

## SECURITY DEPOSIT REQUIREMENTS...PLEASE READ!

Thank you for choosing All American Retreats! To ensure that no portion of your Security Deposit is deducted, we ask that you adhere to the following:

### During your stay:

The following will result in full forfeiture of the security deposit:

- **DO NOT CLEAN OUT YOUR FIREPLACE OR BBQ!**
- Do not tamper with or remove smoke detectors, their batteries or fire extinguishers.
- BBQ's are to remain in their chained locations.
- Do not bring pets into a property that is not listed as pet friendly.
- Do not exceed the property capacity. Not only will you lose your full security deposit, you will also be required to vacate the premises with no refund of any kind.
- It is the responsibility of the guest to make sure that all items (including linens and towels) are not damaged and remain intact.

### For your safety:

- Do not jump or dive-off lake docks. They are floating and can become unstable. (Depending on conditions).
- Streets, sidewalks, walkways and steps can become very icy in the winter...***Please be extra careful.***
- **STAY OFF THE LAKE ICE** (BBMWD Ordinance No. 36 Section 2-3104)
- Jacuzzi's must be kept covered and locked when not in use.
- No Outside OR Bonfires permitted by city of Big Bear Ordinance.

### Before you check out:

- Wash, dry and put away all dishware (\$25.00)
- Remove all trash from the property and drop it off at a public dumpster. (\$25.00 per bag)
- Clean up after you're pet, in every way, inside and outside. (\$25.00)
- Put furniture back to its original location. (\$75.00)
- Set thermostat to 55 degrees (winter only). (\$25.00)
- Outside area to be cleaned of all cigarette butts and other debris. (\$50.00 minimum)
- All doors and windows shut and locked. (\$25.00)
- Return all keys to our office. (\$25.00 per key)
- Any damages caused by mis-use will result in a charge of actual cost +25%.
- All properties are non-smoking. If you smoke in a property you will be charged a minimum of \$100.00 deep cleaning fee.

I, \_\_\_\_\_, acknowledge that I have read and understand both sides of this document. I will not hold All American Properties/All American Retreats management responsible for any accidents or injuries. I realize that I am responsible for myself and anybody else in my group.

Signature \_\_\_\_\_ Date \_\_\_\_\_