



Welcome

to



The IRIS



Your nude stay at The  
Valley!

Get to know the space and enjoy your  
stay with us.

[www.TheIrisPV.com](http://www.TheIrisPV.com)



**LEAVE YOUR**

~~**WORRIES**~~

**&**

~~**CLOTHES**~~

**AT THE DOOR!**

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*your host*

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# WELCOME

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Welcome to your home away from home! We're delighted to have you as our guests.

Located in the Village at Paradise Valley Resort and Club, our cozy duplex apartments are your gateway to a memorable stay while visiting The Valley. Your comfort is our top priority, and we've prepared every detail to ensure your stay is nothing short of exceptional. So, kick off your shoes, get naked, unwind, and savor the moments that await. Your adventure starts here!

## ADDRESS:

681 Valley Drive,  
Dawsonville, GA 30534

## CONTACT:

Host: +1(678) 612 6543  
TheIrisPV@gmail.com

## HOUSE RULES:

- No parties unless approved
- Quiet hours begin at 12am
- No pets allowed without approval & deposit.
- No smoking in the units

## CHECK-OUT:

- Check out time: 11 AM
- Notify host of any challenges
- Turn off lights & AC
- Place used linens on the floor

## WIFI:

Network: The\_Iris-Guest  
Pasword: irisguest!

## REVIEWS:

We would love to hear from you. Please leave us a Review or tell a friend, if you enjoyed your stay at our place. It helps us out a lot!

## EMERGENCY:

Closest Urgent Care  
Adress: 81 Northside Dawson  
Dr, Suite 100-A/B,  
Dawsonville, GA 30534  
Phone: +1(706) 216 6000

*Enjoy your stay!*

# MEET

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*your Host*



Hi!, I'm McKenzie, and I have a passion for hospitality. With an open demeanor, welcoming smile and knack for making guests feel right at home, I've created a cozy safe haven, here at The Iris Flats PVR for those visiting Paradise Valley Resort & Club. I'm here to make sure your stay is not just comfortable but memorable, offering insider tips and a clean & welcoming atmosphere that will leave you ready to plan your next visit and stay with us!

*Cheers to your Nude Stay!*

# EMERGENCY

## Information

In case of emergency  
always call 911

### GROCERY

- INGLES: 5-10mins
- PUBLIX: 6-10mins
- KROGER: 5-10mins

### BUTCHER SHOP

- THE STEEL BUFFALO:  
Best meats in the area. 5-  
10mins

### PHARMACY

Goodson's Pharmacy: .5-6mins  
Dawson Pharmacy: 5-8mins  
Kroger Pharmacy: 5-10mins

### 24HR HOSPITAL

NAME: Northeast Georgia  
Medical Center Lumpkin  
ADDRESS: 495 GA-400,  
Dahlonega, GA 30533  
PHONE: +1(770) 219 9000

### POLICE

ADDRESS: 19 Tucker Ave,  
Dawsonville, GA 30534  
PHONE: +1(706) 344 3535

### LIQUOR STORES

Dawson Fine Wine & Spirits: They  
deliver!  
PHONE: +1(706) 265-2065

### FIRE EXTINGUISHER

FLAT A: UNDER KITCHEN SINK & IN  
LAUNDRY ROOM  
FLAT B: IN LAUNDRY ROOM

### THRIFT

- NLB Thrift Store &  
Donation Center: 5-  
10mins
- Humane Society Resale  
Shop & Boutique: 5-  
13mins

# LOCAL

## Recommendations

### TO EAT:

#### Restaurants

- The Blue Bicycle: -Great date night option!  
~15mins
- LongHorn Steakhouse:  
Best steaks in town.  
~10mins

#### Pizza

- Mellow Mushroom  
Dawsonville ~8mins

#### Brunch/Breakfast

- Papa's Place ~10mins
- Waffle House - Multiple locations in the area.  
~8mins

#### Bars

- Friend's Dawson Grill 6-8mins
- Miller's Ale House 8-10mins
- Taco Mac Dawsonville 8-11mins

### TO DO:

#### Mall

- North Georgia Premium Outlets 8-11mins

#### Attraction

- Georgia Racing Hall of Fame ~15mins

#### Parks

- Amicalola Falls State Park  
~20mins
- Rock Creek Park & Recreation ~15mins

#### Farm

- Burt's Farm ~12-15mins
- Robinson Heritage Farm  
~12-18mins

# COMMONLY ASKED

## Questions

1

**Can you bring alcohol for consumption?**

Yes. The Iris Flats is located within the residential area of Paradise Valley Resort & Club. In this area, guests are permitted to bring and consume their own alcohol.

