



Rental Application

Requirements

- \$45 Fee for each adult over the age of 18. **Non-refundable**
 - Current photo I.D.
 - Proof of income, i.e. paycheck stubs, AFDC, Disability, etc.
 - Minimum 600 Credit Score
 - Income Requirement 2.5 times the amount of rent **(Combined)**
 - If self-employed, the first two pages of the last two years' tax returns and the last 3 months of bank statements.
 - Sign release form for credit check, criminal background check, eviction report.
 - If property allows pets, picture of pet(s)
- ❖ **Cosigner Requirements - Minimum 750 Credit Score, 3x the rent amount combined income**

All information must be present before our office can process your application.

Upon approval of your application, you must pay at least ½ of the requested security deposit (Good Faith Deposit) to place a hold on the property.

Good Faith Deposit is non-refundable

If the unit is ready to lease, Tenants understand they must sign a Rental Agreement and take possession within 10 days of the receipt of the Good Faith Deposit.

❖ **The balance of the security deposit and rent is due upon possession.**

Properties that allow pets will require an additional pet deposit.

- ❖ **All Approved Applicants are to provide proof of renters insurance.**
- ❖ **We will need proof that utilities are in your name prior to occupancy.**
 - ❖ **Our properties are non-smoking properties.**

Your application may be denied, even with a qualifying cosigner, if you misrepresent any information on the application, do not meet our qualifications, have a negative rental history, or you have excessive debt to income ratio.

Applicant- _____ Date- _____



Application to Rent

Location of Premises: _____

Rent Amount: \$ _____ Vacant Date: _____ Desired Move-In Date: _____

Full Name of Applicant: _____

Cell Phone #: _____ SS#: _____ DOB: _____

DL#: _____ E-Mail: _____ Smoker: Yes _____ No _____

All Proposed Occupants Names: _____ Relation: _____ 18 & Over?: _____

_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

Employment and Income History

Current Employer: _____

From: _____ To: _____ Position Held: _____

Employer's Address: _____

City: _____ State: _____ Zip Code: _____

Gross Mo. Income: \$ _____ Supervisor Name: _____

Supervisor Phone #: _____ Other Income: _____

****IF CURRENT EMPLOYMENT LESS THAN 2 YEARS****

Former Employer: _____

From: _____ To: _____ Position Held: _____

Employer's Address: _____

City: _____ State: _____ Zip Code: _____



Residence History

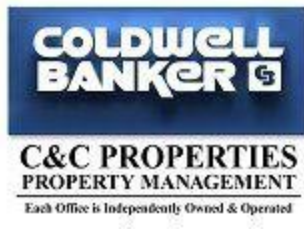
Address: _____ City: _____
State: _____ Zip Code: _____ From: _____ To _____
Rent Amount: _____ Circle: Rent Own
30 Day Notice Given (Circle) Yes No Reason for moving: _____
Landlord Name: _____
Landlord Contact Information: _____
Additional Comments: _____

****IF CURRENT RESIDENCE IS LESS THAN 2 YEARS****

Address: _____ City: _____ State: _____
Zip Code: _____ From: _____ To _____ Rent: _____
Circle: Rent Own Reason for moving: _____
Landlord Name: _____
Landlord Contact Information: _____
Additional Comments: _____

Pet Information

Pet Type: _____ Breed: _____ Weight: _____
Age: _____ Fixed?: Yes _____ No _____ Name: _____ Gender: _____
Pet Type: _____ Breed: _____ Weight: _____
Age: _____ Fixed?: Yes _____ No _____ Name: _____ Gender: _____
Pet Type: _____ Breed: _____ Weight: _____
Age: _____ Fixed?: Yes _____ No _____ Name: _____ Gender: _____



Vehicle Information

Make: _____ Model: _____ Color: _____

License Plate #: _____ Year: _____

Make: _____ Model: _____ Color: _____

License Plate #: _____ Year: _____

Make: _____ Model: _____ Color: _____

License Plate #: _____ Year: _____

Questions

Has the applicant been a party to an unlawful detainer action or filed bankruptcy within the last seven years? Circle: Yes No

Has the applicant or any proposed applicant ever been convicted of or pleaded no contest to a felony? Circle: Yes No

Has the applicant or any proposed applicants ever been asked to move out of a residence? Circle: Yes No

Have you ever filed suit against a landlord? Circle: Yes No

Do you have a water bed, an aquarium or any other water filled furniture? Circle: Yes No



Terms

Owner, Landlord or Agent may accept more than one application and the best qualified applicant will be selected. Information submitted above by applicant is to be true and complete and applicant hereby authorizes Owner, Landlord or Agent to verify the information provided and obtain credit reports and / or criminal history records.

Signature: _____

Printed Name: _____ Date: _____