

Rental Application

Please fill in all spaces. Use back of form if necessary. Thank you!

APPLICANT INFORMATION

Last Name:		First:	Middle:	
SSN: - -	Birthdate: / /	Driver License :		Issue State:
Current Address:		Apt #:	City:	Rent Amount:\$
Current Landlord:	Phone:	Move-in Date: / /		Related? YES NO
Previous Address:		Apt #:	City:	Rent Amount:\$
Previous Landlord :	Phone:	Dates There:	To	Related? YES NO
Have you ever been evicted or broken a lease? YES NO		Have you ever had a rental agreement terminated by a landlord ? YES NO		

If YES to either, please explain:

EMPLOYMENT INFORMATION

Current Employer:	Position:	Date Hired: / /
Employer Address:	Phone:	Monthly Wage:
Previous Employer:	Dates of Employment: / / To / /	
Employer Address:	Phone:	Monthly Wage:
Additional Income (must provide proof):		Amount:

OTHER INFORMATION

Pet or Assistive Animals (Limit 2 , must be spayed or neutered, type and breed restrictions may apply):			
Type:	Breed:	Description:	Pet Name:
Type:	Breed:	Description:	Pet Name:
List any motorized vehicle you would park on premises (Must be currently licensed and operational):			
Make:	Color:	Plate #:	State:
Make:	Color:	Plate #:	State:
Other Occupants (Occupancy limit for unit type applies. Any person 18 years or older must submit a separate application):			
Name:	Relationship:	Birthdate: / /	
Name:	Relationship:	Birthdate: / /	
Have you or anyone who will occupy the rental unit ever been engaged in criminal activity harmful to another person or property involving, but not limited to: arson, assault , harassment or intimidation, terrorism, street gangs, theft, offenses of a drug or sexually-related nature , disturbing the peace or animal cruelty?			YES NO

If YES, please explain:

EMERGENCY AGENT AUTHORIZED TO TAKE YOUR PERSONAL PROPERTY IN YOUR ABSENCE

Name and relation of a person not residing with you:			Phone:
Address:	City:	State:	Zip:

AUTHORIZATION

I certify the information provided herein is true and complete to the best of my knowledge and understand that any false or misleading information will jeopardize the approval of my application. If any misrepresentation is discovered after my tenancy begins, I understand it could be grounds for termination of my rental agreement as a non-curable material noncompliance. I also understand that all approvals are tentative until the rental agreement is executed.

I authorize my prospective Landlord, Kellex Properties, LLC. and/or its agents to verify this information and further investigate my character, credit, employment and tenant history for the purpose of determining whether to rent an apartment to me. I authorize any past or present landlord, government agency, credit or collection agency, business or personal references and/or other persons to provide any information about me requested for this purpose. I unconditionally release and hold harmless any informant from all liability resulting from the furnishing of such information. In the event a rental agreement is executed, this authorization and release shall continue to allow for information updates reasonably required to review my open rental account.

Date: / /	Applicant Signature:	Phone:
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WELCOME! We're glad you've chosen our community for your new home. We'd like to rent to you, but first must qualify you through our rental application process. In order to maintain the peaceful enjoyment of our rental community for its residents and neighbors, we use a thorough screening process for all prospective new residents. This process includes verification of the information you provide on the application form, a consumer credit report and a criminal background check. In order to be approved, you must meet the following criteria:

1. Occupancy Limits: The maximum number of occupants regardless of age that may reside in a rental unit is as follows (no exceptions allowed): Two Bedroom = 5 One Bedroom = 3 Studio = 2
2. Identification: All persons 18 years or older, who will reside on the premises are required to submit an application and show a valid, state-issued driver's license or photo ID card. (International students may provide valid school and government ID in addition to proper immigration forms required for study.)
3. Income: You must have a verifiable source of income established for at least six months, that is 3 times the monthly rent. If you are self-employed, you must provide a copy of the prior year's federal tax return.
4. Rental History: During the past five years, you must have had a satisfactory rental history of at least six months, from a landlord who is not related to you. Additionally, you must not have been evicted or have any rental-related debts or negative history regarding your behavior at another rental property.
5. Criminal Background: You, or anyone in your household regardless of age, must not have a history of criminal behavior involving harm to another person or property including, but not limited to: arson, assault, harassment or intimidation, terrorism, street gangs, theft, offenses of a drug or sexually-related nature, disturbing the peace or animal cruelty. (Non-violent, minor infractions that occurred over ten years ago may not automatically cause your application to be denied. Please provide complete details on the application, so we may better assist you.)
6. Application Fee: A non-refundable fee of \$40 is required prior to processing. The fee payment does not guarantee the reservation of any specific unit while pending approval. At your option, you may pay a separate deposit to hold a unit while your application is being processed. If your application is not approved, this deposit is fully refundable. If your application is approved, this deposit will be applied to any amounts due at move-in time. However, if you do not move in by the date specified, your deposit will be forfeited.

Deposit Amount \$ _____ to Hold Unit # _____ for move in on ____/____/____

If you do not meet all these requirements, we are sorry, but we will not be able to rent to you at this time. If you do not meet the requirements described in number 3 or 4, we may be able to reconsider your application with that of a qualified cosigner.

If you have any questions or concerns, please feel free to discuss your particular situation with the manager prior to submitting an application. This community does business in accordance with the Fair Housing Act and the TPD Crime Free Multi-Housing Program recommendations.

Applicant Signature _____ Date ____/____/____