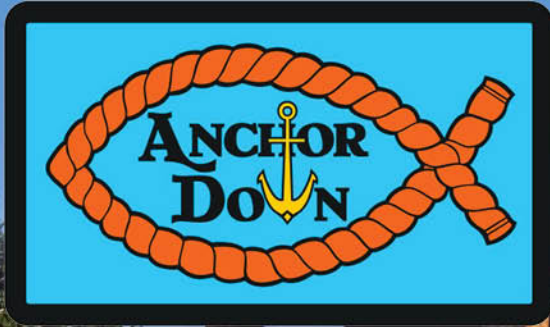


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RESERVATIONS

The Premier Douglas Lake RV Resort

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info@anchordownrvresort.com





Welcome

to Anchor Down RV Resort, the Premier Douglas Lake RV Resort in historic Dandridge, Tennessee. We want to make your visit not only special, but to give you more reasons to go camping. We are here to serve the needs of our guests. In the meantime, enjoy the beauty of the lake and mountains and our extensive list of amenities.

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Resort Rules

Use common sense and courtesy. Remember you are a guest. Please respect and protect our property. Be respectful of other guests.

- **CANCELLATION POLICY:** Reservations may be cancelled up to 14 days prior to scheduled arrival. 25% of deposit, plus tax will be forfeited. For 13 days prior to scheduled arrival, 100% of deposit will be forfeited. Full fee charged for all sites and dates if "no show" or if guest gives 2 days or less notice prior to arrival date. We do not offer full refunds. If you need to cancel your reservation, you must call the resort during business hours. Email notifications are not accepted.
- **REFUNDS:** Camping is an outdoor experience. No refunds or credits provided due to the discomfort of nature. No refunds or credits will be made for early departures.
- **LATE ARRIVALS:** All reservations must be paid in full if arriving after office hours. You must stop at the office, next to the entrance door, and pick up your envelope from the Late Arrival Box.
- **VIDEO / CAMERA SURVEILLANCE:** Property and Buildings are monitored. Customer grants to Anchor Down RV Resort, its representatives and employees the right to take photographs of me and my property in connection with the above-identified subject. Customer authorizes Anchor Down RV Resort, its assigns and transferees to copyright, use and publish the same in print and/or electronically. I agree that Anchor Down RV Resort may use such photographs of me with or without my name and for any lawful purpose, including for example such purposes as publicity, illustration, advertising, and Web content.
- **CHECK IN/CHECK OUT:** Check in time is 12:00 pm. Check out time is 11:00 am. An additional charge of \$100.00 per hour will be assessed for late departures with a one hour minimum charge. All campers and visitors must check in at office upon arrival and receive a vehicle pass. RV must be present in order to enter resort.
- **QUIET HOURS:** 10:30 pm until 8:00 am. Children under 16 must return to their own site by 10:00 pm.
- **SPEED LIMIT:** 7 mph or less throughout the park.
- **PROHIBITED:** Generators, Tents, Any type camper without hookups, Tarps, Overnight use of any kind of outside lighting as a consideration of other campers, Fireworks, Firearms, Disorderly Behavior, Walking through other peoples' sites, Oil Changes and Lubes, Clotheslines, Hanging Clothes Outside, Hot Grills on Picnic Tables, Any permanent connections, Foundations, Porches, Storage Buildings/Units/Trailers or similar-type structures, Roofs shall **NOT** be constructed. No digging, flag poles, signs, plantings, landscaping, stakes, lawn ornaments, etc. on sites. Do not cover grass with mats, carpet, etc. No ropes or chains tied to utilities, trees, or signs. Do not put nails in trees. No liquid waste of any kind may be dumped on ground or in dumpsters. There is a \$300 charge for sewage spills. All campers / vehicles must be clean & in good repair or, you will be asked to leave with no refund.
- **CAMPERS:** Parents/caregivers are responsible for appropriate behavior of their children. Be aware of where your children are and what they are doing at all times. Children **MUST** be supervised in bathroom and restrooms. Parent/guardian will be held financially liable for damages caused by their children.
- **BICYCLE, ROLLERBLADES, SKATEBOARDS, SCOOTERS, MOTORCYCLES, HOVERBOARDS:** Ride only on roadways and do not ride after dusk. Do not park or ride them on grass, playground, pool area, on the golf cart/walking path, or through landscaping. Tennessee Law requires all children less than 17 years to wear a helmet while riding a bicycle.
- **DRONES:** Drones are not permitted anywhere on Anchor Down property for privacy and safety reasons.
- **VEHICLES AND TRAILERS:** You are permitted one RV and one Vehicle per assigned site. Vehicles and trailers that do not fit completely on your concrete pad must be parked in visitor parking area (additional charge). Do not park on patio, grass, another site, or in the road.
- **GOLF CARTS:** (Electric Carts Only) **MUST** be registered at check in. Permit required and may be obtained in office. No one under the age of 18 is permitted to drive any cart without parent/grandparent on board. This includes Anchor Down rental carts and privately owned carts brought onto our property. Privately owned golf carts must have proof of proper liability insurance and must be shown with a minimum of \$50,000 coverage in Personal Injury and Property Damage held on the golf cart. Golf Carts are not permitted off the premises.