2

**Are both flats able to be rented at once?**

Yes. Small groups of up to 8 guests are encouraged to reserve both units to fully enjoy the ultimate Valley Life experience.

3

**Is earlier check-in/ later check-out possible?**

Early check-in or late checkout may be possible, subject to availability. Please contact us to discuss your request.

*Enjoy your stay*

# COMMONLY ASKED

## Questions

1

### **Are pictures allowed?**

Yes! While photography is prohibited inside the gated areas of The Valley, guests are welcome to take photos inside our units. If you share your photos on social media, we'd love for you to tag us.

2

### **Can guests access the property if they are not visiting the resort?**

Yes. Guests who plan to stay at our unit but do not intend to visit the resort will be provided with a gate access code to enter the property.

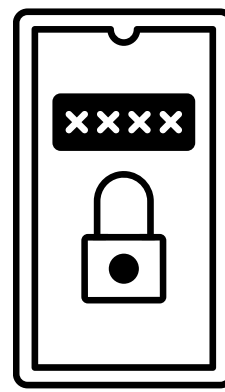
3

### **Is there reliable WIFI available to work?**

Absolutely! We offer Wi-Fi access for all our guests. You'll find the network name and password in your welcome guide or a small sign in each unit.

*Enjoy your stay*

# LOCKS



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## *Accessing Your Unit*

- **Unlock:** Wake the screen (touch with palm or fingers) and enter your 4 digit code provided at least 24hrs prior to check-in. .
- **Lock:** Wake the screen and press the dedicated lock button (often labeled with a padlock icon or the Kwikset logo).

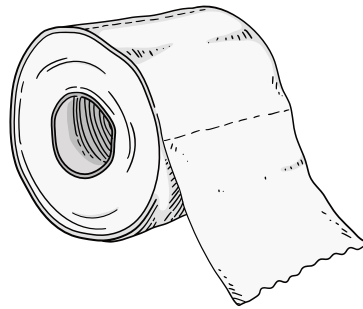
*Enjoy a cozy stay*

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Please do not

**FLUSH**

anything except Toilet paper



the following items belong in the garbage:

- sanitary items
- feminine hygiene products
- baby wipes
- cotton balls or pads
- tissues
- paper towels

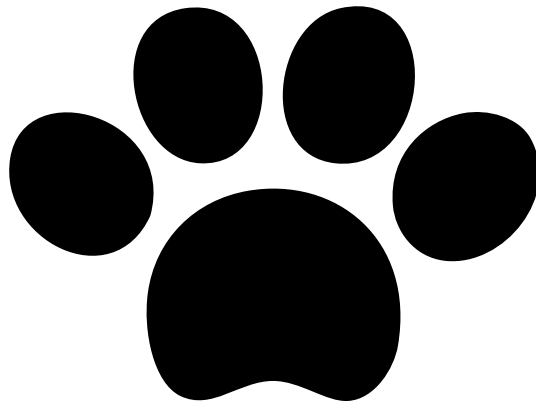
*Thank you*

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We welcome

**PETS**

small hypoallergenic dogs only!



Although rare, we do welcome pets. We understand that pets are part of the family and want them to feel as comfortable as you do during your stay. If bringing a pet, please be sure to review and follow our pet policy, if applicable.

*Thank you*

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We have

# PARKING

available for you!



You'll find designated parking spots right next to your unit. Additionally, street parking is available for your convenience.

