

Little Raven Ranch, LLC
9609 Roxborough Park Road
Littleton, Colorado 80125
303-470-2853

BOARDING CONTRACT

Little Raven Ranch, LLC, and you, as horse owner, agree as follows:

1. We will charge you \$1,050.00 per month to board your horse in the main barn in a stall with an outdoor run, \$950 for regular stall board, and \$650 for outside board. Board is due on the 1st of that month. Board charges may be increased following 30 days written notice to you. Board payments are non-refundable.

2. We charge a late fee of 5% for payments received after the 5th of the month. If you are really late, we charge 18% interest for amounts more than 30 days overdue. We may assert a lien on your horse to secure overdue payments. We hate this kind of unpleasantness, so please pay your bill on time. We use that money to care for your horse and to pay our employees.

3. We will provide general boarding services including: cleaning stalls; feeding twice daily; administering supplements and necessary medications (which are provided and paid for by the owner); blanketing; and daily three-hour turnout for stalled horses, except during bad weather and major holidays. Our services may change from time to time, but we will give you notice before they do.

4. You agree to follow our rules, which will be posted at the barn and sent to you separately. One of our most important rules is that everyone must wear an ASTM regulation helmet when mounted. If our rules are not followed we may terminate this agreement immediately as safety and consideration for all our customers are our highest priority.

5. By signing below, you acknowledge the receipt of the following warning, required by Colorado statutes: **WARNING: Under Colorado Law, an equine professional is not liable for an injury to or the death of a participant in equine activities resulting from the inherent risks of equine activities, pursuant to section 13-21-119, Colorado Revised Statutes.**

You agree not to hold us liable for accidents or injury to your horse or property. You also agree to sign a separate Release and Indemnity Agreement. We both recognize that accidents can happen and that horses are unpredictable, as are other elements.

6. Your horse is accepted for boarding at Little Raven, LLC on the assumption that it is free of all contagious diseases and has reasonably good manners. You agree to provide a copy of a negative Coggins test, together with worming and immunization records upon arrival and annually thereafter. We reserve the right to refuse delivery of your horse if it is not in a healthy condition. We reserve the right to quarantine your horse, or to refuse further boarding, if we feel that your horse has a contagious disease, or is otherwise unsuitable for boarding. We won't take such steps unless we really feel it is necessary and we will talk to you about the problem before taking any such action.

7. You are responsible for all training, farrier, and veterinary expenses, or any other expense not specifically covered by your board. You are also responsible for the cost of all supplements and medication. We will administer supplements or pills with regular feeding so long as you pre-package them. There will be additional charges if Little Raven Staff is asked to medicate, treat wounds, hold horse for farrier, or any other extra services or provisions.

Initial: _____

8. In the event your horse becomes sick or has an accident, we will try to contact you for instructions. If we are unable to contact you, or if there is not time to do so without placing your horse at risk, we will do what we feel is necessary to care for your horse. This may include calling a vet or transporting your horse to a veterinary clinic. You agree to reimburse us for any costs we incur and you agree to pay the veterinarian for any care provided. We will call you as soon as we can.

9. The barn is open from 8 am to 8 pm. We are closed on Thanksgiving, Christmas and New Year's Day. The front gate will be closed when we are closed. Should you need to come to the barn outside our normal business hours, please contact the Barn Manager to see if your request can be accommodated.

10. Either of us may terminate this contract at the end of any month and upon 30 days' notice. The 30 days notice will take effect on the 1st of the following month of said notice. You will pay us for all boarding fees incurred through the termination date.

11. Little Raven Ranch will charge for any damages caused by your horse beyond normal wear and tear.

12. You have read and agree to the Barn policies and boarder expectations.

13. If we are required to bring suit to enforce this contract, and we prevail on one or more claims, you agree to pay for our costs, expenses and attorneys' fees, in addition to any damages awarded by the court.

14. Little Raven Ranch, LLC has your permission to use photos taken of your horse to promote the ranch. It is understood that the images may be used in print publications, online publications, presentations, websites and social media and also that no royalty, fee or other compensation shall become payable to you by reason of such use.

15. Boarder agrees to maintain the minimum training packages set by the trainer of choice out of Little Raven Ranch. This is void if you have permission to board here without being in training.

16. This contract is made in Colorado and Colorado law shall apply.

17. This agreement may only be assigned with the prior written consent of Little Raven Ranch, LLC.

18. This contract contains the entire agreement between the parties. No representative of Little Raven Ranch, LLC has made any other promises or representations except as stated in this contract.

-Thank you for boarding at Little Raven Ranch, LLC. Date: _____

Owner(s):	
Name: _____	Signature: _____
Address: _____	Phone # _____
_____	Email: _____

Little Raven Ranch LLC:

By: _____ Title: _____