTANT! (golf cart is given with rental fee.. if golf cart is not in operable order, you will need to rent a golf cart through Ocean Lakes)**
11. Our home has six bedrooms and four bathrooms. There are 2 full sized beds, 2 queen size bed and nine(9) twin beds. Color television with cable is provided in 3 bedrooms and Livingroom. There are streaming devices in other rooms that have the spectrum TV app which allows you watch basic television in EVERY ROOM . Wi-Fi is provided throughout the home. NO ILLEGAL DOWNLOADING WILL BE TOLERATED! This will forfeit your security deposit.
12. You will need to bring the following items (we will provide a quilt/blanket on each bed):
13. Linens: sheets, pillow cases, blankets
14. Towels: bathroom towels, wash cloths, beach towels, kitchen towels
15. Paper products: toilet paper, paper towels, napkins, trash bags
16. All needed toiletry items including a hairdryer
17. We accept checks and money orders for rental payment. If your check is returned to us by the bank, we will charge you $50.00. Your rental money will be returned ***ONLY IF*** notice is given 30 days ***PRIOR*** to your arrival date. ***Otherwise, your paid money will be forfeited!***

**Mail checks to: Beach Bum Services, 6001 S. Kings Highway, Box 308**

**Myrtle Beach, South Carolina 29575**

1. The following monies **must be in our possession**  45 days prior to your check in date. If not, we will cancel your reservation. Rental fee of includes golf cart and $150.00 cleaning fee.
2. **Cleaning and Cleaning fees:** There is a non-negotiable cleaning fee of $150.00 that is part of your rental price. This ensures that the house is left sparkling clean for each and every guest. This fee is due with your rental fee and is due 45 days prior to your rental time. All dishes need to be washed and put in their appropriate place before you leave. All trash should be bagged and placed in the can by the road, and any dish cloths should be washed, dried and returned to the kitchen drawer. All food should be emptied from the refrigerator and freezer.
3. If you cancel your reservation **LESS** than 90 days prior to your arrival date or do not use the property during your reservation time period no rental money will be returned.
4. If our house is unusable due to fire, theft or natural disaster during your rental period, we will refund your rent minus a prorated amount for each night you occupied our home. If you never occupy the house, we will refund all rent and security deposit paid at the time we determine the house is unusable for the period of your reservation. As the responsible party also take all responsibility for any damages that occur to yourself, the people in your party and our home.
5. Check in time is no earlier than 3:00pm. Check out time is no later than 10:00am. Due to the small window of “inspection” you MUST adhere to the stated check in and check out times. Anyone arriving earlier than 3:00pm will be charged **$50.00 PER HOUR** for early arrival. Late departures will also be charged **$50.00 PER HOUR** for late stay.
6. There is a lock box located on the right hand side of the garage, prior to your arrival and you will be given the code for the lockbox. There will be additional keys in the house on the kitchen wall. If house keys or golf cart keys are lost, you will be charged $50.00 per key that has to be replaced.
7. When you arrive at our home, please check that the previous renter did not leave dirt or damage. To protect YOUR security deposit, **please report any and all problems immediately (Before 10am the day** **after your arrival)** to us at **864-832-5149.** Please leave a message if we do not answer. We can also be texted on that numbers. If you need maintenance service for any item in the home, please contact **864-832-5149.**

**Sign and return to:**

**Mail to: Beach Bum Services 6001 S. Kings Highway Box 308**

**Myrtle Beach, South Carolina 29575**

**1871a Neptune Drive, Ocean Lakes**

It is your responsibility to leave our home clean and undamaged. You agree to complete the items listed on the following pages before you leave our house. By signing your name on this agreement, you certify that you are 25 years of age and that you agree to comply with this rental contract. As the responsible party, you also take all responsibility for any damages that occur to yourself, or anyone in your party, or our home and are in agreement that the homeowner will not be held liable for any damages to vehicles or persons during their stay.

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**Signature Date**

**Name ,Address and phone number of Responsible Party:**

**Name and ages of all inhabitants during the rental time and INCLUDE a copy of drivers license and vehicle insurance for anyone OVER the age of 18 that will be driving the golf cart.**