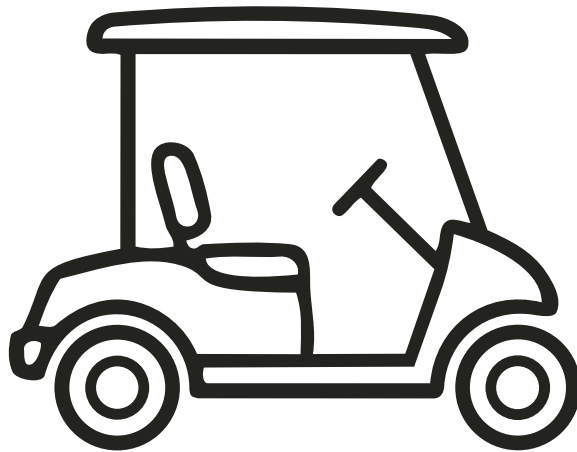
*Enjoy your stay*

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We have

# GOLF CART

available for RENT!



Cruise in style! You can add a golf cart to your stay. Whether you're heading to the pool, exploring the resort, or just enjoying the ride, this is the ultimate way to roll at The Valley.

*Enhance your stay*

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We provide  
complimentary

# BATHROOM

essentials for your convenience.



As our valued guest, we've taken care to ensure your comfort by offering a selection of complimentary bathroom essentials to make your stay even more enjoyable. From fresh towels to a range of toiletries, we've got you covered.

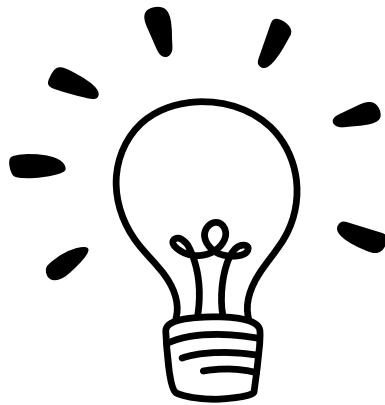
*Enjoy!*

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Please turn off

LIGHTS

when leaving the apartment  
to help conserve energy.

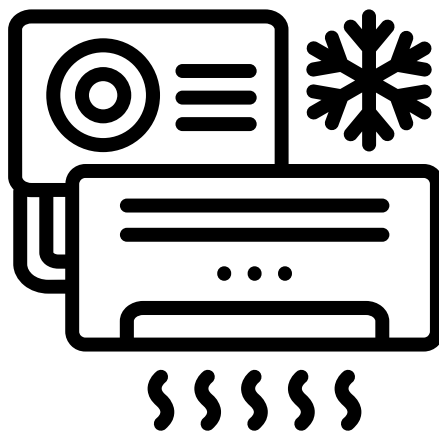


Thank you

— Please turn off —

# AIR CONDITIONING

when leaving the apartment  
to help conserve energy.



*Thank you*

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Please do not

**SMOKE**

or vape in the apartment.



Please smoke in the designated area on the porches or outside deck. There will be ash trays for you to use.

*Thank you*

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Please help us

# KEEP NOISE TO A MINIMUM

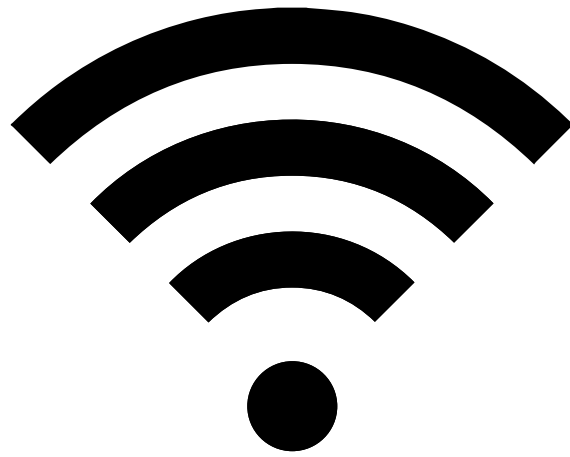


Please make an effort to keep noise levels to a minimum, especially during quiet hours or if the other unit is rented. Whether it's a friendly conversation, music, or any other activity, let's be considerate of guests in the other unit and maintain a peaceful atmosphere for everyone's comfort. Your cooperation is greatly appreciated!