- **LAUNDRY FACILITIES:** Hours as posted. Do not leave clothes unattended.
- **GARBAGE:** Please keep your site tidy. **STACK** and **TIE** garbage and place at curb, by your site for courtesy pick-up at 10:30am. For your convenience, we also have a dumpster located behind the office. If management must clean your site, there will be an extra charge.
- **SEWER CONNECTORS:** Use of rubber donut or watertight collar on all sewer connections is required. Available for purchase at office if needed.
- **WATER HYDRANTS:** Our water hydrants are frost proof, however, water must be turned off with hoses disconnected from the hydrant and camper when temperatures are below 32 degrees Fahrenheit. Guest is financially responsible for any frozen hydrants and damage due to non-compliance.
- **FIREWOOD, FIREPITS, FIREPLACES:** NO OUTSIDE FIREWOOD PERMITTED IN THE RESORT. Firewood is available for purchase at office and will be delivered to your site free of charge. Please do not stack firewood on grass and do not cut down trees. Campfires are allowed only in designated fire pits and must be attended to at all times. Absolutely no burning of garbage, paper, cans, glass, etc. in your fire pit or fireplaces. Firewood only. Please do not overload! Fireplaces are designed for campfires only, not bonfires. Excessive heat will cause rocks to explode/crack. Damage to fireplace will be the financial responsibility of the guest.
- **ALCOHOL:** Absolutely no public display, please keep in a koozie or cup.
- **BOAT RAMP:** Boat ramp is only for use of registered guests. Please remove your vehicle from ramp promptly after loading or unloading and park it at your site or overflow parking.
- **JACK PADS:** Please use jack pads on sites (Wood, Plastic, or Rubber).
- **MAIL SERVICES:** There is no mail service on property. Please make alternate arrangements.
- **EMERGENCY PHONES:** Located by pool deck and outside the office.
- **OCCUPANCY:** MAXIMUM of 6 people allowed (Including registered guests and visitors) per site at any one point and time. **RATE INCLUDES 4 PEOPLE.**
- **PETS:** *Must be on a maximum 6' leash length.* Proof of rabies vaccination is required for each pet at check in. May not be left outside when owners are away from Resort, nor may they be left inside RV to continually bark. Excessive barking, growling, or any aggressive behavior will not be tolerated. If your pet is not under control, you may be asked to leave Resort. Other than service dogs, pets are not allowed in buildings or pool area. Do not tie your pet to Resort property including trees and picnic tables. **Clean up after your pet and properly dispose of all pet waste/filler in proper receptacle. NO DISPLAY OF PET CAGES OR FENCES.** Breed/Species restrictions apply.
- **POOL:** Pool privileges are for paid campers only. Posted hours and rules must be observed. Swim at your own risk. There is no lifeguard on duty. While Resort personnel may be present in pool area, they **DO NOT HAVE LIFEGUARD TRAINING. An adult must accompany all children under 16 years and those who cannot swim.**
- **BEACH:** All personal belongings (umbrellas, tents, chairs, etc) must be removed off the beach daily by 10:30pm and cannot be set up until sunrise. Items left will be removed.
- **INFLATABLES / LIFE JACKETS:** All persons (including visitors) registered to site agree legally to release Anchor Down RV Resort and its agents, employees, and representatives from any and all injuries or damages incurred arising out of the use of the inflatable units. Life jackets are required for anyone under the age of 18 and strongly recommended for everyone when swimming in the lake.
- **VISITOR POLICIES:** All persons not registered to site at check in will be considered visitors. They must register at office before entering the Resort, obtain a car permit &, pay the appropriate visitor fees. Cars parked without valid permit are subject to towing at any time at your cost. Permit must be visible on dash at all times. Visitor parking is in designated parking lot behind registration office only. All day visitors must leave by 10:00 pm or purchase an overnight pass. Visitors may be restricted during periods of high occupancy. Registered campers are responsible for their visitors and will be held financially responsible for any damage to our property. Please make sure your guests are aware of the community rules. Those who do not comply will be considered trespassing.
- **CAUTION:** Please enter campsite with care and safety. Any damages to Anchor Down RV Resort property is the financial responsibility of Registered Guests.
- **ACCIDENTS / INCIDENTS:** Have to be reported to management and have a report filed no later than 24 hours of accident / incident.
- **SITE RESERVATIONS:** Are not guaranteed as to actual location. Anchor Down RV Resort will make every attempt to accommodate your request.
- **CAMPER / RV:** All units must be factory manufactured only. Washing of RV or Vehicles by permit only. Absolutely no power/pressure washing.
- **VENDORS:** No sale or solicitation of any product including but not limited to souvenirs, food, merchandise, etc. "For Sale" signs are permitted only on private campers/vehicles.

