

Dear Prospective Renter:

Thank you for your interest in renting our van!

Attached is the Car Rental Agreement for you to review. We hold reservations made over the phone or email for only 5 calendar days. To complete your rental reservation please do the following steps:

1. Sign the rental agreement. No alterations are permitted without the written approval of the Owner
2. Attach a photocopy of the drivers license and proof of insurance for each driver listed on the agreement
3. A credit card on the rental agreement is required to hold any reservation, but full payment will be required at the time of pick-up. Checks should be made payable to Water Tower Loft Corporate Housing, LLC.
4. Fax or mail signed rental agreement and a copy of your driver's license and insurance to:

Water Tower Loft Corporate Housing, LLC
5653 Yank St
Arvada, CO 80002
Fax: 303-484-6018

Please call Rebecca Cardie at 303-359-4122 if you have any questions. Thank you for your interest in our van. We hope you have an enjoyable rental!

Thank You,

Rebecca Cardie
Owner
Water Tower Loft Corporate Housing, LLC

Car Rental Contract

This Agreement is made and entered in this ___ day of _____, 20___, between Water Tower Loft Corporate Housing, LLC, of Arvada, Colorado, hereinafter called "Owner", and "Renter".

Owner:

Water Tower Loft Corporate Housing, LLC, 5653 Yank St, Arvada, CO 80002, 303 994 8706.

Renter:

Name: _____

Address: _____

Home Phone: _____

Cell Phone: _____

Email: _____

Date of Birth: _____ (27 years minimum age)

Drivers License (Number/State) _____ / _____

Drivers License Expiration _____

Other Driver:

Name: _____

Address: _____

Home Phone: _____

Cell Phone: _____

Email: _____

Date of Birth: _____ (27 years minimum age)

Drivers License (Number/State) _____ / _____

Drivers License Expiration _____

Renter agrees that no other person will operate the vehicle during the rental period.

Vehicle

The vehicle which the Owner hereby agrees to rent is: Ford E350, 2004 model, VIN #1FBNE31L14HA77439. Mileage at beginning of rental period: _____ (filled in by Owner at the time of rental)

The Owner represents that to the best of his knowledge and belief that said vehicle is in sound and safe condition and free of any known faults or defects which would affect its safe operation under normal use. Renter acknowledges that the van is larger than most cars and requires extra caution when driving including backing up and curves. If repairs or towing are required during the rental period, Owner agrees to reimburse Renter for or pay directly for all repairs and towing associated with normal vehicle use as described in "Usage" below. Since the vehicle is intended to be rented for local area usage, Owner is only liable to pay for towing up to 100 miles.

Rental Period

The Owner agrees to rent the above-described vehicle to the Renter for the following period:

Pick Up Date: _____

Pick Up Time: _____

Drop Off Date: _____

Drop Off Time: _____

Vehicle is to be picked up and dropped off at 5653 Yank St, Arvada, CO 80002 unless other arrangements are made. Other arrangements may have additional fees to Renter.

Usage

The Renter agrees (a) that the rented vehicle shall not be used to carry passengers or property for hire; (b) that the rented vehicle shall not be used to carry passengers other than in the interior or cab of the vehicle; (c) that the rented vehicle shall not be used to carry passengers in excess of the capacity thereof; (d) not to use the vehicle to push, propel or tow another vehicle, trailer or any other thing without the written permission of the owner; (e) not to use the vehicle for any race or competition; (f) not to use the vehicle for any illegal purpose; (g) not to operate the vehicle in a negligent manner; (h) not to permit the vehicle to be operated by any other person without the written permission of the owner; (i) not to carry passengers, property or materials in excess of the rated weight carrying capacity of the vehicle; and, (j) not to operate the vehicle off of maintained roads.

Insurance

The Renter is responsible for providing proof of insurance on the vehicle and for providing insurance on the vehicle during the term of the rental. Renter understands that Renter is fully responsible for any and all damage caused to or by the vehicle including property damage, physical injury or death. Renter agrees to indemnify Owner from any liability related to the vehicle rental. The Renter also agrees that he shall fully indemnify the Owner for any and all loss of or damage to the vehicle or equipment during the term of this Agreement whether caused by collision, fire, flood, vandalism, theft or any other cause, except that which shall be determined to be caused by a fault or defect of the vehicle or equipment.

Rental Rate

The Renter hereby agrees to pay the Owner at the rate of \$_____ per _____ for the use of said vehicle. Payment is due in full at the time of pick-up and will be made via check, cash or money order to Rebecca Cardie. If a credit card is used for the rental payment, an additional 2.0% will be added to cover the processing fee. The vehicle will have a full tank of gas at the time of pick-up and it is the responsibility of the Renter to return it with a full tank of gas or reimburse Owner for 150% of the cost of filling the tank.

Mileage

The rental rate above includes usage of up to 125 miles per full day of rental. Renter agrees to pay Owner an extra \$0.10 per mile for each mile above 125 miles per day at the time the vehicle is returned to the owner.

Deposit

The Renter further agrees to make a credit card deposit of \$250.00 with the Owner. The credit card charge will be from "TICtrader.com, Inc.", a company owned by the Owner. This deposit is to be used, in the event of loss of or damage to the vehicle or equipment during the term of this Agreement, to defray fully or partially the cost of necessary repairs or replacement. In the absence of damage or loss, said deposit shall be credited to the Renter. This credit card deposit will be charged at the time of rental and credited when the vehicle is returned. If the amount of the credit card deposit does not cover the damage caused to the vehicle and other arrangements are not agreed to by the Owner and Renter, Renter authorizes Owner to charge credit card for all damage.

Parking Tickets:

Renter agrees to pay all parking tickets associated with the vehicle while it is rented. If Owner receives a ticket for the period of time of the rental, the Renter permits the Owner to charge the Renter's credit card to pay the ticket.

Cancellation:

Due to the nature of the business, Owner cannot accept cancellations less than 30 days away. Renter will pay \$250.00 unless Owner is able to re-rent the vehicle to someone else, at the same rate, for the same period or longer. Owner will do its best to do so, but there can be no guarantees. Renter permits Owner to use the deposit credit card for this purpose. If Owner has to cancel the reservation for any reason, any amounts paid for unused rental time will be refunded within 5 business days.

(continued on next page)

I AM AWARE THAT I AM RENTING A PRIVATE VEHICLE. I WILL TREAT IT WITH THE SAME RESPECT I WOULD EXPECT TO BE SHOWN TO MY OWN VEHICLE.

Signature of Guest: _____

Printed Name of Guest: _____

Date Signed: _____

Credit Card Authorization:

Name On Card: _____

Credit Card Type: VISA / MasterCard / Discover / AMEX

Credit Card Number: _____

Credit Card Expiration: _____

Billing Address: _____

Billing Phone: _____

Signature: _____

I agree to comply with the terms of the cardholder agreement. I authorize the Owner or TICtrader.com to charge my card in accordance with this Car Rental Agreement.