*Thank you*

# WIFI

*is on the house*



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NETWORK:

The\_Iris-Guest

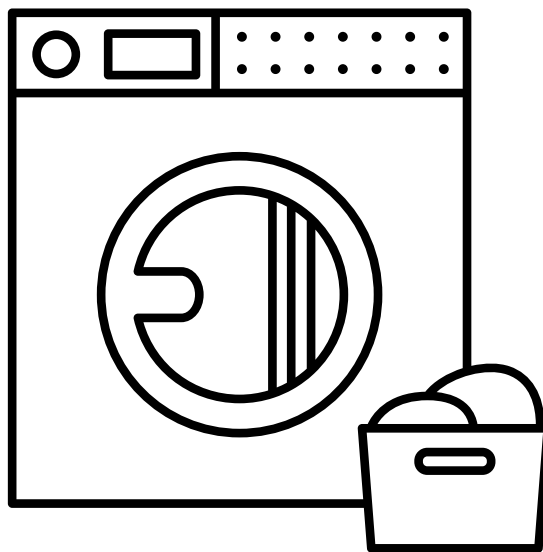
PASSWORD:

irisguest!

# LAUNDRY ROOM

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*Just for you*



**FOR YOUR CONVENIENCE THERE IS A  
LAUNDRY ROOM LOCATED INSIDE  
EACH UNIT NEXT TO THE BACK PORCH  
EXIT DOOR.**

*Enjoy*

# EXTRA

## *Essentials*

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- BLANKETS
- BATTERIES
- PILLOWS
- TOWELS
- PAPER TOWELS
- TOILET PAPER

**ARE LOCATED EITHER IN  
THE CLOSETS OR  
CABINETS.**

# EXTRA

## Notes

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- Turn on the Front Porch Fan by using the white remote located outside.
- Turn on Flat B's outside back porch lights by switching on the power strip located on the table.
- Turn on the Flat A's outside back porch light by switching on the power strip located on the table.

# HOUSE RULES

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No parties without prior approval.

Quiet hours begin at 12am, unless you rented both units then there is no “quiet hour”.

Max capacity - 4 guests per unit.

No smoking or vaping in the house, only in designated areas.

*Enjoy your stay!*

# GARBAGE RULES

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- Please place your garbage into the provided bins, located under the kitchen cabinet: No recyclables at this time.
- Please avoid overfilling the garbage bins.
- Please place food waste in sealed bags or containers before disposing of it in the bins.
- Please flatten cardboard boxes before placing them in the bin.
- Please place trash on back porch or take it down to the trash compactor in main parking lot.

*Thank you*

# PET RULES

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No pets on furniture – or cover with a towel.

Pick up waste

Dogs must be leashed

Hypoallergenic small dogs only & must  
be approved.

## **BEFORE YOU LEAVE:**

Please sweep any pet hair and dispose of  
waste in outside trash.

*Thank you*

# HOUSE



## *Policy*

- No show, no refund.
- No rescheduling.
- Please do not remove any items from the property.
- Guests are solely responsible for any damage, breakage, or loss to the property or its contents during the rental period and assumes full liability for such damages. The tenant must notify management immediately if any damage occurs.
- Any personal property left behind after check-out will be held for up to 48 hours. After this time, unclaimed items may be discarded, and management assumes no responsibility for lost or abandoned items.

*Thank you*



# CART

## Policy

Cart rental is provided for the convenience of our guests. By renting and operating the cart, the guest agrees to the following terms and conditions:

**Assumption of Risk** - The renter accepts full responsibility for the use and operation of the cart. All cart rentals are undertaken at the renter's sole risk.

**Liability Waiver** - The Iris host or resort management assumes no responsibility or liability for the rental, use, operation, or condition of the cart, including but not limited to any injuries, damages, accidents, or losses that may occur during the rental period.

**Responsibility for Damages** - The renter is financially responsible for any damage to the cart, property, or persons resulting from the guest's use or misuse of the cart.

**Authorized Drivers** - Only authorized renters who meet the resort's age and licensing requirements may operate the cart.

**Safe Operation** - Carts must be operated safely and in accordance with all resort rules. Reckless driving, overloading the cart, or operating under the influence of alcohol or drugs is strictly prohibited.

**Return Condition** - The cart must be returned in the same condition it was received, excluding normal wear. Any damage or missing equipment may result in repair or replacement charges.

# PET



## Policy

Pets are allowed in the apartment unit but please inform the hosts in advance and adhere to any specific pet-related guidelines and restrictions. Deposit required.

Guests are responsible for cleaning up after their pets both inside the unit and in common areas, ensuring a clean and hygienic environment for all.

