



Brigantine Realty

### 2014 SUMMER RENTAL LISTING AGREEMENT AND POWER OF ATTORNEY

To Lease as well as Collection of Rents of Real Estate

Owner ID #: \_\_\_\_\_

I/We (Owner(s)), \_\_\_\_\_, do hereby constitute and appoint Brigantine Realty, Inc. of Brigantine, New Jersey, my/our true and lawful attorney for me/us in my/our name. By signing this authorization to rent, owner agrees that BRIGANTINE REALTY, INC. retain a \_\_\_\_\_ ( %) rental commission.

1. To make, execute and deliver any lease or other instrument necessary for the rental of my/our property located at: \_\_\_\_\_, Brigantine, New Jersey. Prop ID#: \_\_\_\_\_
2. To ask for, collect and receive any rents issuing of our said property.

\*In case of an emergency and the owner cannot be reached at any of the phone numbers provided then Brigantine Realty, Inc. will have the right to have repairs and cleanings made at the owner's expense.

Please indicate where you can be reached day and evening hours by telephone. Specify whether business or home. Telephone(s): \_\_\_\_\_ / \_\_\_\_\_

Brigantine Realty, Inc. will deduct said commission from Tenant's initial deposit. On the event of default, deposit monies will be returned to Tenant made at the Owner's discretion. **Commissions paid Brigantine Realty, Inc. for the services listed above are non-refundable. A Broker's hold does not represent an executed lease and does not guarantee payment.**

**OWNER(s) Signature(s)** \_\_\_\_\_  
**Social Security #(s):** \_\_\_\_\_

Email Address: \_\_\_\_\_

Mailing Address: \_\_\_\_\_

If any of the above persons enter into an Agreement of Sale within one year from the expiration date of this Lease or any Lease between the above parties, a commission fee in the amount of six percent (6%) of the gross selling price will be due Brigantine Realty, Inc. by the Seller(s).

**\*Brigantine Realty, Inc. does not do Property Management under the terms of this agreement.** It is the sole responsibility of the owner(s) to inspect the property prior to and during the rental season to ensure the unit is in good condition, and all appliances, air conditions, and utilities are working. Phone services should be for local calling only, using a toll block to avoid toll calls being charged to your account. We require that you obtain a cleaning service for the season, to ensure your property is in good condition for each and every weekly renter to avoid complaints by the current week's tenant. The tenant's security deposit will NOT be held to cover the cost of cleaning your unit. Routine maintenance costs should be built into your seasonal rental fee. We also recommend that you DO NOT provide beach badges in order to reduce the risk of loss or need for replacement. **Brigantine Realty, Inc. shall not be held liable to the landlord or tenant for the non-fulfillment of any of the terms or conditions of this Lease or for any action or proceedings that may be taken by the Landlord against the Tenant or by the Tenant against the Landlord. Landlord will pay court costs and attorney's fees for Brigantine Realty in the event of any dispute.**

**Brigantine Realty must be notified, in writing, of any booking by owner and/or outside agent.** Our agency will not be held liable for any suits or disputes brought against us in the event of any outside booking that we were not informed of.

**All security deposits will be automatically returned to the tenants two weeks after checkout.**

**Brigantine Realty must be notified by the owner of the property, in writing, of any monies that must be withheld from security. You must do so within 14 days of the tenant's date of check-out.**

## 2014 WEICHERT REALTORS - BRIGANTINE REALTY SUMMER RENTAL

Available rental period: \_\_\_\_\_ Rental Period: Weekly \_\_\_\_\_ Monthly \_\_\_\_\_ Season \_\_\_\_\_  
 Minimum lease down payment \$ \_\_\_\_\_ Security deposit required \$ \_\_\_\_\_ Smoking? \_\_\_\_\_ yes \_\_\_\_\_ no  
**PROPERTY INFO:** Property type: Condo/townhouse \_\_\_\_\_ House \_\_\_\_\_ Duplex \_\_\_\_\_  
 Condo Name: \_\_\_\_\_ Floor \_\_\_\_\_ Location: \_\_\_\_\_  
 Occupancy limit: \_\_\_\_\_ Total unit sleeps # \_\_\_\_\_ # bedrooms: \_\_\_\_\_ # bathrooms: \_\_\_\_\_ # 1/2 bathrooms: \_\_\_\_\_  
 Cleaning Service Name \_\_\_\_\_ Cleaning Service Telephone \_\_\_\_\_

**AMENITIES:**

Number of:	Heat/AC	Parking	Features
King	# of window units	Garage	Private Pool
Queen	Central air	# of Cars	Community pool
Double	Ceiling fans	Assign parking #	Hot Tub
Twin	Gas Heat	<b>Home Entertain</b>	Whirlpool
Sofa bed twin	Electric Heat	# of televisions	Fire place
Sofa bed Queen	Oil Heat	# of VCR	Outside shower
<b>Types</b>	<b>Utilities</b>	Cable TV	Vacuum
Bunk	Electric	DVD player	BBQ
Trundle	Gas	Stereo	BBQ electric
Rollaway	Propane	<b>Boating</b>	BBQ gas
Cribs	Oil	# of boat slips	
Futons	<b>Laundry</b>	<b>Decking/Patio</b>	Rent to Group
Daybeds	Washer	# of decks	Rent to either
<b>Kitchen</b>	Dryer	Patio	Pets Allowed?
Dish washer	W/D shared	Open covered porch	Elevator
Microwave	On premises	Screen porch	
Disposal	Iron	Deck/Patio furniture?	Ocean View
Coffee Maker	Iron Board	<b>Handicap Access?</b>	Bay View
Toaster		Ramp	Beach block
Toaster Oven		Elevator to ground	

**Internet** Yes \_\_\_\_\_ No \_\_\_\_\_ Activation Date \_\_\_\_\_ Network Name \_\_\_\_\_ Password \_\_\_\_\_  
**Unit phone number:** \_\_\_\_\_ Activated? Yes \_\_\_\_\_ No \_\_\_\_\_ When? \_\_\_\_\_

Date	Weekly \$	Monthly \$	Tenant	Owner/Agency	Agent	Date	Initial
5/3 – 5/10							
5/10 – 5/17							
5/17 – 5/24							
5/24 – 5/31							
5/31 – 6/07							
6/07 – 6/14							
6/14 – 6/21							
6/21 – 6/28							
6/28 – 7/05							
7/05 – 7/12							
7/12 – 7/19							
7/19 – 7/26							
7/26 – 8/02							
8/02 – 8/09							
8/09 – 8/16							
8/16 – 8/23							
8/23 – 8/30							
8/30 – 9/06							
9/06 – 9/13							

Listing Agent: \_\_\_\_\_ Commission: \_\_\_\_\_ Date Listed: \_\_\_\_\_ Property ID# \_\_\_\_\_  
 Also Listed With \_\_\_\_\_  
 Address: \_\_\_\_\_ Key Number \_\_\_\_\_