

Professional Property Management Company APPLICATION AGREEMENT FOR APARTMENT LEASE

OFFICE USE ONLY

Date _____ TRW _____ Amt. Paid with Application _____ Security Deposit _____
Rental Rate _____
Complex _____ Non-Refundable _____ Balance Due _____
Building Address _____ Date of Approval _____ Cancellation _____
Apt. # _____ Bedrooms _____ Date of Move-In _____

How did you hear about us? _____

GENERAL INFORMATION

Name _____ Date of Birth _____ Social Security Number _____

Present Street Address _____ City _____ State _____ Zip _____

Current Telephone Numbers: Home _____ Work _____ Cell _____

Email Address _____ Drivers License No./State OR Govt. Issued Photo ID No. _____

Vehicle Year, Make, Model & Color _____ License Plate Number _____

Person to Notify in Case of Emergency _____ Address _____ City _____ Telephone Number _____

OCCUPANTS: List all other persons that will be living with you

First and Last Name _____ Sex _____ Birthdate _____

First and Last Name _____ Sex _____ Birthdate _____

EMPLOYMENT & INCOME INFORMATION:

Employer Name _____ Years Employed _____

Employer Address _____ City _____ State _____ Zip _____

Supervisor's Name _____ Telephone Number _____ Email Address _____

Position Held _____ Dates of Employment _____ Gross Monthly Income _____

(If employed by the above for less than one (1) year, complete previous employer information.)

Previous Employer Name _____ Years Employed _____

Previous Employer Address _____ City _____ State _____ Zip _____

Supervisor's Name _____ Telephone Number _____ Email Address _____

Position Held _____ Dates of Employment _____ Gross Monthly Income _____

Please describe other sources of monthly income and gross monthly amounts you would like us to consider: _____

BANKING INFORMATION:

Name of Bank(s) _____ Telephone Number _____ Email Address _____

Bank(s) Address _____ Account Numbers: Checking _____ Savings _____

RENTAL HISTORY:

Current Landlord Name _____

Current Landlord Address _____ City _____ State _____ Zip _____

Current Landlord Telephone Number(s) _____ Email Address _____

Residence Address and Unit Number _____ City _____ State _____ Zip _____

Dates of Tenancy: Beginning _____ Ending _____ Reason for Leaving/Moving _____

(If a resident at the above for less than one (1) year, complete previous rental information.)

Previous Landlord Name _____

Previous Landlord Address _____ City _____ State _____ Zip _____

Previous Landlord Telephone Number(s) _____ Email Address _____

Residence Address and Unit Number _____ City _____ State _____ Zip _____

Dates of Tenancy: Beginning _____ Ending _____ Reason for Leaving/Moving _____

OTHER RENTAL/CREDIT/CRIMINAL HISTORY:

Have you ever filed for bankruptcy? Yes No

If yes, please explain and list date(s)/discharge information: _____

Have you ever been evicted from a tenancy? Yes No

If yes, please explain and list the relevant Landlord/Residence information and describe the circumstances: _____

Have you ever intentionally refused to pay rent when due? Yes No

If yes, please explain and describe the circumstances: _____

Have you ever moved out of a rental property prior to the end of the lease without the owner's consent? Yes No

If yes, please explain: _____

Have you ever been sued for property damage? Yes No

If yes, please explain: _____

Have you ever been charged, detained or arrested for a felony or misdemeanor involving a controlled substance, violence to another person, destruction of property or a sex crime that was resolved by conviction, probation, deferred adjudication, court ordered supervision or other pretrial diversion program? Yes No

If yes, please explain: _____

AGREEMENT

In consideration of this application being considered and processed, Applicant hereby agrees to tender a **nonrefundable** application fee of \$25.00.

If Landlord approves this application, Applicant agrees to tender the full amount of the security deposit for the apartment unit within twenty-four (24) hours of written notification of said approval. If Applicant fails or refuses to execute the written Apartment Lease Agreement, Applicant understands and agrees that the entire security deposit will be forfeited as liquidated damages. Applicant's agreement to forfeit liquidated damages is in recognition that damages in some measure will be caused by its failure or refusal to proceed; the exact amount of such damages would be difficult to quantify, and the amount of liquidated damages is reasonably related to the probable actual damages.

Applicant understands and agrees that if there is a change in any of the information contained in this application, Applicant will notify the Landlord or Property Manager within ten (10) days of such change. Furthermore, Applicant has read and agreed to all provisions of this application and fully understands the terms and conditions contained herein. Applicant understands that this application is part of the Apartment Lease Agreement. Applicant hereby authorizes Professional Property Management Company, through its representatives to make any necessary investigation as to the information contained herein, which investigation may include, but may not be limited to, a credit report, verification of employment, past rental history, criminal records and background search(es). Applicant, therefore, consents to this investigation, and certifies that all stated facts herein are true, and it is understood and acknowledged that any misrepresentation or omission may be cause for the Landlord or the Property Manager to reject this application and/or terminate the Applicant's ensuing occupancy of the apartment unit. Applicant understands that the name of the reporting agency providing this information may be requested. The undertakings, representations and warranties contained in this Agreement and application will continue, even after the execution of the Apartment Lease Agreement. No tenancy shall be created by this application until an Apartment Lease Agreement is executed by Landlord and Tenant.

APPLICANT:

(Signature required for processing)

Signature: _____

(Print Name) _____

LANDLORD:

By: Professional Property Management Company, as agent
for Landlord

Name: _____

Title: _____