**Palm Paradise**

**Sunshine Homes (Management company)**

Telephone: (863) 420-7331

Mail:MerseyThames@gmail.com

**BOOKING FORMS FOR:** **Palm Paradise, 807 KILDRUMMY DR, DAVENPORT, FL 33896**

**ARRIVAL DATE:** **DEPARTURE DATE:**

**BOOKING RATE:**

**Payable to:**

**LIST OF GUESTS (Please include date of birth for any guests under the age of 21):**

1. **LEAD GUEST:**

3.

4.

5.

6.

7.

8.

Personal message from us:

 *Welcome to your new vacation home in a beautiful nature reserve of Florida! We are thrilled to have you as our guest and hope that your stay with us is nothing short of amazing.*

*Our villa is located just a stone's throw away from the magical world of Disney and Magic Kingdom, providing you with an unparalleled experience of convenience and adventure. Whether you're here to explore the theme parks or simply to relax and unwind in the lush natural surroundings, we're confident that you'll find everything you need to make your stay unforgettable.*

*As you enter the villa, you'll be greeted with an open and airy space, perfect for family gatherings and quiet moments alike. The four spacious bedrooms provide ample space for you and your loved ones to rest and recharge after a day of adventure, while the game room is the perfect place to unwind and have some fun.*

*One of the highlights of our villa is the beautiful balcony, which offers breathtaking views of the sunset over the reserve. You'll find this to be the perfect spot for a romantic evening with your significant other or a peaceful moment to yourself.*

*After a long day, there's nothing quite like a soak in our spa, followed by a dip in the pool to cool off. Whether you're lounging in the sun or taking a refreshing swim, we're confident that you'll love spending time in our outdoor space.*

*We hope that you feel at home during your stay and that our villa provides you with the perfect escape from the hustle and bustle of everyday life. Please don't hesitate to reach out if you have any questions or need assistance with anything at all.*

*Thank you for choosing our villa for your vacation, and we hope that you have an unforgettable stay with us.*

*Best regards,*

*Nick & Cara (your hosts)*

*TERMS AND CONDITIONS:*

* *10% NON-REFUNDABLE DEPOSIT IS DUE AT TIME OF SIGNING BOOKING FORMS, THIS WILL SECURE THE BOOKING.*
* *FULL PAYMENT IS DUE 90 days prior TO STAY*
* *CHECK IN TIME IS 4PM ON DAY OF ARRIVAL.*
* *CHECK OUT TIME IS 10AM*
* *We require a $500 (400 POUND) REFUNDABLE deposit against damage.*
* *We have a team that comes in to clean the house for the next family please try and be prompt with departure.*
* *PLEASE KEEP A CHECK ON THE WATER LEVEL IN THE POOL DURING YOUR STAY.*

*The pool WATER NEEDS TO BE AROUND THE MIDDLE OF THE BLUE TILE TOWARD THE TOP OF THE POOL, IF IT DROPS THE HEATER WILL SWITCH OFF AND THE PUMP MAY RUN DRY CAUSING DAMAGE TO THE POOL EQUIPMENT.*

* *FRONT DOOR ENTRY SYSTEM CONSISTS OF A NUMBER KEYPAD THAT WILL ARM AND DISARM THE MONITORED ALARM SYSTEM AT THE SAME TIME AS LOCKING AND UNLOCKING THE FRONT DOOR.*
* *PEST CONTOL: OUR HOME IS SPRAYED REGULARLY DUE TO IT BEING LOCATED IN A SUB TROPICAL CLIMATE. PLEASE CLEAN ANY FOOD BITS / CRUMBS ASAP TO PREVENT OUTBREAKS OF PESTS.*
* *CLEANING: please help us keep the house in the beautiful condition YOU FIND IT for the next guests*
* *OCCUPANCY: please only have guests on the list, any additional guests should be registered with the management company. PLEASE NOTE IF THERE ARE MORE THAN 8 GUESTS YOU WILL BE ASKED TO LEAVE THE PROPERTY AS THIS IS AGAINST OUR STATE LICENSE.*
* *PERSONS: ONLY PEOPLE LISTED ARE PERMITTED TO STAY AT THE PROPERTY.*
* *THE MAIN RENTERS NEED TO BE OVER THE AGE OF 25 AND PROOF OF AGE WILL BE REQUIRED.*
* *CCTV: THERE IS NO CCTV INSIDE OUR HOME, but there is one outside above the garage door.*