Anchor Down RV Resort is privately owned. Anchor Down RV Resort and its agents, employees, and representatives will not be responsible for and assumes no liability in the event of loss due to fire, theft, accidents, Mother Nature, or any other loss, whether it may be bodily injury or loss of property. Management also reserves the right to refuse service to anyone and to evict without prior notice anyone who creates a disturbance, nuisance, or deliberately breaks any of the Resort's policies. Eviction will be immediate and without reimbursement of any camping fees.

All information and rates are subject to change without notice.

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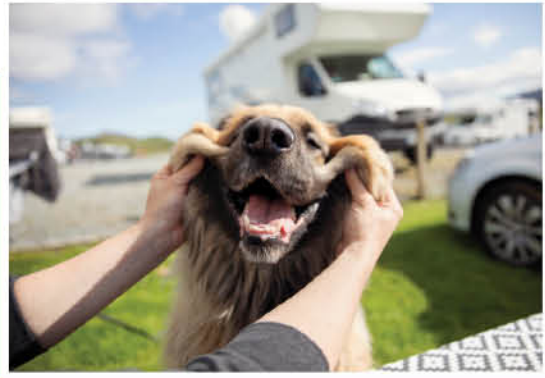


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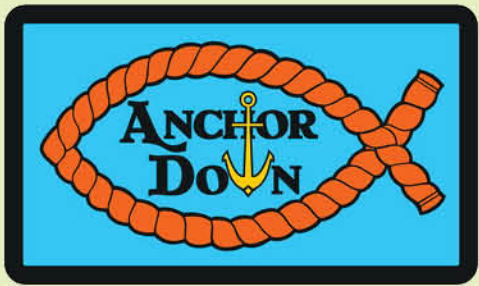
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Premium Back-In Sites	Emergency Phone	BBQ Grill
Back-In Sites	Pet Station	
Site w/Fireplace	Boat Ramp	

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Place trash at curb before 10:30 a.m. for trash pickup.



Site #

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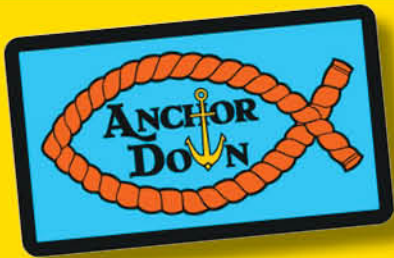
Get to your site faster!



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- Boat Slip / Jet Ski Dock Rentals
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- Camp Store
- Campground Cafe
- Concrete Pads
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- Fire Pits / Outdoor Fireplaces
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- Fishing / Fishing Pier
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- Full Hookups – Water/Sewer/Electric
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- Golf Cart Rentals
- Ice
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- Pool w/ Waterslide
- Saltwater Kiddie Pool
- Volleyball

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Deep Springs Baptist Church
(865) 397-7188

