

Corner Star Cabin RV Park Site Service Agreement	Site (See Exhibit A)	Arrival date	Departure date
	Length of Stay <input type="checkbox"/> Daily <input type="checkbox"/> Weekly		

Customer Information

Name			Phone
Address			Phone 2
City	State	Zip	Email

Occupant Information

Name and Date of Birth	Name and Date of Birth
Name and Date of Birth	Name and Date of Birth
Name and Date of Birth	Name and Date of Birth

Pet Information

How many pets?	What types of pets?	If dogs, list breed.
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Unit & Vehicle Information

Unit Type	Unit License	State	Year	Size (Length by Width)
Vehicle 1 Type	Vehicle License	State	Year	

Rates

RATES	Nightly	\$45.00 for 4 occupants	+ \$7.00 per additional occupant	<ul style="list-style-type: none"> ● Rates are for 4 occupants ● 5% W.O.R.D. tax is already included in the price (Water Oriented Recreation District) ● Rates are subject to change without notice ● Check-out time is 11:00 am ● No refunds on early departures ● Two (2) Night minimum stay for Spring/Summer weekends, except for Memorial Day/Fourth of July/Labor Day ● Three (3) Night minimum stay for Memorial Day/Fourth of July/Labor Day
	1 Week	\$190.00 for 4 occupants	+\$49.00 per additional occupant	
	4 Week pkg	Call for pricing details		

General, Indemnity and Waiver of Liability

GENERAL: Management assumes no responsibility for accidents, injuries, or loss from any cause. Corner Star Cabin RV Park (CRV) will not tolerate any onerous, obnoxious, or offensive activity of any sort that could interrupt and/or adversely affect the enjoyment of other parties utilizing our facilities. Trailers, boats, and other recreational vehicles are not permitted to be parked in the park without prior written permission and empty RV sites shall not be used for parking of any kind. In the event of such onerous, noxious or offensive activity or violation of park rules, in the judgment of management, the parties responsible for such activities will be required to leave the park immediately, without a refund. The community rules are attached in the CRV Rules and Regulations.

CONDITION OF RV SITE. Occupants acknowledge and agree that the RV site is in good condition and is adequate for their use, unless, within twelve (12) hours of check-in, they advise CRV in writing of any deficiencies, occupants agree to surrender the RV site in as good a condition as they found it upon expiration or termination of this Corner Star Cabin RV Park Site Service Agreement (Agreement). If not, CRV will assess reasonable charges for returning the RV site to the same good condition.

CREDIT CARD ON FILE: At least one occupant will provide CRV with information for a valid credit card to keep on file. The credit card information will be used by CRV in the event CRV must charge occupant for cleaning or repairing the RV site upon departure from CRV park or in the event any other amounts remain unpaid under this Agreement. CRV will provide occupant a statement of account listing the charges at the occupant's email or physical address.

INDEMNITY AND WAIVER OF LIABILITY: EACH ADULT GUEST HEREBY INDEMNIFIES, RELEASES, AND AGREES TO DEFEND, PROTECT, AND HOLD HARMLESS CABIN ON THE CORNER RV PARK, ITS OFFICERS, OWNERS, EMPLOYEES, AND AGENTS ("BCC PARTIES") FROM AND AGAINST ANY AND ALL CLAIMS, CAUSES OF ACTION, AND/OR LIABILITY ARISING OUT OF OR RELATED TO HIS/HER USE OF THE RV SITE, CABIN ON THE CORNER RV PARK PROPERTY, AND/OR ANY CONDITION THEREON, WITHOUT LIMIT AND WITHOUT REGARD TO THE CAUSE OR CAUSES THEREOF OR THE NEGLIGENCE OF BCC PARTIES..

THEFT OF SERVICE LAW: According to TEXAS PENAL CODE SECTION 31.04 (B), any guest who leaves without paying for site services or who refuses to pay for site services when due is subject to criminal prosecution. We are providing service hook-ups for your RV. We require full payment in advance and will prosecute any violations under the "THEFT OF SERVICES LAW".

CRIMINAL TRESPASS LAW: According to TEXAS PENAL CODE SECTION 30.05, a person commits an offense if the person enters or remains on or in property of another, including a recreational vehicle park, without effective consent and the person had notice that the entry was forbidden, or received notice to depart but failed to do so. That is, any guest who receives Notice to Leave and refuses to do so may be subject to criminal prosecution. If we ask you to leave, you must vacate CRV. We will prosecute any violations under the "CRIMINAL TRESPASS LAW."

CRIMINAL HISTORY: Each occupant represents that he/she has never been convicted of a criminal offense, excluding traffic/parking offenses, and that being charged with, arrested for, and/or jailed for any criminal offense during the term of this agreement, excluding traffic/parking offenses, constitutes a default under this agreement.

ASSIGNMENT: Guests shall not have the right to assign or sublet the RV site hereunder to any person or persons.

REVOCABLE LICENSE: This agreement provides occupants with a revocable license to the CRV park, which may be revoked at any time for any reason.

GOVERNING LAW: This Agreement is governed and construed in accordance with the laws of the State of Texas.