Pets should not be left unattended in the apartment unit for more than 4-6 hours, to prevent any potential harm, damage or disturbance for the other guests in the other unit.

Any damage caused by your pets during the stay will be the responsibility of the guest and they will be charged accordingly for repairs or cleaning.

Guests should comply with local laws and regulations regarding pet ownership, including leash laws and pet waste disposal.

*Enjoy your stay!*

# MORNING BREW

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*Just for you*



TEA AND COFFEE CUPS ARE LOCATED  
IN THE ABOVE CABINET FOR YOUR  
ENJOYMENT.

The Keurig machine is a Single Serve & Carafe  
maker. Hot chocolate, Tea and Coffee K-cups  
provided.

*Enjoy*

# KEURIG

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## Instructions

Plug in the Keurig, if not already plugged in.

Lift the water reservoir lid located at the back of the unit and pour cold water into it.

Close the water reservoir lid, turn on the machine and wait for it to preheat (1-2 minutes).

Open the K-Cup holder by lifting the handle. Insert your K-Cup pod with the foil top facing up.

Close the K-Cup holder by lowering the handle, place a mug on the trip tray and choose your brew size on the control panel. The machine will start brewing; coffee will dispense into your mug.

Lift the handle to open the K-Cup holder.  
Dispose of the used K-Cup.

For Carafe, don't forget to use a coffee filter.

*Enjoy*

# GARBAGE

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## *Instructions*

**Please ensure all trash is securely bagged  
before disposal**

- 1 There is no scheduled garbage collection day. If desire to remove trash from the unit, secure the trash in bags provided and take to the trash compactor in designated area in main parking lot.
- 2 There is a flow-over trash bin on the back porch if needed.
- 3 Please help us maintain a clean and sustainable environment and place all trash in the trash bins located under the kitchen cabinet.

*Thank you!*

# FIREPIT

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## Instructions

- 1 Ensure the area around the fire pit is clear of any flammable materials, including leaves and overhanging branches.
- 2 Place firewood or logs in the fire pit.
- 3 Use the provided fire starter or kindling to safely ignite the fire.
- 4 Always supervise the fire and never leave it unattended.
- 5 When you're finished, make sure the fire is fully extinguished using water or sand, and wait for it to cool before leaving the area.

Enjoy a cozy stay

# LAUNDRY

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## Instructions

Separate your laundry into different piles based on color, fabric type, and care instructions.

Open the washing machine's door. Place your sorted laundry items inside.

Put laundry detergent into the machine's detergent slot or if using wash pods, place inside with the clothes and close the door.

Select your preferred wash cycle, and choose your water temperature. Select the spin speed that corresponds to your laundry type.

Close the door of the washing machine and press the start button to begin the wash cycle.

Remove your clean laundry and put it in the dryer. Leave the door and the detergent slot open for the washing machine to dry and to prevent molding.

Thank you

# GRILL

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## Instructions

**Preparation:** Clean the grill grates before use.

**Ignition:** Follow the manufacturer's instructions to ignite the grill or pour lighter fluid over the coals and light them.

**Preheating:** Preheat with the lid off for 10-15 minutes.

**Temperature Control:** Adjust burners for desired heat.

**Cooking:** Grill with the lid off, turning food as needed.

**Safety:** Always supervise the grill while it's in use.

**Extinguishing:** Turn off burners and allow the grill to cool.

**Cleaning:** Clean grates after cooling.

Thank you

# THERMOSTAT



## Instructions

Located on the wall facing the couch:

- 1. Adjust Temperature:** Turn the ring (Nest Learning Thermostat) clockwise/counterclockwise or swipe up/down on the touch bar (Nest Thermostat).
- 2. Open Menu:** Press the display or ring to display the menu, allowing you to select modes, schedules, or settings.
- 3. Change Modes:** In the menu, select the wavy line icon to switch between heating, cooling, heat/cool, or off.
- 4. Eco Mode:** Use to conserve energy; the thermostat will switch to this mode when it detects no motion.
- 5. Key Tips:**
  - **Green Leaf:** Indicates an energy-saving temperature setting.

