

RENTAL APPLICATION & OFFER TO RENT REAL PROPERTY

Property Address _____

Move-In Date _____ **Lease Term** _____

Monthly Rent \$ _____ Pet Deposit \$ _____ Security Deposit \$ _____

Instructions to Applicant:

Application must be filled out COMPLETELY by each intended adult occupant. Each Applicant must show satisfactory identification to owner/manager at the time this Application is submitted for processing. Owner/Manager shall make a copy of identification for file.

This Application may be refused and/or rejected if it is not signed, complete, or legible; if satisfactory identification is not presented; if any information is false or can not be verified. Applications not accompanied by a credit check fee will not be processed. Credit check fee is non-refundable.

Personal Information	Name _____ <small>First Middle Last</small>	Phone # _____ <small>Home</small>
	A.K.A. _____ <small>(Maiden Name, Also Known As, or Other names used in past 7 years)</small>	Phone # _____ <small>Cell</small>
	Social Security # _____ Birth Date _____ Driver's License # _____ <small>month / date / year</small>	Lic. No. _____ State _____
	Automobile _____ <small>Make Model Year</small>	License Plate # _____
	Personal Reference _____ <small>Name Relationship</small>	Phone # _____ <small>Reference</small>
	Emergency Contact _____ <small>Name Relationship</small>	Phone # _____ <small>Emergency</small>
Current Residence	Address _____ <small>Street City Zip Code</small>	
	How Long _____ Rent or Mortgage \$ _____	
	Why Moving _____	
	Landlord _____ Phone # _____ <small>Name (circle one) Relative / Manager / Owner (circle one) Landlord / Mgr.</small>	
Previous Residence	Address _____ <small>Street City Zip Code</small>	
	How Long _____ Rent or Mortgage \$ _____	
	Landlord _____ Phone # _____ <small>Name (circle one) Relative / Manager / Owner (circle one) Landlord / Mgr.</small>	
	Occupation _____ How Long _____ Salary \$ _____ <small>(circle one) Yr / Mo (circle one) per Hr / Mo / Yr</small>	
Current Employment	Employer Name _____ Phone # _____	
	Employer Address _____ Phone # _____ <small>Street City Employer / Supervisor</small>	
	Occupation _____ How Long _____ Salary \$ _____ <small>(circle one) Yr / Mo (circle one) per Hr / Mo / Yr</small>	
Previous Employment	Employer Name _____ Phone # _____	
	Employer Address _____ Phone # _____ <small>Street City Employer / Supervisor</small>	
	Other Income _____ <small>(Social Security, Alimony, Child Support, Welfare, Pension, Financial Aid, Student Loans, Rents, etc.)</small>	
Credit History	Credit Lines _____ Total Payments \$ _____ <small>(Visa, MasterCard, American Express, Discover) per Month</small>	
	Other Expenses _____ Total Payments \$ _____ <small>(Car Loan, Child Support, Alimony, Mortgage, Student Loans, etc.) per Month</small>	
	Bank _____ Type _____ <small>Name Account # (circle one) Save / Checking</small>	
	Have any applicants ever filed a bankruptcy petition? _____ Discharged _____ <small>Yes or No Date</small>	
	Have any applicants ever been served a Notice to Pay or Quit? _____ When _____ <small>Yes or No Date</small>	
	Have any applicants ever been served with an eviction? _____ When _____ <small>Yes or No Date</small>	
	Have any applicants had any unpaid state or federal tax liens? _____ <small>Yes or No</small>	
	Have any applicants had a car repossession, unpaid utilities, or foreclosure? _____ <small>Yes or No</small>	
	Have any household member be convicted of a felony? _____ <small>Yes or No</small>	
	(If you answer Yes to any of the above, please explain, including dates where applicable)	