ATTORNEYS' FEES. In the event any legal proceedings of any kind are instituted to collect unpaid amounts due under this Agreement, CRV may collect from any one or more occupants all reasonable costs and attorneys' fees incurred by CRV in pursuing such action. If CRV is represented in any such action by an owner of CRV who is a licensed attorney, CRV may collect a sum equivalent to the amount that would have been charged by a reasonable third-party attorney for such representation.

AFFIRMATION: I FULLY UNDERSTAND AND ACCEPT THE RULES AND REGULATIONS DETAILED IN THE CABIN ON THE CORNER RV PARK RULES & REGULATIONS.

- I agree to vacate the premises at the request of management if I violate these rules and regulations, without refund of any prepaid fees.
- This agreement does not constitute a landlord/tenant agreement. Payment for sites is entirely for services rendered UNDER A HOST/GUEST ARRANGEMENT.

Signature	Date	Driver's License Number & State
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Corner Star Cabin RV Park

Site Rules and Regulations

Arrivals and Departures

- Full payment required at time of reservation
- Check-in Time is 2:00 pm
- Check-out Time is 11:00 am
- Prices are for four (4) occupants (Adults and/or children age 3 or older. No additional charge for children under 3 years old). See current rates for additional person charge
- **No refunds on early departures**
- **Cancellations must be made 48 hours in advance by email**
- All Guests must be listed on Corner Star Cabin RV Park Site Service Agreement

Parking and Vehicles

- One (1) vehicle limit on each site plus your RV
- All vehicles including RV must have current registration, Inspection and License plates
- All vehicles must be in operational condition
- Do not allow any vehicles to protrude from RV site into the flow of traffic
- No type of mechanical repair, whether to vehicle or RV is allowed
- The speed limit in Cabin on the Corner RV Park (CRV) is 15 mph
- **Parking in vacant RV sites will result in being charged the daily rate and/or vehicle being towed**
- **No parking in grass**
- **No one may change sites without permission of Corner Star Cabin**

Rig and/or Site Appearance

- We reserve the right to refuse service to any rig based upon its appearance and/or condition
- Pressure regulators are recommended for your water connection
- **It is mandatory that your sewer and/or gray water hose have a sewer connection (sewer collar/donut) attached to prevent sewer gasses from escaping**
- Fires are allowed in grills only. All fires must be extinguished by bedtime or if unattended. **DO NOT place hot coals in the dumpster.**
- Outdoor items should be neat and orderly
- No tires, 55-gallon drums, generators, refrigerators, freezers and other storage containers are allowed on your site. Storage containers under rig allowed maintained in neat appearance
- Keep all cords, cables and hoses coiled and bundled
- Properly size your electric line for your unit
- No light duty extension cords allowed
- Holiday decorations must be removed within two (2) weeks of holiday

Pet Rules

- All pets to be on a leash in owner's hand at all times while walking in the park
- Clean up after your pet at all times while on the park
- Pets must not dig holes or otherwise create an unsightly appearance on Lot
- Pets are not to be left unattended outside the RV. Frequent barking will result in you being asked to leave
- No aggressive dogs or animals that could harm someone or their pet
- Limit two (2) pets per lot

General Rules

- Quiet hours are from 10:30 pm to 6:00 am
- Unnecessary noise, drunkenness and disorderly conduct will not be allowed and may result in you being asked to leave. CRV may charge guests a \$250.00 fee for any afterhours disturbance
- Guests must keep the grounds trash free! Place trash in the dumpster onsite. CRV may charge guests a \$25 site cleanup fee if above average cleaning of the site is needed, to be determined in CRV's sole discretion.
- Do not hang clothes line and/or clothes outside your RV
- **No swimming pools**
- **Keep grass free of all items**
- Guests are responsible for the safety and conduct of their children at all times and guests are financially responsible for any damages incurred by their children.
- CRV is not responsible for damages
- CRV will not be responsible for theft or injury occurring during your stay
- We reserve the right to refuse service to anyone
- By law, CRV is a service-oriented business and therefore we do not have a tenant/landlord relationship with any guests. At no point should guests assume this location as a permanent residence.
- We do not guarantee the same site, if you choose to extend. Check with the manager for possible extension
- While in the park, please put all cigarette butts in the proper container
- Guests are liable for any loss or damage by fire, wind, theft, accident or any other cause to the personal possessions of guests or their guests bring to the park. CRV management or office personnel of the park is in no way liable for any loss or damage by fire, wind, theft, accident or any other cause to the personal possessions of guests or their guests
- Guests are NOT permitted inside the onsite cabin in the park unless they have contracted for the use of the cabin.
- Use of water for non-potable services, such as washing vehicles, RVs, etc. is not permitted
- No big trucks in campground (semi's, 18-wheelers, etc.)
- No generators are allowed in the park
- No boats may be parked in park without prior written permission of CRV
- We reserve the right to refuse continued residency privileges to "offenders" of these Rules and Regulations
- Guests are responsible for the actions of their visitors
- EMERGENCIES: call 911
- Owner reserves the right to change the rules without notice

Guest Signature

Date

EXHIBIT A SITE LOCATION

