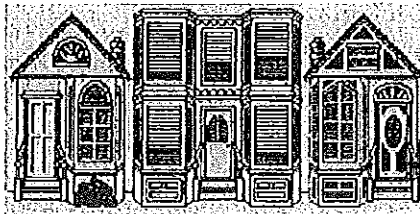




RENTAL APPLICATION GUIDELINE

- There is a credit check fee of \$30.00 per application. This money is non-refundable. This money must be paid in full before the application(s) can be ran. Our office will only accept CASH or MONEY ORDER when paying for the application(s). Our office DOES NOT carry charge, monies must be in exact amount.
- Each adult, person over the age of 18, must complete and sign his/her own application. Unless power of attorney is present, in which case the applicant will need to provide our office with written proof of that transaction.
- Our office requires you to provide us with all of your past and current landlords/rental agencies phone numbers and names that you have rented from in the past 5 years. If numbers are not given to us your application will take longer then 24 hours to process or it will be denied.
- Applicants must show proof that his/her income is 2 1/2 times the amount of the rentals monthly rent. The applicant must also provide us with phone numbers to employers. If self employed- a copy of your tax return and scheduled C & 1040 is required.
- A copy of your driver's license/identification card and social security card is required.
- The application(s) cannot be processed without a social security number.
- Applicants with *evictions, judgments, tax liens, questionable credit, and/or bad rental history* will be denied.
- Child support or any other unreported cash will not be considered as income.
- APPLICATIONS WILL NOT BE REVIEWED IF ALL OF THE ABOVE IS NOT SUBMITTED.
- THE APPLICATION PROCESS TAKES BETWEEN 24 & 48 HOURS, NOT INCLUDING WEEKENDS. OUR OFFICE WILL CONTACT YOU ONCE YOUR APPLICATION HAS BEEN COMPLETELY PROCESSED.



AREA RENTALS

"A Property Management Group"
508 Barstow Road • Barstow, CA 92311
(760) 256-1001 • Fax (760) 256-7374



I. APPLICATION TO RENT

THIS SECTION TO BE COMPLETED BY APPLICANT. A SEPARATE APPLICATION IS REQUIRED FOR EACH OCCUPANT 18 YEARS OF AGE OR OVER, OR AN EMANCIPATED MINOR.

Premises Information:

Application to rent property at: _____
Rent: \$ _____ per _____ Proposed Move in Date: _____

Personal Information:

____ Tenant ____ Tenant with co-tenant(s) or ____ Guarantor/Co-Signor

First Name: _____ Middle Initial: _____ Last Name: _____

Social Security Number: _____ Date of Birth: _____

No SSN, are you in the U.S. on a Visa? ____ Yes ____ No Visa Number: _____ Exp. Date _____

Driver's License Number: _____ Driver's License State: _____

Phone Number: Home: _____ Work: _____ Other: _____

Occupant Information:

[] Same As Primary Applicant

Name & SSN: _____ Date of Birth: _____ Relationship: _____

Name & SSN: _____ Date of Birth: _____ Relationship: _____

Name & SSN: _____ Date of Birth: _____ Relationship: _____

Name & SSN: _____ Date of Birth: _____ Relationship: _____

Residence Information:

[] Same As Primary Applicant

Current Street Address: _____ Suite or Apt. _____

City: _____ State: _____ Zip Code: _____

Name of Landlord/Manager: _____ Contact Phone: _____

Type: (Circle One) Rent Own Other _____ Dates of Residency: From _____ To _____

Monthly Payment: _____ Reason For Leaving: _____

Previous Street Address: _____ Suite or Apt. _____

City: _____ State: _____ Zip Code: _____

Name of Landlord/Manager: _____ Contact Phone: _____

Type: (Circle One) Rent Own Other _____ Dates of Residency: From _____ To _____

Monthly Payment: _____ Reason For Leaving: _____

Employment Information/Additional Income:

Current Employer: _____ Position: _____

Address: _____ City: _____ State: _____ Zip Code: _____

Monthly Income: _____ Dates of Employment: From _____ To _____

Name of Supervisor: _____ Phone Number: _____

Previous Employer: _____ Position: _____

Address: _____ City: _____ State: _____ Zip Code: _____

Monthly Income: _____ Dates of Employment: From _____ To _____

Name of Supervisor: _____ Phone Number: _____

If there are any other sources of income you would like us to consider, please list source and income amount.

