

Aronov Resort Management, Inc. - AQUA

RENTAL TERMS AND CONDITIONS

All rental properties are individually owned. Some properties rent at a higher rate than is reflected on our website. Please ask your rental agent.

Rates Subject to Change Without Notice. No Refunds for Early Departure.

Aqua Online Reservations

Click through the pages on our website and choose your favorite condo. You can make your reservation on-line 24 hours a day. If you can't decide which unit, call us at 1.866.635.9333 and we'll help you find the one that's just right for you and your family.

Reservations cannot be booked online within 3 days of arrival.

Reservation Priority for Repeat Guests

As a special courtesy to our return guests, you have the first option to reserve the same property for the same time next year. Stop by the office or call while you are vacationing with us to rebook your unit. The property will be released for general availability at 10 am on the day of your departure.

Condominium Rentals

All units require a three-night minimum rental. During the Summer Season, most units require weekly rentals. Please see description of individual units for rates and terms. All weekly rates include your 7th night FREE!

Winter Season: Monthly rentals are available in certain units. Please see description of the unit you are interested in to see if the monthly rate is offered.

Vacation Rental Damage Plan

This Vacation Rental Damage plan covers unintentional damages to the rental unit interior that occur during your stay, provided they are disclosed to management prior to check-out. The policy will pay a maximum benefit of \$3,000. Any damages that exceed

\$3,000 will be charged to the credit card on file. If, during your stay at one of our Rental Properties, an Insured Person causes any damage to real or personal property of the unit as a result of inadvertent acts or omissions, the Insurer will reimburse the Insured for the cost of repair or replacement of such property up to a maximum benefit of \$3,000. Certain terms and conditions apply. Full details of the Vacation Rental Damage coverage are contained in the Description of Coverage or Insurance Policy (www.vacationrentalinsurance.com/G20VRD). The Vacation Rental Damage can be purchased up to, and including at, check-in. By submitting payment for this plan, you authorize and request CSA Travel Protection and Insurance Services to pay directly Aronov Resort Mgmt., Inc. – Aqua, any amount payable under the terms and conditions of the Vacation Rental Damage. If you do not wish to participate in this plan or assignment, we will charge your credit card a damage deposit of \$3,000.

Confirmation

You will receive a confirmation letter after we receive your advance payment. Please contact us immediately if you find a discrepancy, otherwise it will be assumed correct.

Please verify:

Arrival/departure dates

Reserved accommodation Rental amount due

Number of persons to occupy the property

Properties are subject to change before check-in if necessary. We will make every effort to contact you before your arrival should this occur.

Rental Payment

We accept MasterCard, Visa and Discover debit and credit cards and American Express credit card. Personal checks are accepted for monthly reservations

At the time of booking, 30% of your vacation cost is due and a refundable deposit of \$3,000. Or guests have the option of paying a \$59 Vacation Rental Damage fee plus 30% of your vacation cost. The balance is due 30 days prior to your arrival.

Guests are responsible for payment of all nights reserved, regardless of your actual arrival and departure date. There are no refunds for late arrival or early departure.

A non-refundable reservation processing fee is charged for all reservations. This fee and the advance rent payment are due within 10 days of making the reservation to avoid cancellation.

Occupancy

Limited to actual sleeping capacity shown (includes children and babies).

For your comfort, bunk beds and sofa beds are not recommended for adults.

Aqua Resort will not rent to persons other than families, married couples, and adults who are 25 years of age or older. The renter must closely and personally supervise all occupants of a property under the age of 25 years. Single persons under 25 years of age will not be permitted to check-in. Any reservation obtained under false pretenses will be subject to loss of rent and/or eviction. Reference 509.092 of the Florida Statutes.

Check-in/Check-out

Check-in Time is 4:00 PM CST daily, but is not guaranteed. Every effort is made to prepare units for check-in at 4:00 PM daily but may be delayed due to our commitment to provide a clean unit that has been carefully inspected.