1476 Deep Springs Rd.
Dandridge, TN 37725 (2.5 miles)

Shady Grove United Methodist Church
(865) 397-7453

1675 Harold Patterson Rd.
Dandridge, TN 37725 (2.3 miles)

Hopewell Presbyterian Church
(865) 397-7562

812 Hopewell St.
Dandridge, TN 37725 (7.3 miles)

Holy Trinity Catholic Church
(865) 471-0347

475 Tennessee 92
Jefferson City, TN 37760 (10.6 miles)

New Hope Church (Non Denominational)
(865) 932-4673

2450 Winfield Dunn Parkway
Kodak, TN 37764 (6.6 miles)



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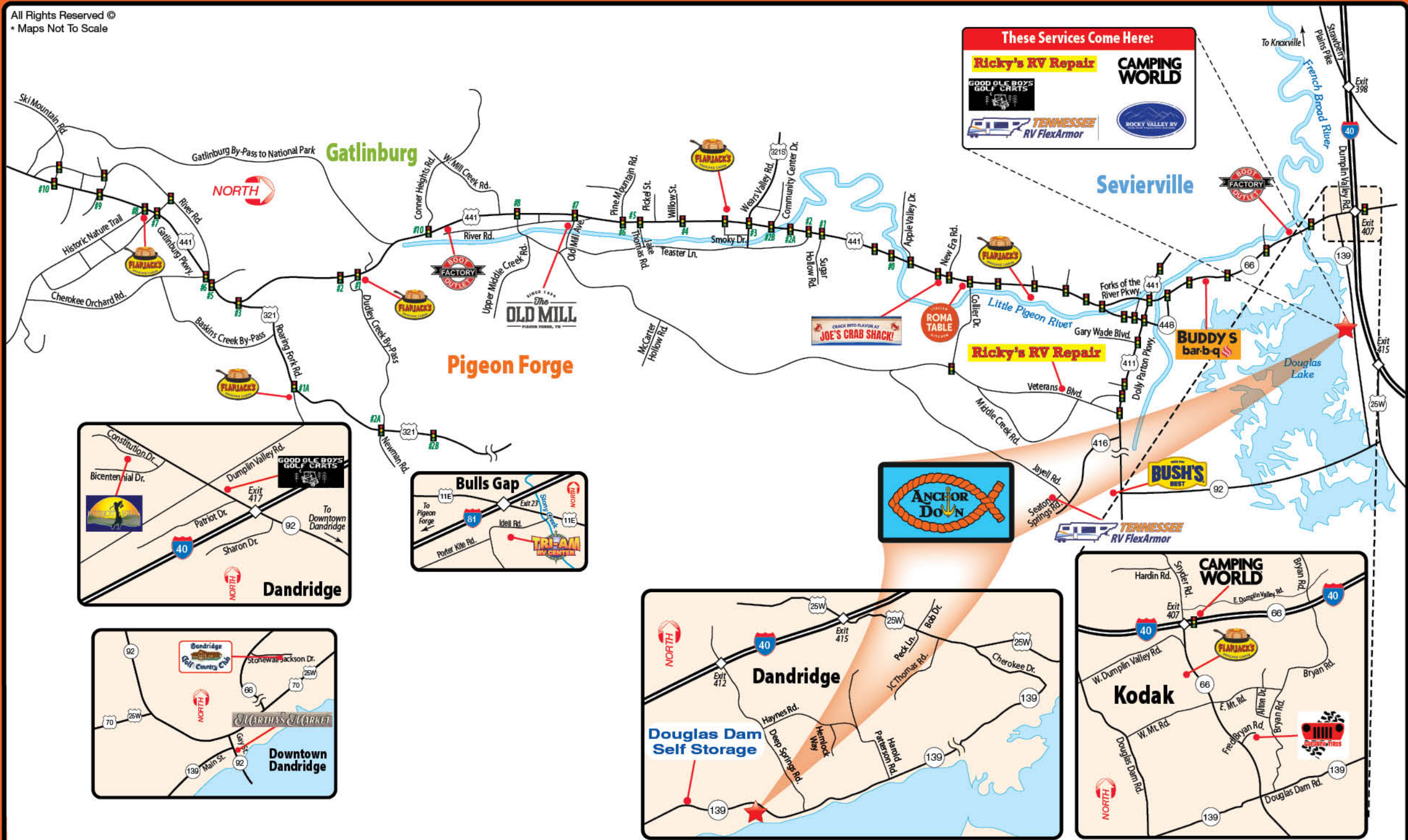
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