



RENTAL APPLICATION

\$50.00 Application Fee per Applicant (NO CASH)

***Anyone over the age of 18 must include applicant information.**

*** Please do not leave any areas blank.**

OFFICE USE

App. Fee Paid : _____

Apt. Size: _____ U/D _____ G _____

_____ Approved _____ Declined

Move in date: _____

Security Dep Paid: _____ Apt. #: _____

PERSONAL

APPLICANT: _____ EMAIL: _____

PHONE# _____ RELATIONSHIP STATUS: S M D **EACH APPLICANT MUST PROVIDE A COPY OF STATE**

BIRTH DATE: _____ SS# _____ **ISSUED PHOTO ID WITH COMPLETED APPLICATION**

CO-APPLICANT: _____ EMAIL: _____

PHONE# _____ RELATIONSHIP _____ **EACH APPLICANT MUST PROVIDE A COPY OF STATE**

BIRTH DATE: _____ SS# _____ **ISSUED PHOTO ID WITH COMPLETED APPLICATION**

CURRENT & PREVIOUS ADDRESSES (RENTAL REFERENCES ARE REQUIRED)

APPLICANT)

Present
Address _____ City _____ State _____ Zip _____ Dates _____ Rent/ Mortgage
Mo. Payment: _____

Present
Landlord _____ Address _____ ZIP _____ Phone(____) _____

Is Present Rent up to date? Yes No Have You Given Notice? Yes No Have you been asked to leave? Yes No

Previous
Address _____ City _____ State _____ Zip _____ Dates _____ Rent/ Mortgage
Mo. Payment: _____

Previous
Landlord _____ Address _____ ZIP _____ Phone(____) _____

Was rent up to date? Yes No Did you give notice? Yes No Were you asked to leave? Yes No

(CO-APPLICANT, If different address)

Present
Address _____ City _____ State _____ Zip _____ Dates _____ Rent/ Mortgage
Mo. Payment: _____

Present
Landlord _____ Address _____ ZIP _____ Phone(____) _____

Is Present Rent up to date? Yes No Have You Given Notice? Yes No Have you been asked to leave? Yes No

Previous
Address _____ City _____ State _____ Zip _____ Dates _____ Rent/ Mortgage
Mo. Payment: _____

Previous
Landlord _____ Address _____ ZIP _____ Phone(____) _____

Was rent up to date? Yes No Did you give notice? Yes No Were you asked to leave? Yes No

ADDITIONAL OCCUPANTS (UNDER THE AGE OF 18)

NAME (first/last)	RELATIONSHIP	DOB	NAME (first/last)	RELATIONSHIP	DOB
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PETS

YES NO If yes, please give details (# of pets, types, breed and weight) _____

APPLICANT:

EMPLOYER _____ Dates _____ PREVIOUS EMPLOYER _____ Dates _____

Street/City _____ Street/City _____

What do you do? _____ What did you do? _____

Supervisor _____ Hrs. Worked _____ Phone(____) _____ Supervisor _____ Hrs. Worked _____ Phone(____) _____

CO-APPLICANT:

EMPLOYER _____ Dates _____ PREVIOUS EMPLOYER _____ Dates _____

Street/City _____ Street/City _____

What do you do? _____ What did you do? _____

Supervisor _____ Hrs. Worked _____ Phone(____) _____ Supervisor _____ Hrs. Worked _____ Phone(____) _____

PERSONAL

RENTAL HISTORY

PETS

EMPLOYMENT

INCOME

APPLICANT: Please provide 4 of your most recent paystubs **NET PAY (BRING HOME)**

Current Income \$ _____ Weekly/Bi-Weekly/Monthly/Yearly Source of Income: _____

CO-APPLICANT: Please provide 4 of your most recent paystubs **NET PAY (BRING HOME)**

Current Income \$ _____ Weekly/Bi-Weekly/Monthly/Yearly Source of Income: _____

TOTAL DEBT: *List below all monthly bills below including car payments, cell phone, insurance, credit cards, medical bills, etc.*

CREDITORS NAME	PAYMENT AMOUNT	CURRENT (circle one)	
Including Cell Phone	_____	YES	NO
Including Vehicle Insurance	_____	YES	NO
_____	_____	YES	NO
_____	_____	YES	NO
_____	_____	YES	NO
_____	_____	YES	NO
_____	_____	YES	NO
_____	_____	YES	NO

ADDITIONAL CONTACT INFORMATION REQUIRED

Relative _____ Relation _____ Full Address _____ Phone(____) _____

Non-Relative _____ Full Address _____ Phone(____) _____

Explain any "YES" answers with names and details.

Has any signer ever had bills in collection?	Yes	No	Has any signer ever been sued for eviction?	Yes	No
Has any signer ever been bankrupt?	Yes	No	Has any signer ever had criminal charges filed against them?	Yes	No
Has any signer ever broken a lease?	Yes	No	Is the total move-in amount available now? (Rent & Deposit)	Yes	No

Comments: _____

HOW DID YOU HEAR ABOUT US? _____

Applicant Authorization and Consent for Release of Information: (Please read carefully)

The undersigned Applicant hereby represents all statements provided are true, accurate and complete, and authorizes Emmert Property Management (Manager) to verify information provided. Applicant further authorizes Manager or its authorized agent to obtain credit reports, criminal background checks, rental history and employment history verifications, litigation searches, character reports, and any other information deemed necessary to verify any information set forth in this Application, and authorizes persons, current and former employers, and other organizations and Agencies to provide Manager or its authorized agent with all information that may be requested. Applicant agrees that any copy of this document is as valid as the original. Applicant hereby agrees to forever release and discharge the property owner, Manager and their authorized agents and employees, in the fullest extent permitted by law, from any claims, damages, losses, liabilities, costs and expenses (including attorney's fees), or any other charge or complaint filed with any agency arising from the retrieval and/or reporting or information.

Applicant understands the deposits and fees paid in connection with this Rental Application include (I) a non-refundable Application Fee, and (II) based upon approved Rental Application, a Security Deposit. This Application is preliminary only and does not obligate Owner or Manager to execute a Rental Agreement or deliver possession of any premises. No representations, promises or agreements as to occupancy, date of possession, alterations or decorations have been made except as expressly provided herein. Manager has the right to reject this Application and return any deposit, less the non-refundable Application Processing Fee, at any time prior to the signing of the Rental Agreement.

ANY RENTAL AGREEMENT WITH APPLICANT WILL NOT BECOME EFFECTIVE UNTIL THIS APPLICATION IS APPROVED BY MANAGEMENT. Title VIII of the Civil Rights Act of 1968, as amended, makes discrimination based on race, color, religion, sex, national origin, disability or familial status illegal in connection with the rental of most housing. EQUAL OPPORTUNITY ACT: The Federal Credit Opportunity Act prohibits creditors from discriminating against credit application based on sex or marital status. The Federal agency which administers compliance with this law concerning this company. Equal Credit Opportunity Federal Trade Commission, Washington DC 20580. AFFORDABLE HOUSING REQUIREMENTS: All compliance documents must be completed and verified prior to move-in.

**** I understand all Emmert Property Management Apartments are non-smoking.**

**** I understand this application is valid for 60 days only. After 60 days, a new application along with applicable fees will be required.**

**** I understand application fees are non-refundable.**

X _____ Date _____ X _____ Date _____
SIGNATURE OF APPLICANT SIGNATURE OF CO-APPLICANT

If you have a question about the interpretation or legality of this form please consult an attorney or other qualified person.