Enjoy

# HEATING & AC

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*More Info*

## HEATING

- To warm up, adjust the thermostat to your preferred temperature. Recommended temperature 70°F
- Please avoid setting it to extreme temperatures for energy efficiency.
- Ensure doors and windows are closed for efficient heating.

## AIR CONDITIONING

- To cool down, adjust the thermostat to your desired temperature. Recommended temperature 75°F–78°F
- Help conserve energy by turning it off when leaving however the Nest unit should adjust when you exit the property.
- Keep doors and windows closed while using the AC.
- Report any issues or irregularities to the host promptly.

*Enjoy!*

# TV & STREAMING

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## Instructions

### Using the TV:

1. Press the power button on the Roku remote to turn on TV.
2. Enter checkout date. The TV will allow you access to streaming applications.
3. To turn off, press button again to turn off the TV when finished.

### Using Cable or Streaming:

1. After entering checkout date using the Roku remote, the TV will switch over to streaming.
2. Use the cable remote to change channels, select appropriate applications, enter your service credentials for each app to access TV programs. - TV will automatically log you out after checkout.
3. To watch a DVD in bedroom, use the TV remote to switch to the correct input source (e.g., HDMI 1).

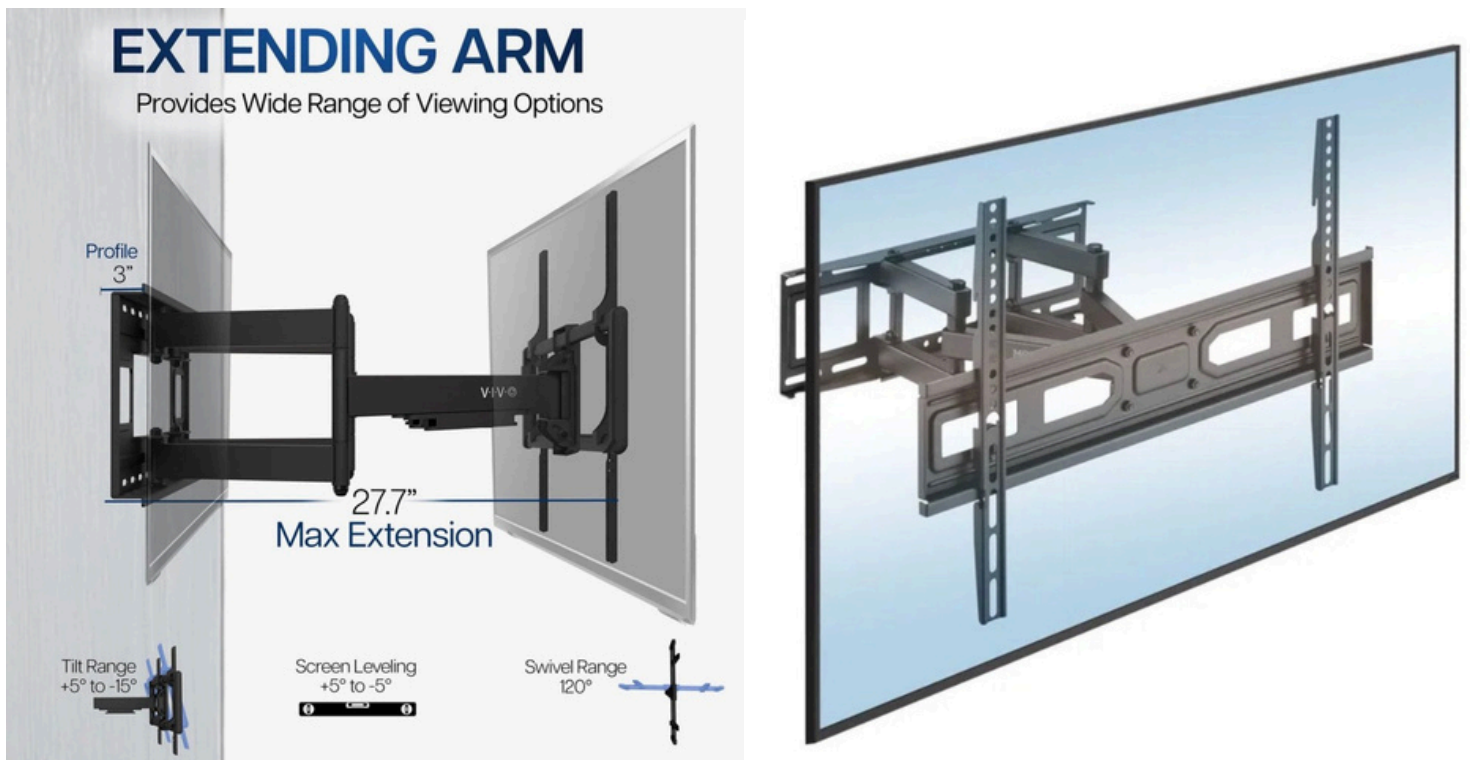
Enjoy

# BEDROOM TVs



## Instructions

The 65-inch TVs in the bedrooms can be extended away from the wall using the adjustable wall mounts.



- Facing the TV, pull TV away from the wall.
- Adjust as needed in desired direction.

Enjoy

# SOFA BED

Flat A Only

*Instructions*



- Queen Sleeper Sofa
- Linens are located in the wooden chest next to the sofa

*Enjoy*

# BEFORE YOU

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*Leave*

- 1 Clean-up any spills, place used linens on laundry floor and dispose of trash in the designated bins
- 2 Ensure all lights, appliances, and heating/cooling systems are turned off.
- 3 Secure all doors and windows before leaving and place golf cart key on the counter or hang on key hang.
- 4 We are always seeking to improve. Share your feedback with your host by sending us an email or leaving a us a note. Have a safe trip!

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*Thank you for your stay*

# CHECKOUT

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Checkout is at 11 AM