*HOME RULES (sorry but necessary)*

**PARKING**: We have ample space in our driveway for 2 full size cars 

* **WE HAVE OUR OWN CAR PERMANANTLY PARKED INSIDE OUR GARAGE (RED HONDA ACCORD)**. During the day you can park any additional vehicles on the street. Please note the development does not allow street parking from 11pm to 7am and they may well tow you (be warned its $200 to get your car back “yuck on this one”) ☹
* **We love our Florida air; sorry, this is a completely no smoking/vaping home. Yes, even on the pool deck or upstairs on the balcony. Wildfires are also a real thing here in Florida so please no smoking.**
* **OUR HOME IS A NO-PET HOME**: We love our furry friends also, but with so many having allergies, unfortunately we can’t allow pets ☹
* **SUNSHINE HOMES MANAGEMENT COMPANY, AND HOMEOWNERS** Sometimes in an emergency we may need to gain access to the home. Depending on the nature of the emergency we might very well need to gain quick entry to say, “switch the water off”. We of course will do all we can to notify you beforehand.
* **RECYCLE BIN:** THEBLACK AND YELLOW RECYCLING BINS SHOULD BE PLACED OUT BY THE CURB ON THURSDAY EVENING FOR COLLECTION ON FRIDAY. PLEASE RE-LOCATE THE BINS AT THE SIDE OF OUR HOME BY FRIDAY EVENING. PLEASE NOTE THAT GLASS CAN NOT BE RECYCLED. ONLY PLASTIC AND CARDBOARD CAN BE RECYCLED.
* **GREY BIN**: GENERAL WASTE SHOULD BE PLACED IN THE GREY BIN AND SHOULD BE PLACED BY THE CURB ON SUNDAY EVENING (OPENER FACING ROAD) FOR COLLECTION MONDAY AND THEN RE-LOCATED BY THE END OF THAT DAY. PLEASE NOTE THAT ONLY THE CONTENTS INSIDE THE BIN WILL BE COLLECTED AND NO EXTRA BAGS WILL BE TAKEN. THERE ARE 2 GREY BINS FOR YOUR CONVENIENCE.
* **THE BINS/Trash Please make every effort to bring the bins (trash) back to the trash area behind the small fence the day they are emptied. The HOA really get upset if they are left out.**
* **QUIET TIMES IN OUR COMMUNITY: We love our quiet time in Florida. Between 10PM and 8am please keep the music and loud noise to a minimum. There are some wonderful sounds in our preserve. Take a cool beverage and drink in the sounds of the insects (bet you can’t name all the sounds).**
* **OUR SWIMMING POOL CAN BE DANGEROUS**: We love the little ones and the ones who can’t swim. We provide a pool guard that must be put up to protect everyone. Please supervise and protect the vulnerable from the pool.
* **POOL AND DECK AREAS**: We have a weekly pool cleaning to keep our pool crystal clean. The pool team will visit once a week and clean and maintain the equipment. They will not need access to the house but just be aware they will be popping over.
* **POOL HEATERS**: We do not charge extra for the pool heat as we want to encourage you to enjoy all the amenities of our home (without worry about any extra charges). Please jump in and enjoy (please remember no glass or china ever near the pool) The pool is heated to 80-85 and the Spa to 99. Jump in, it’s a glorious way to start and end the day.
* **POOL PUMP AND FILTER** We run our filters 12 hours a day to keep the pool crystal clear. Please note you can swim and paddle around even if it looks like the equipment is not running. ***(Did we mention no glass near the pool)***

**We live (yes, we actually live here) in the preserve. Please do not swim or enter the pond at the back of the Villa, it is very unsafe and against the rules.**  **(Enough said “yikes”?)**