Sources of Additional Income: _____ Amount: _____

Vehicle Information:

Vehicle Make/Model: _____ Year: _____ Color: _____

License Plate Number: _____ State: _____

Other Vehicles: _____

Pet Information:

Do You Own Any Pets? Yes No Do You Have Any Service Animals? Yes No [] Same As Primary Applicant

If Yes, How Many? _____ Type _____ Breed _____ Color _____ Weight _____

Pet(s) Name(s): _____

Emergency Contact:

First Name (not an occupant): _____ Last Name: _____

Current Address: _____ City: _____ State: _____ Zip Code: _____

Relationship: _____ Phone Number: _____

Personal References:

First Name: _____ Last Name: _____

Current Address: _____ City: _____ State: _____ Zip Code: _____

Relationship: _____ Phone Number: _____

First Name: _____ Last Name: _____

Current Address: _____ City: _____ State: _____ Zip Code: _____

Relationship: _____ Phone Number: _____

Other Information:

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

If Yes, When, Where, Explain _____

Has Applicant or any proposed occupant ever been convicted of or pleaded no contest to a felony? No Yes

If Yes, When, Where, Explain _____

Have you ever been evicted, asked to move, or left owing a balance? Yes No

If Yes, Explain _____

Have you willfully or intentionally refused to pay rent when due? _____

Applicant Understands and agrees: (I) this is an application to rent only and does not guarantee that the applicant will be offered the Premises; and (ii) Landlord or Manager or Agent may accept more than one application for the Premises and, using their sole discretion, will select the best qualified applicant.

Applicant certifies that all the information on this Application is accurate and authorizes Management and it's employees and agents to verify all such information and to review Applicant's rental, credit and financial history and other background information. All holders of any such information are hereby authorized to release such information to Management and can be provided with a photo copy or fax copy of this authorization. This credit report may be provided to government agencies, including law enforcement agencies and may be used for collection purposes. Applicant releases Management and it's employees and agents and all law firms or person investigating or providing information from any liability whatsoever concerning the release and/or use of such information and will defend and hold them harmless from any claim or suit by any person.

Applicant understands that the screening fee of \$25.00 is **NON-REFUNDABLE** and will be used to review Applicant's rental, credit and financial history and other background information.

If the application is not fully completed, or received without a screening fee: (I) the application will not be processed, and (ii) the application and any screening fee will be returned.

Applicant _____ Date _____

II. SCREENING FEE

THIS SECTION TO BE COMPLETED BY LANDLORD, MANAGER, OR AGENT.

Applicant has paid a nonrefundable screening fee of \$25.00, applied as follows. The screening fee may not exceed \$30.00 (adjusted annually from 1-1-98 commensurate with the increase in the Consumer Price Index.)

\$ 19.00 for credit report prepared by First Advantage
\$ 6.00 for processing.

The undersigned has read the foregoing and acknowledges receipt of a copy.

Applicant Signature Date _____

The undersigned has received the screening fee indicated above.

Landlord or Manager or Agent Signature Date _____

FOR OFFICE USE ONLY:

Summary of Monthly Rent Charges:

Rental Amount: _____

Additional Rent: _____

Utility Charge: _____

Total Rent/Charges: _____

First Month Proration: _____

Applicant Cancellation Reason: _____

Approved/Declined By: _____

Summary of Deposits:

Security Deposit: _____

Pet Deposit: _____

Term:

Lease Begin Date: _____

Lease End Date: _____

Move In Date: _____

Cancellation Date: _____

Approval/Declined Date: _____