Please leave the house as found, nice and tidy.

Please put the dishes in the dishwasher, no need to start it.

Please leave used towels on the laundry floor.

Do not forget anything. Anything left behind will be disposed of within 48hrs.

Turn off lights.

Close and lock exit doors, return key (if applicable).

*Thank you!*

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Please leave a

# REVIEW



We hope you've enjoyed your stay with us. Your comfort and satisfaction is our top priority, and we'd love to hear about your experience. Your valuable feedback not only helps us improve but also guides future guests in choosing their perfect stay while in the area or while visiting The Valley. Please take a moment to share your thoughts and impressions with us in a review or a note of any suggestions for improvement. Thank you for choosing us and we hope to welcome you back soon. Safe travels!

*Thank you*

# REVIEW

## Star Ratings

It's your chance to share your delightful stay with the world and let others know they're in for a treat. Your 5-star review is a powerful way to express your satisfaction, and it motivates us to continue delivering the best hospitality possible. We truly appreciate your support and look forward to hosting you again!

★★★★★ AMAZING STAY, WE WERE HAPPY

★★★★ A FEW ISSUES BUT WE STILL ENJOYED OUR STAY

★★★ MAJOR ISSUES, MOST LIKELY WONT RETURN

★★ CLOSE THE HOUSE DOWN

★ BURN IT TO THE GROUND!

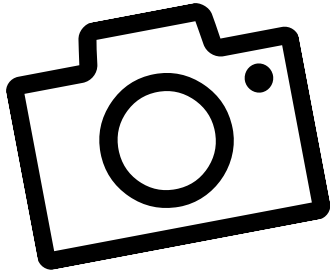
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**WE THRIVE FOR A 5-STAR EXPERIENCE!**

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PLEASE REACH OUT IF YOU ENCOUNTER ANY PROBLEMS DURING YOUR STAY. YOUR SATISFACTION IS OUR TOP PRIORITY AND WE WILL DO OUR BEST TO ENSURE YOU HAVE AN EXCEPTIONAL STAY.

# LET'S



# Connect

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TAG US IN YOUR  
PHOTOS!



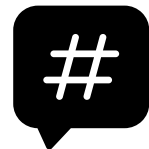
TheIrisPV



TheIrisPV



[www.TheIrisPV.com](http://www.TheIrisPV.com)



#TheIrisPV

*Let's stay in touch!*

# THANK YOU

*for staying with us*



I hope your experience was nothing short of exceptional. Your comfort and satisfaction are my top priorities, and your feedback is invaluable in helping us continuously improve. I can't wait to welcome you back in the future for another memorable and fun stay.

Thank you for being a part of the Valley Family.

*your hosts*

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McKenzie

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