

Gale Elizabeth Swope of 53 Washington St. Lubec, ME 04652 207-733-8811 (Lessor) lets to:
_____ (Lessee)_____

_____ (Address and phone #)
the **Salmon House** at 133 County Road, Lubec, Maine 04652 from _____ after **3 pm** to
_____ before **10 am** 2008, for \$ _____. Please add Maine Lodging Tax (**7%**) for a
total of \$ _____. In addition there is a **\$400** security deposit which will be returned (1 week
after your stay) provided the house is left in the same condition as when you arrived. In order to
secure your reservation we require one half of the weeks rent (\$ _____) plus your security
deposit of **\$400** for an amount of \$ _____ payable by personal check and mailed to Gale
at: 53 Washington Street, Lubec, ME 04652 . To pay via Mastercard or Visa credit or debit card,
call Gale at the number listed above. The balance due (\$ _____) is to be paid 30 days prior
to your arrival. Upon payment in full you will be sent driving directions to the Salmon House.

This is a **no smoking** home suitable for a maximum of 4 persons. Pets are **not** allowed.
Should the Lessor find pets or more than 4 people occupying the residence, all parties will be
immediately evicted without refund.

It is also agreed that:

1. The Lessor will provide a furnished home, including linens and kitchen equipment. The Lessor warrants that all household items and systems are in good working order, and that repairs will be borne by Lessor. However, the Lessee will keep the premises in the same condition as found, and any damages by fault or negligence will be the responsibility of the Lessee. The cost of such repair or replacement shall be deducted from the security deposit and/or billed as an extra.
2. The Lessor may enter the premises at reasonable hours to examine or make repairs.
3. The Lessee will abide by all local laws including those relating to noise and fires. The Lessee shall use the property for residential purposes only.
4. Personal property insurance for the tenant is the responsibility of the Lessee
5. If, for any reason, the premises should become unavailable prior to occupancy, payments will be returned but with no further responsibility of the owner or Lessor.
6. The Lessee agrees that after making the initial payment and signing of this lease, should it become impossible for the Lessee to occupy the premises, the amount paid shall be retained by the Lessor. After final payment should it become impossible for the Lessee to occupy the premises, the entire amount shall be retained by the Lessor. If the Lessor is able to rent the premises for the same period of time covered by the lease to another tenant, Lessee will be refunded payments less a 15% of rental cost booking fee.

Lessor
Gale Elizabeth Swope

Lessee