Check-out Time is 10:00 AM CST daily. If check-out is later than 10:00 AM CST, guest will be charged a late checkout fee up to current daily rate.

Each unit is individually owned. Renter accepts unit in "as is" condition.

Late Arrivals after 5:00 PM CST

Guests anticipating an arrival after 5:00PM CST, must call the day of arrival for garage and unit entry codes. Please call 850-235-1501 prior to 5:00 PM CST on your day of arrival.

Aronov Resort Management – Aqua's onsite office hours are 8:00 AM to 5:00 PM CST daily.

Parking

Condominiums have 2 parking spaces allotted for each unit. Each guest vehicle must display the AQUA parking pass. If arriving after 5:00 PM, our Guests must contact Security's number at the gate when arriving, to obtain a "temporary" parking pass to place on their vehicles. Guests should then immediately proceed to the room to obtain their 2 permanent parking passes and placed them on their vehicles immediately to avoid being towed. Boats, trailers, personal watercraft, and motor homes are not permitted on property. Any illegal vehicles will be towed by Security without notice.

Furnishings

All of our rental units are privately owned and decorated to the owner's personal taste. You may view photos of our properties at www.aqua-gulf.com. In all of our properties you will be provided:

Bed Linens, Blankets and Pillows, Bath Towels

Essential kitchen items (not including condiments or spices)

Start-up supply of soap, bathroom tissue and cleaning samples for the kitchen.

Please note that this is only a start-up kit, you will need to replenish on your own during your vacation.

Departure Responsibilities

Leave condominium reasonably clean and in a damage-free order. (Note: Additional cleaning charges may apply)

Leave kitchen items (dishes, cookware, etc.) clean or in dishwasher.

Dispose of all trash in proper outside containers

Lock all doors and windows

Leave all beds unmade. Do not strip them. Place only the towels, hand towels and wash cloths in the tub.

Properties for Sale

Please be advised that some of our rental properties are for sale. We will do our best to avoid an intrusion upon your vacation. However, if the need arises to show a property during your stay, an appointment will be scheduled with you ahead of time.

Pets

We love pets too, but they are not allowed in our condominiums, except as provided in Florida Statute 413.08. A pet, or any evidence of a pet found on the property is cause for eviction and forfeiture of rent. Please contact rental management office for a list of local pet boarding facilities.

Smoking Policy

Smoking is not permitted in any AQUA condominium rental unit, balcony or in common areas of AQUA. Smoking is permitted on the beach. Violation of this policy is cause for eviction and additional cleaning charges may apply.

Cancellation Policy – Daily and Weekly Rentals

ANY cancellation on or before the thirtieth (30) day prior to the agreed upon check-in date shall result in forfeiture of the Reservation Fee.

ANY cancellation after the thirtieth (30) day prior to the agreed upon check-in date shall result in forfeiture of the advance payment.

Please keep in mind that travel insurance is available and may be added to your reservation at any time up to 30 days prior to check-in. You can get more information about this insurance at www.csatravelinsurance.com.

Cancellation Policy – Monthly Rentals

ANY cancellation on or before 90 days prior to the agreed upon check-in date shall result in forfeiture of the Reservation Fee.

ANY cancellation made 89 to 60 days prior to the agreed upon check-in date shall result in forfeiture of the \$300/\$400/\$500 deposit.

ANY cancellation made within 59 days prior to the agreed upon check-in date shall result in forfeiture of the 1st month's rent.

Please keep in mind that travel insurance is available and may be added to your reservation at any time up to 90 days prior to check-in (the beginning of the cancellation period). You can get more information about this insurance at www.csatravelinsurance.com.

We have made every effort to ensure that all information printed here is accurate, but cannot be held responsible for errors in printing or changes made by owners in furnishings and appliances. Prices and tax are subject to change and holiday/special events rates may differ.

We want your stay at Aqua to be fun and relaxing, so we make every effort to maintain our properties in their best possible condition. We will handle any necessary repairs during your stay as quickly as possible. Our Maintenance personnel are available after hours should an emergency arise.