

## RENTAL APPLICATION

### Personal Data

Name \_\_\_\_\_ Social Security # \_\_\_\_\_  
 Date of Birth \_\_\_\_\_ Drivers License # \_\_\_\_\_ Expir. Date \_\_\_\_\_  
 Name of Co-Tenant \_\_\_\_\_ Social Security # \_\_\_\_\_  
 Date of Birth \_\_\_\_\_ Drivers License # \_\_\_\_\_ Expir. Date \_\_\_\_\_  
 Phone Number \_\_\_\_\_ Business/Cell Phone \_\_\_\_\_  
 Present Address \_\_\_\_\_ How Long \_\_\_\_\_  
 Landlord or Agent \_\_\_\_\_ Phone Number \_\_\_\_\_  
 Current Rent \_\_\_\_\_ Rent paid Through \_\_\_\_\_ Current Lease Expires \_\_\_\_\_  
 Previous Address \_\_\_\_\_ How long \_\_\_\_\_  
 Landlord \_\_\_\_\_ Phone Number \_\_\_\_\_  
 Occupants (Other than applicant) Name: \_\_\_\_\_ Relationship: \_\_\_\_\_ Age: \_\_\_\_\_  
 Pets? Name: \_\_\_\_\_ Relationship: \_\_\_\_\_ Age: \_\_\_\_\_  
 \_\_\_\_\_ Name: \_\_\_\_\_ Relationship: \_\_\_\_\_ Age: \_\_\_\_\_  
 \_\_\_\_\_ Name: \_\_\_\_\_ Relationship: \_\_\_\_\_ Age: \_\_\_\_\_

### Occupation

	PRESENT OCCUPATION	PRIOR OCCUPATION	CO-TENANTS OCCUPATION
Employer			
Business Address			
Business Phone			
Type of Business			
Position Held			
Name & Title of Supervisor			
How Long			
Monthly Gross Income			

\*If employed or self-employed more than 2 years, give same information on prior occupation

### References

Bank Reference:		Address:		Phone:	
CREDIT REF.	ACCOUNT NO.	ADDRESS	AMOUNT OWED	PURPOSE OF CREDIT	ACCOUNT OPEN OR DATE CLOSED
PERSONAL REFERENCE	ADDRESS	PHONE	OCCUPATION	HOW LONG	
NEAREST RELATIVE	ADDRESS	CITY	RELATIONSHIP	PHONE	

### Automobiles

Number of Automobiles: \_\_\_\_\_  
 1. Make \_\_\_\_\_ Model \_\_\_\_\_ Year \_\_\_\_\_ Color \_\_\_\_\_  
 License Plate No. \_\_\_\_\_ State Registered \_\_\_\_\_  
 2. Make \_\_\_\_\_ Model \_\_\_\_\_ Year \_\_\_\_\_ Color \_\_\_\_\_  
 License Plate No. \_\_\_\_\_ State Registered \_\_\_\_\_

Have you filed a petition for bankruptcy? \_\_\_\_\_ Have you ever been evicted from any tenancy? \_\_\_\_\_ Have you ever willfully and intentionally refused to pay any rent when due? \_\_\_\_\_

I DECLARE THAT THE FOREGOING INFORMATION IS TRUE AND CORRECT. I AUTHORIZE ITS VERIFICATION AND THE OBTAINING OF CONSUMER CREDIT REPORT.

I agree that Landlord may terminate any agreement entered into in reliance on any misstatement made above.

Applicant: \_\_\_\_\_ Dated: \_\_\_\_\_

Co-Applicant: \_\_\_\_\_ Dated: \_\_\_\_\_

### QUALIFICATIONS

The following are standards that will be used to judge your application for tenancy. You must meet the following standards to qualify for a rental in our community. Applicants are judged on the same standards, one person or family at a time, on first come first served basis.

- **\$25 NON-REFUNDABLE APPLICATION FEE** – Each applicant/Cosigner/Tenant, is required to pay an application fee. Co-signers for applicants are subject to the same rental criteria.
- **IDENTIFICATION**- All applicants over the age of 18 must provide current photo identification at the time of application.
- **EMPLOYMENT REQUIREMENTS** – Employment will be verified. At a minimum, employment history should reflect six months with current employer and/or six months with previous employer. Recent graduates must provide proof of enrollment or graduation. Self-employed applicants must provide a current CPA prepared financial statement or most recent tax return.
- **INCOME REQUIREMENTS** – The combined gross income of all persons living in the rental must be three times the monthly rental rate. Applicants that do not meet the above employment or income requirements must provide a cosigner and /or savings account statements showing a minimum balance equal to 12 months of rental payments.
- **RENTAL HISTORY** – Applicants must provide name, address, and dates of tenancy for previous landlords for two years. An application will not be approved if there is any previous evictions; defaults in lease agreements, untimely rental payments, or outstanding balances owed to another apartment community.
- **CREDIT HISTORY** – Your credit must reflect that all accounts are current. Application for tenancy will be denied if you have filed bankruptcy within the past 18 months. Any bankruptcy must have been discharged at least one year from the date of application. All collections account must show as being paid in full. Applicants with past due accounts and collections can qualify with payment of the rental deposit plus the first and last month's rent at lease signing.
- **CRIMINAL HISTORY** – Your application will be rejected if you have been convicted for any type of crime that would be considered a serious threat to the rental property, other residents or neighbors.
- **STUDENTS** – Fulltime students can qualify with written verification of financial aid, parental support, scholarships, and/or supplemental savings equal to 12 months of rental payments.
- **MAXIMUM OCCUPANCY** – 2 persons/1 bdrm; 4 persons/2 bdrm (No pets allowed)

CS Real Estate Group is committed to equal housing opportunity. We do not discriminate against anyone on the basis of race, color, religion, sex, handicap, family status, source of income, or national origin. However, if any information on application is found to be falsified, rental application will be rejected.