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## Watermarke Homeowners Association Watermarke Clubhouse Release and Indemnification Form

The Watermarke Homeowners Association (the “Association”) operates the Clubhouse and other common elements located within the community (the “Common Elements”) and described in the Covenants, Conditions and Restrictions for the Association. The undersigned person is a homeowner and/or resident of Watermarke and wishes to use the Common Elements for the Event described below.

1. I have read, acknowledged and agree to abide by the rules and regulations concerning the Association’s Common Elements, and agree that I am responsible for clean-up of the Common Elements after the Event. **(No smoking or alcohol is allowed in the clubhouse).**
2. I have proper insurance to cover the Event and have provided a copy to the Association along with this request.
3. I agree to assume the risks involved with the use of the Common Elements within the Association and to waive and release the Association from any claims or actions whatsoever related to the Event and my use of the Common Elements.
4. To the fullest extent permitted by applicable law, Watermarke Homeowner and/or Resident shall and does hereby agree to:

*Indemnify, protect, hold harmless and defend the Association and its representatives, agents, employees, officers, and directors from and against all claims, demands, damages, injuries, losses, liens, causes of action, suits, judgments, liabilities and expenses (including court costs and attorneys’ fees) and including without limitation claims for property damage, injuries to or death of any person, arising out of the Event and/or the use of the Common Elements within the Association by Homeowner and/or Resident and Resident’s family and guests.*

5. The obligations of Homeowner and/or Resident under this Indemnification shall apply even if such liabilities are caused in whole or in part by the sole or concurrent negligence of the Association, was active or passive or by any matter or thing in which liability might be imposed.
6. The Pool is not permitted to be reserved for events on holiday weekends so as to allow the rest of the membership to also enjoy the amenities.

**Please Note:** There is a required \$350.00 refundable cleaning deposit that must be paid to the Association at the time of submitting the reservation form. Registered Leased Renters will be assessed a non-refundable \$250 usage fee, in addition to the deposit. If the clubhouse area requires an extensive cleaning as a result of the event, the association will charge the Unit Owner's account for the cleaning costs above the deposit amount.

Request and payment must be delivered to Epic Association Management, 8712 Spanish Ridge Ave, Las Vegas, NV 89148, no later than **fourteen (14) days** before your event, or your reservation may be cancelled. Reservations will be considered on a first-come, first-serve basis. Payment may be made by check or money order, payable to Watermarke HOA. **Cash or card payment will not be accepted.**

ACCEPTED AND AGREED:

SIGNATURE: \_\_\_\_\_ PHONE: \_\_\_\_\_

PRINT NAME: \_\_\_\_\_ TODAY'S DATE: \_\_\_\_\_

ADDRESS: \_\_\_\_\_

EVENT: \_\_\_\_\_

DATE OF EVENT: \_\_\_\_\_ TIME OF EVENT: \_\_\_\_\_