

Serenity in Lakewood Guest Check-in Agreement

Name (print) _____

Move-in date _____ House: ___Cove ___Newman Room: _____

YOU MAY NOT MOVE IN UNTIL A MINIMUM OF ONE WEEK'S RENT HAS BEEN DEPOSITED

Welcome to *Serenity in Lakewood* operated by Serenity Cove, LLC and Serenity on Newman, LLC. This agreement is made on the date shown below for temporary accommodations between you the undersigned Guest (hereinafter "Guest") and *Serenity in Lakewood* in accordance with the following terms:

1. Transient Occupancy

This is a temporary accommodation, extended stay facility for transient occupancy. Guests are not tenants, nor is *Serenity in Lakewood* a residential facility.

2. Room Rates and Payment

Room rates are calculated on a weekly rate and may be paid at the Guest's convenience in weekly or monthly increments. The weekly and monthly rates are set forth in the attached "Rate Schedule". All rooms are paid in advance. If the room is not paid in advance, you WILL BE LOCKED OUT IMMEDIATELY with no access to your belongings. NO GRACE PERIOD. Any rent discussions are to be directed to Rick Klimek ONLY. If he is not notified, you WILL BE LOCKED OUT with no access to your belongings.

IT IS NOT OUR POLICY TO PROVIDE WARNING PRIOR TO LOCKOUT.

3. Check In

Check in is at 2 p.m. on the date of your arrival.

4. Alcohol and Drug-Free Facility

Serenity in Lakewood is an alcohol and drug-free environment. Guests are prohibited from consuming alcoholic beverages or illegal substances anywhere on the property. Guests are further prohibited from being under the influence of alcohol or illegal substances at any time while on the property. Any Guest found consuming alcoholic beverages, using illegal substances or to be under the influence of either at any time while on the property will be removed immediately.

IT IS NOT OUR POLICY TO PROVIDE WARNING PRIOR TO REMOVAL.

5. House Rules

The Guest agrees to abide by all house rules a copy of which is attached. Guests who violate house rules will be removed immediately. Refunds are not given the event of a removal due to violation of rules or early move-out.

IT IS NOT OUR POLICY TO PROVIDE WARNING PRIOR TO REMOVAL.

6. Damages

Guests will be charged for damages to the guest room. Management will determine charges for damage or misuse of any *Serenity in Lakewood* property.

7. Liability

Serenity in Lakewood is not liable for accidents or injuries to guests on their visitors or for lost property from guest rooms or vehicles on our property. Each room is equipped with a smoke detector. It is the tenant's responsibility to check the operation of this smoke detector upon check-in and each month thereafter and report any defect to the house manager immediately.

8. Check-out Procedure

Checkout time is noon.

Please advise management 24 hours prior to your departure.

Guest signature

Date