**PAYMENT, CANCELATION, RESPONSIBILITY CONDITONS**

* 10% NON-REFUNDABLE DEPOSIT IS DUE AT TIME OF BOOKING
* THE REMAINDER OF YOUR BALANCE IS DUE 90 DAYS BEFORE ARRIVAL.
* IF CANCELLING WITHIN 90 DAYS OF YOUR ARRIVAL, NO REFUND WILL BE GIVEN, AND FULL PAYMENT WILL BE DUE, NO EXCEPTIONS.
* **FORCE MAJEURE**: THE OWNERS DO NOT ACCEPT ANY RESPONSIBILITY OR LIABILITY OCCASIONED BY STRIKES, RIOTS, POLITICAL UNREST, HOSTILITIES, WAR OR THREAT OF WAR, TERRORIST ACTIVITY, INDUSTRIAL DISPUTES, FIRE, THEFT, FLOOD, TECHNICAL PROBLEMS TO TRANSPORT, AIRCRAFT GROUNDING, CLOSURE TO AIRPORTS OR PORTS, WEATHER CONDITIONS, PANDEMICS AND POOL HEATER, A/C UNIT TECHNICAL ISSUES OR ANY OTHER EVENT BEYOND OUR CONTROL.
* **COVID-19** - DUE TO THE COVID-19 OUTBREAK WE HIGHLY RECOMMEND THAT YOU TAKE OUT TRAVEL INSURANCE (it’s not that expensive) THAT COVERS VACATION HOME COVER BEFORE YOU MAKE FINAL PAYMENT.
* EXTRA CLEANING / SANITIZATION PROCESSES HAVE BEEN PUT IN PLACE TO ENSURE THE HOME IS AS CLEAN AND SANITIZED FOR YOUR ARRIVAL AS POSSIBLE.
* IN ADDITION TO THE NORMAL CLEANING ROUTINE OF THE HOME, WE HAVE UNDERTAKEN ADDITIONAL STEPS TO REDUCE AS MUCH AS POSSIBLE, THE POSSIBILITY OF TRANSMITTING THE COVID-19 VIRUS WHEN GUESTS ARRIVE AT THE HOME.
* Bodily fluids in the pool will turn it a funny colour (seriously) and will require special treatment from our friendly pool team. If this happens, we will have to charge a $250 cleaning fee.
* We provide all plastic eat/drink-wear for the pool area. Under no circumstances should anything other than plastic be in or near the pool area. If any glass is broken in or near the pool, it will be extremely dangerous, and the pool will need to be drained and cleaned. If this should occur, then a $1000 charge will need to be added to the bill (that’s what the pool team charge us)

* THE ADDITIONAL CLEANING / SANITIZATION TASK CARRIED OUT ARE LISTED BELOW:
* ALL HIGH TOUCH AREAS SUCH AS LIGHT SWITCHES, WORK SURFACES, DOOR HANDLES, TOUCH KEYPADS, REMOTE CONTROLS, FRIDGE HANDLES, STAIR RAILS, AND TELEPHONES WILL BE WIPED DOWN WITH THE APPROPRIATE DISINFECTANT PRODUCT
* ALL LINENS WILL BE WASHED AT THE HIGHEST TEMPERATURE THAT IS POSSIBLE
* ALL SOFT SURFACES AND UPHOLSTERY WILL BE SPRAYED WITH A SANITIZER SOLUTION

***DISCLAIMER*:** NO MATTER WHAT PRECAUTIONS HAVE BEEN TAKEN BY THE CLEANERS / PROPERTY MANAGERS AND OWNERS, THE COVID-19 VIRUS IS SPREAD FROM PERSON TO PERSON, AND TO THIS END WE CANNOT GUARANTEE THAT YOUR TRIP WILL NOT BE WITHOUT RISK OF CATCHING THE VIRUS. PLEASE FOLLOW ALL US AND INTERNATIONAL GOVERNMENT RECOMMENDED GUIDELINES AND REMEMBER TO WASH YOUR HANDS OFTEN AND CLEAN / SANITIZE HIGH TOUCH AREAS REGULARLY TO REDUCE THE RISK OF TRANSMISSION OF THE COVID-19 VIRUS.

* NAME
* HOUSE NUMBER: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_
* STREET: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_
* CITY: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_
* POSTCODE: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_
* MOBILE NUMBER: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_
* LANDLINE: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_
* EMAIL ADDRESS: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

**BY SIGNING THIS BOOKING FORM, YOU AGREE TO ALL OF THE ABOVE CONDITIONS, AND WILL BE LEGALLY RESPONSIBLE FOR OUR PROPERTY DURING YOUR STAY. YOU ALSO AGREE TO TAKE FULL RESPONSIBILTY FOR ALL MEMBERS OF YOUR PARTY STAYING WITH YOU AT THE PROPERTY OF PALM PARADISE VILLA, DAVENPORT FL.**

SIGN: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

DATE: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

**EMAIL YOUR BOOKING FORM AND SUPPORTING DOCUMENTS TO:**

**MerseyThames@Gmail.com** **WhatsApp or domestic US 856-308-6293**

*THANK YOU VERY MUCH FOR CHOOSING OUR BEAUTIFUL HOME, PLEASE LOVE AND CARE FOR IT LIKE WE DO, WE WANT YOU TO HAVE THE MOST AMAZING TIME, AND MAKE THE MEMORIES THAT WILL LAST A* *LIFETIME.*