



European Villa Vacations

CONDITIONS OF BOOKING FOR OWNERS

1. Doorways, Ltd., acts only as an agent for property owners or their agents interested in offering properties for rental. Doorways, Ltd., exercises reasonable care to ensure that each property suits client needs.
2. Clients of Doorways, Ltd., in all legal respects are directly responsible to the property owner, and the property owner is directly responsible to the client. Doorways, Ltd., assumes no responsibility or liability for any claims, damages, expenses or other financial loss, whether to person or property, arising from injury, accident, death, delay, alteration or inconvenience, by whatever cause, including airline scheduling.
3. All bookings are made with Doorways, Ltd. Confirmation of the booking by the owner constitutes acceptance of the "Conditions of Booking" between Doorways, Ltd., and the owner, and the provisions of this agreement are in effect.
4. Prices and all additional fees or security deposits will be agreed upon in advance for the year. Doorways, Ltd., will pay the owner by check or by bank transfer in dollars or in the country currency of your choice. Fifty percent of the required amount is due within 30 days of the reservation. The balance is due 30 days prior to the commencement date of the rental except in the case of a last-minute booking.
5. Cancellations made by the customer more than 120 days before the commencement date of the rental are fully refundable. Cancellations made 119-30 days prior to arrival will be subject to a penalty of 50% of the total rental. Cancellations made less than 30 days prior to arrival are subject to a penalty of 100% of the total rental. We strongly urge our customers to purchase trip cancellation insurance.
6. Rental prices are net to Doorways, Ltd., which will add a mark-up to the net price in recognition of its efforts on behalf of its clients.
7. All rental amounts are forwarded directly and promptly to the property owner or his/her representative, unless it is agreed in advance to transfer monies in larger amounts at intervals.
8. Clients must exercise care and respect for the rented properties and will be held responsible by the owner for any damage to the property.
9. Owners should keep Doorways, Ltd., informed about all changes to the accommodations. Doorways, Ltd., gives customers accurate information about the accommodations and wants to ensure that customers get what they pay for.
10. Doorways, Ltd., does not normally ask for exclusive contracts with owners. Owners are free to work with other agents or with their own customers.

11. Owners must agree not to work directly with any customers sent by Doorways, Ltd., in future years. This includes friends and relatives of customers booking through Doorways, Ltd. Any customer or friend desiring to re-book should be directed to back to Doorways, Ltd., to reserve.

12. All financial transactions for accommodations should be made through Doorways, not directly with the customers. For example, any payments for extra days or extra guests should be made through Doorways, Ltd. Any refunds will be made through Doorways, Ltd.

13. Any extra fees over and above the amount of the rental such as charges for utilities, telephone, cleaning, and security deposits are usually payable directly to the owner or his/her representative. These fees shall be agreed upon with Doorways, Ltd., in advance. Doorways, Ltd., will inform customers about all extra fees. These fees will be payable to the owner unless an alternate arrangement has been made as with security deposits.

14. The security deposit is collected with the final payment by Doorways, Ltd. or directly by the owner as agreed upon at the beginning of the season and returned in both cases to the renter within 40 days of the end of their stay. When the security deposit is held by Doorways, Ltd, the owner must alert Doorways in case of any damage within 72 hours of our renters' departure. After this time period, Doorways, Ltd will return the security deposit to the client and the owner loses rights to any compensation.