BELOW AREA FOR OWNER'S/MANAGER'S USE ONLY

The following questions apply to Second Occupant

Personal Information	Name _____ <small>First Middle Last</small>		Phone # _____ <small>Home</small>
	Alias _____ <small>(Other names used in past 7 years, including maiden name)</small>		Phone # _____ <small>Cell</small>
	Social Security # _____	Birth Date _____ <small>month / date / year</small>	Driver's License # _____ <small>Lic. No. State</small>
Current Residence	Address _____ <small>Street City Zip Code</small>		
	How Long _____	Rent or Mortgage \$ _____	
	Landlord _____ <small>Name (circle one) Relative / Manager / Owner</small>	Phone # _____ <small>(circle one) Landlord / Mgr.</small>	
Current Employment	Occupation _____	How Long _____ <small>(circle one) Yr / Mo</small>	Salary \$ _____ <small>(circle one) per Hr / Mo / Yr</small>
	Employer Name _____	Phone # _____	
	Employer Address _____ <small>Street City</small>	Phone # _____ <small>Employer / Supervisor</small>	
Previous Employment	Occupation _____	How Long _____ <small>(circle one) Yr / Mo</small>	Salary \$ _____ <small>(circle one) per Hr / Mo / Yr</small>
	Employer Name _____	Phone # _____	
	Employer Address _____ <small>Street City</small>	Phone # _____ <small>Employer / Supervisor</small>	

Property Use	The following questions apply to <u>all</u> occupants or guests at the property:		
	Have you, or do you intend to, smoke cigarettes in any residence?	_____ Yes or No	
	Have you, or do you intend to, possess, sell or use illicit drugs or narcotics in any residence?	_____ Yes or No	
	Do you intend to practice, play, receive, or give lessons on any musical instrument in the home either individually or with a group?	_____ Yes or No	
	Do you intend to conduct a business out of the home, such as, but not limited to: child care, adult care, pet sitting, home parties, religious or support group meetings, etc.?	_____ Yes or No	
	Do you intend to perform maintenance or work on any mechanical device at the property?	_____ Yes or No	
	Vehicles: # Cars _____ # Trucks _____ # Trailers _____ # Boats _____ # Motorcycles _____		
Animals: # Emotional Support _____ # Therapy _____ # Service _____ Service Provided _____			
Other Occupants & Pets: _____			
	<small>Names & Ages of Children</small>	<small>Type & Breed of Pets</small>	

The undersigned Applicant hereby offers to rent/lease real property described on Page 1.

It is understood that this Application is not a Lease, that Applicant has no rights to said property until a written Lease is duly executed after the approval of this Application & rent plus security deposit has been paid. Applicant agrees to timely execute said Lease after notification of the acceptance of this Application and Offer. Time is of the essence.

A non-refundable application fee of \$ _____ shall be given by Applicant to the owner/manager when this Application is turned in for processing. A Security Deposit of \$ _____ will be given to the owner/manager with this Application or upon notice of acceptance and is required in order to hold the property for applicant. Privacy policy available on request. Check here ___ to request a credit report copy, if obtained.

The above Security Deposit payment is fully refundable only if signed written notice revoking this offer is received by the owner/manager prior to acceptance of this offer; notice must be personally delivered, or sent by U.S. Postal Service, Federal Express, or UPS. **However, if owner/manager has duly accepted this offer to rent, this Application is then to be treated as a completed contract to rent/lease the property. Applicant's attempted revocation of this contract or failure of Applicant to timely pay all sums due and execute the Rental Agreement/Lease shall be deemed a breach of contract. In this event the Security Deposit shall then become non refundable to the extent that such deposit may be used to offset and recompense owner/manager for any and all losses incurred by owner/manager as a result of such breach including lost rent for a period of 30 days after Applicants attempted revocation.** Otherwise, the Security Deposit will be applied towards any required Security Deposit.

Applicant hereby authorizes the owner/manager and his/her/its employees and agents to verify said information and make independent investigations to determine Applicant's rental, credit, financial and character standing. Applicant hereby releases owner/manager, his/her/its employees and agents, and any and all other firms or persons investigating or supplying information, from any liability whatsoever concerning the release and/or use of said information and further, will hold them all harmless from any suit or reprisal whatsoever. All holders, public and private, of any such information are hereby authorized to release, without limitation, any and all such information they have concerning Applicant and in doing, will be acting on Applicant's behalf and will be held blameless and without any liability whatsoever. Any false statements or false information received may result in the voiding of the lease.

_____ **X** _____
_____ **X** _____

Date
Applicant's Signature
Co-Applicant's Signature