



This Short-Term Rental Agreement (the "Agreement") is entered by and between Downtown Villa ("DTV"), the property known as Downtown Villa, located at 1st Nth Av., Playa del Carmen, Mexico and the "Guests".

#### RULES OF USE

- I. Principal Guest must sign this Agreement and send it with his/her ID and a **list with the names of the Guests that will stay at DTV at least 10 days prior to arrival.**
- II. Vacate at 10:00 AM on check out day. If guests do not vacate the property by 12:00 pm, a full night rate fee plus taxes (applicable rate of the day) will be charged. If there are no guests checking in that day, we can extend check-out time to 11:00 AM. We will know if it is possible to extend your check out time to 11:00 AM a day before your departure.
- III. During the day and night , a maximum of 6 external visitors are allowed inside DTV. Any external visitor that stays at DTV for more than 4 hours between 11:00 pm and 6:00 am will be considered an overnight external visitor ("OEV). The cost for OEG is US\$20 plus tax per night. OEV must be approved by DTV if they plan to stay more than one night.
- IV. No parties or gatherings are allowed inside DTV. Events such as wedding or any other type are must be approved by DTV in writing and are subject to a fee.
- V. Noise must be kept at a respectful volume at all times. If DTV is fined for loud volume, Guests must cover the fine cost it in its totality.
- VI. Should there be any providers (such as chef, mixologist, masseuse..), please notify DTV with a list with their names, date and time of arrival and departure so security will be able to grant them access.
- VII. Any kind of illegal activity is strictly forbidden within DTV. Smoking is prohibited inside the suites. The smoking cleaning fee is US\$200 per room. In case of urine or vomit accidents, a cleaning fee of US\$80 will be charged to cover sanitization costs.
- VIII. Animals are not permitted inside DTV. In case of breach, a pet cleaning fee will be applied.
- IX. The BBQ grill has a cleaning fee of US\$50 unless it is used by a chef authorized by DTV.
- X. The cost for a lost safe deposit box key is US\$100.
- XI. DTV's garage door must remain closed at all times.

#### Cancellation Policy.

Cancellations made with less than 60 days prior to arrival are not refundable or transferable. Cancellation fee US\$200. High season is not refundable or transferable. All cancellation requests must be confirmed by DTV in writing to be valid.

The security deposit guarantees the Guests' compliance to the obligations set forth in this Agreement. The Guests grant DTV full authorization to apply part or all of the Deposit to compensate DTV for any damages or losses caused to DTV or its contents by Guests. DTV will refund the Deposit to the Guests, less any applicable deductions, within 10 (ten) business days after the Guests departure.



The Guests release and agree to hold harmless all members of the staff and employees of DTV, included but not limited to management and/or owners for any loss or damage to personal property or for any injury caused to them or the their visitors while they stay at DTV.

In case of Guests' disobedience or breach of any of the terms this Agreement, DTV may, at its sole discretion, terminate this Agreement effective immediately. In such case, Guests must vacate in no more than two hours without any right to request, demand or collect the Rent or Security Deposit.

For the interpretation and compliance of this Agreement, the parties agree to expressly submit to the jurisdiction and competence of the competent tribunals located in Cancun, in the State of Quintana Roo, Mexico.

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Signature

Principal's guest name: \_\_\_\_\_ Date: \_\_\_\_\_

Thank you so much for choosing us for you vacations!  
As a reminder, we require GUEST LIST and ID of principal Guest. You can send this and other lists (external guests or providers) to [reservations@downtownvillapc.com](mailto:reservations@downtownvillapc.com)

All the best,  
*DTV team!*