

THANK YOU FOR BOOKING WITH DAVIS XTREME PARTY RENTALS

To book with us, please send inquiry to our website:
<https://www.iryonnathelegacyleader.com/event-rentals>

Enter your information, the time and dates you would like to rent the space .

****PLEASE ALLOW 24-48hrs for my team to respond to your inquiry****

Rentals are \$75/ hr, plus a \$100 deposit to secure the space. \$75 dollars of your deposit will be returned at the end of your event after you are out by your scheduled time and the room is back how you received it. If you are not out by your designated time then you will be charge for any additional hour you remain. For an example: If you book 1-7pm you are to be out by 7pm or you will be charge an additional hour.

If you cancel your event for any reason the deposit will not be refunded, however if Davis Xtreme Rental must cancel your event for any reason then your deposit will be returned to you in full.

Please make sure balance is paid two weeks before your event. Contract should be completed within a week of booking. You can pay your deposit via CashApp by sending to 616-635-0170. Include your name and party date. Please provide us with your CashApp so that we may refund your deposit in the end.

For Decorations and Set-up:

- No confetti or confetti filled balloons are allowed on the premises.
- If you use tape it must be wall tape .
- We accommodate seating for 50 and two food tables. Additional tables can be rented at \$7 a table and \$1 per chair .
- If you are in need of event planners, DJ, caterers or decorator's please let us know . We will provide a list of recommendations.
- If you would like to rent additional room, lighting, or speakers for your event please let us know.
- Please understand you are responsible for any damages.

Feel Free to setup up a tour on Tuesdays or Saturdays. Please visit our Facebook page Davis XTreme Rentals for pictures and videos . If you have any questions please **send an email to iryonnahogan@yahoo.com or call 616-635-0170.**

Warm regards,

Iryonna Davis



RENTAL AGREEMENT

This RENTAL AGREEMENT, dated this _____ day of _____, 20____
between 2 Teach and Reach LLC and Davis Extreme Party Rental LLC

and _____ (Renter), an
Individual/a corporation/a limited liability company, whose address is agree to the following:

Rental Event and Location: 2 Teach and Reach LLC and Davis Extreme Party Rental LLC, hereby
agrees to allow Renter utilize the following for the time and purpose set forth below:

_____ Social Hall located at 950 28th St. SE, Grand Rapids, MI 49507

Rental Date _____ (month) _____ (day), 2020 _____

Rental Time _____ A.M./P.M. to _____ A.M./P.M.
(Maximum of 3 hours hall usage + 1 hours for set up and clean up) Anything over 4 hours will be
charged an additional fee of \$50 per hour or any fraction thereof

Approximate no. of guest:

PURPOSE OF RENTAL

Rental Fee: Renter agrees to pay 2 Teach and Reach LLC and Davis Extreme Party Rental LLC, a
non-refundable deposit for hall rental in the amount of \$75 upon execution of this agreement.

The balance of rental fee is due no later than seven (7) days prior to the rental date set forth in
this agreement.

Entire Social Hall

Day	Time	Price	
Friday	6pm - 10pm	\$250	
Saturday	9am - 12pm	\$175	
Saturday	2pm - 5pm	\$250	
Saturday	7pm - 11pm	\$295	
Sunday	9am - 12pm	\$175	
Sunday	2pm - 5pm	\$250	

Party Furniture	Quantity
Tables	
Chairs	

The renter is responsible to restore the Social Hall back to the condition in which it was rented to them. This includes, but not limited to, removing all decorations; removing all rented equipment; sweeping floors; emptying trash; etc. If not in compliance, contact Property Manager. Renter shall also be responsible for additional charges for damages (if applicable).

Cancellation by 2 Teach and Reach LLC and Davis Extreme Party Rental LLC

The 2 Teach and Reach LLC and Davis Extreme Party Rental LLC, may cancel this Agreement at any time by prior to Rental Date.

In that Rental Event, Renters sole remedy in law or equity shall be limited to the refund of the Deposit, and this Agreement shall be void and of no effect, and Renter shall have no further claims against 2 Teach and Reach LLC and Davis Extreme Party Rental LLC.

Limitation of Liability

2 Teach and Reach LLC and Davis Extreme Party Rental LLC, its directors, officers, members, agents and employees shall not in any persons(s) arising out to the use and/or operation of the Social Hall, and/or Kitchen or for the activities of Renter and/or Renter's guests and invitees, including (but not limited to) the consumption of alcohol on or off the premises.

Miscellaneous Provisions. Renter agrees to the following additional terms and conditions:

2 Teach and Reach LLC and Davis Extreme Party Rental LLC, its officers, members, agents and employees, assumes no liability for injury to patrons, guests, invitees, or others on the rental property proceeding, throughout, and following the rental period set forth in this Agreement. Renter shall indemnify, defend and hold harmless 2 Teach and Reach LLC and Davis Extreme Party Rental LLC, its directors, officers, members, agents, and employees, from any and all liability, claim, property damage, personal injury and/or others on the property, arising out of, or during the rental.

