

DEER CREST PROPERTY RENTAL REGISTRATION FORM

Owners Name: _____ Lot # _____

Address: _____

Phone # _____ Email _____

Rental Year: _____

Property Management Co. _____

Or On Site Manager: _____

Address: _____

Phone # _____ Email _____

Property Rental Rules and Procedures.

1. All Owners shall abide by the Deer Crest Master Declaration of CC&R's ("Declaration"), specifically Section 7.3 as amended March 3rd, 2009 and August 4, 2014 (the "Rental Amendment") and Section 11.5 "Lease of a Lot or Unit" with regard to renting their property. All Owners shall cause their property management company or on site manager to do the same.
2. All renting Owners shall register with the Deer Crest Master Association (DCMA) prior to renting, and no later than January 1, 2016. Registration shall be accompanied by the applicable fee (\$3,000 for 2016). Registration for all subsequent years shall be due no later than January 1st for the applicable year, and such Registration and applicable Fee will cover all rental activity between January 1 and December 31 of such year. The Fee for each year will be set by the Board of the Deer Crest Master Association and may be adjusted annually.
3. A rental contract ("Lease") shall be entered into in connection with each rental or leasing of a single family residence. All Leases will be in compliance with the Declaration, including without limitation the provisions of Sections 7.3 and 11.5 of the Declaration. Subleasing or assignment of any Lease is strictly prohibited.
4. All renting Owners shall maintain Bodily Injury and Property Damage liability insurance coverage in the amounts of \$1,000,000 per occurrence and \$2,000,000 aggregate and each Owner shall provide a copy of such insurance to the Association upon request.
5. All renting Owners shall provide, or have provided, a guest list notifying the Queen Esther Gate House with the guest's name, arrival date, departure date, along with the address of the property, to the DCMA by facsimile to the Queen Esther Gate House @ 435-649-7359 or by email to qegh@deercrest.com no less than one (1) day prior to check in for each rental. Renters must park in driveways and may not park on the development public roads.
6. All renting Owners shall provide a year end summary of the rental history of the individual property for the preceding calendar year on or before January 31 of the subsequent year.
7. All renting Owners shall provide or have provided to the tenant a copy, or access to a copy of the Deer Crest rules and regulations, available at www.deercrest.com, including Declaration Section 11.15 "Inherent risks of skiing" as amended and shall be accountable for any violations according to section 11.5 of the CC&R's, "Lease of a Lot or Unit."

Signature: _____ Date: _____

Signature of Property Management Company
or Onsite Manager: _____