Renter shall be responsible for and shall reimburse 2 Teach and Reach LLC and Davis Extreme Party Rental LLC, within ten (10) days for, all lost, stolen, damaged, or missing property.

Renter shall not conduct, encourage, allow, or tolerate any unlawful activities or breach of the public peace (including, but not limited to, public intoxication, underage drinking, illicit drugs and disorderly conduct).

Renter shall not advertise the activity for the rented space which gives the impression 2 Teach and Reach LLC and Davis Extreme Party Rental LLC is sponsoring the Rental Event. All advertising shall clearly state that 2 Teach and Reach LLC and Davis Extreme Party Rental LLC, is not sponsoring the Rental Event. Any advertising that does not comply with this condition shall be grounds for cancellation of the Rental Agreement by 2 Teach and Reach LLC and Davis Extreme Party Rental LLC, and NO REFUND OF THE RENTAL FEE SHALL BE GIVEN.

2 Teach and Reach LLC and Davis Extreme Party Rental LLC,, its directors, officers, members, agents and employees shall have the right to enter the rented premises at any time or times during the Rental Event.

If this Agreement is breached by the Renter, its patrons, guests, invitees, and others, the 2 Teach and Reach LLC and Davis Extreme Party Rental LLC may terminate the Rental Agreement and demand that the rented premises be vacated immediately, without refunding the Rental fee to the Renter.

Off Limit Areas

All offices except for the designated prep room are off limits.

Clean up and/or Damages

All decorations and décor shall be removed by renter at the end of the rental event. **NO tacks, NO nails, or NO staples shall be used on the walls, ceilings, floors, or furniture.** Wall safe tape will be provided at a cost to the renter.

ABSOLUTELY NO CONFETTI ALLOWED ON PREMISES.

If items are not removed at the end of the rental event; Social Hall not restored to its original state before rental event; or any damage is done to 2 Teach and Reach LLC and Davis Extreme Party Rental LLC, property on or about the rented premises, the deposit fee of \$100.00 will NOT be funded.

The renter shall pay 2 Teach and Reach LLC and Davis Extreme Party Rental LLC the amount of the actual damages claimed by 2 Teach and Reach LLC and Davis Extreme Party Rental LLC. If there are damages greater than \$100.00, the renter shall pay 2 Teach and Reach LLC and Davis Extreme Party Rental LLC the amount of actual damages claimed. The renter is to pay 2 Teach and Reach LLC and Davis Extreme Party Rental LLC, within (10) ten days of notification for total amount of damages.

Assessment of replacement cost damages (as opposed to repair cost) shall be at the sole and absolute discretion of the Chair of Property Managers for 2 Teach and Reach LLC and Davis Extreme Party Rental LLC. If Renter has not incurred any clean-up or damage fees then the \$100 deposit will be refunded.

Legal

Should 2 Teach and Reach LLC and Davis Extreme Party Rental LLC, employ an attorney because of any breach of this Agreement by Renter.

Renter shall pay to 2 Teach and Reach LLC and Davis Extreme Party Rental LLC, reasonable attorney fees and expenses as are incurred by 2 Teach and Reach LLC and Davis Extreme Party Rental LLC. Renter shall be liable for such attorney fees whether or not 2 Teach and Reach LLC and Davis Extreme Party Rental LLC, institutes legal proceedings.

However, where legal proceedings are instituted by 2 Teach and Reach LLC and Davis Extreme Party Rental LLC, against Renter, and said proceedings result in a monetary judgment in favor of 2 Teach and Reach LLC and Davis Extreme Party Rental LLC,, those reasonable attorney fees for which Renter shall be liable to 2 Teach and Reach LLC and Davis Extreme Party Rental LLC, shall not be less than 15% of said judgment.

RENTAL AGREEMENT CHECK-OFF LIST

(Initial the following)

- _____ Received Signed Rental Agreement. (Includes hall (size), date and time)
- _____ Explained property areas which are "off-limits" for guests.
- _____ Explained the separate check for Clean-up and/or Damage Fees along with Renter's responsibility.
- _____ Explained items included/excluded per Rental Agreement.
- _____ Explained "No Smoking" policy within Social Hall.
- _____ Explained "Smoking" allowed outside dispose of properly-- use "butt cans"
- _____ Explained 2 TEACH AND REACH LLC and Davis Extreme Party Rental LLC's Renter's alcohol policy/responsibility.
- _____ Explained Refrigerator policy.
- _____ Explained Renter will only receive deposit back if checked out on time.

Renter agrees to all terms and conditions of the Rental Agreement between Renter and 2 TEACH AND REACH LLC and Davis Extreme Party Rental LLC.

The information above has been explained, and I have been allowed the opportunity to ask questions, if not understood.

RENTER:

(Print name)

_____ Date signed: _____
(Signature)

Representative: _____

Date signed: _____