

# Penningroth Apartments



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## RENTAL APPLICATION

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### **BASIC RENTAL CRITERIA:**

All applicants must be at least eighteen (18) years of age or older. All prospective tenants must complete a rental application, pay an application fee of \$30.00, & submit proof of income. The non-refundable application fee \$30 must be paid & proof of income submitted before the processing of the application can begin. Applicant must have verifiable current employment or income with a gross monthly income of at least three (3) times the rental rate. Should the tenant not have any income a Guarantee Agreement (co-sign) form must be completed by the person who will be paying rent. A lease guarantor (co-signer) must provide six (6) times the monthly rental amount. Should the applicant be self-employed you must provide a copy of the previous year's tax return. Any applicant with questionable rental history, credit, a felony charge, or a prior eviction may be subject to denial of application. Medical collection accounts may be the only exception in determining acceptable credit. Personal bankruptcies shall be allowable as long as the applicant meets all other qualifications and criteria and has re-established a good credit rating/standing. Applicants must consent to a background and criminal investigation search. Criminal charges and/or convictions may be grounds for denial.

### **RENTAL PROPERTY YOU'RE INTERESTED**

Rental Property Name & or Address: \_\_\_\_\_

Number of Bedrooms: \_\_\_\_\_

### **APPLICANT INFORMATION**

Applicants Full Name: \_\_\_\_\_

Email Address: \_\_\_\_\_

Phone Number: \_\_\_\_\_

Date of Birth: \_\_\_\_\_

Social Security Number: \_\_\_\_\_

Current Address: \_\_\_\_\_

Current address & rental amount: \_\_\_\_\_

Current Landlord Name & Phone #: \_\_\_\_\_

**APPLICANT EMPLOYMENT**

Current Employer: \_\_\_\_\_

Current Supervisor Name: \_\_\_\_\_

Current Employer Address: \_\_\_\_\_

Current Employer Telephone: \_\_\_\_\_

Position Held: \_\_\_\_\_

Period of Time Employed: \_\_\_\_\_

Applicant Gross Monthly Income: \_\_\_\_\_

**VEHICLE INFORMATION**

Vehicle year, make, & model: \_\_\_\_\_

License plate # & State: \_\_\_\_\_

**PERSONAL HISTORY**

**Have you ever been evicted?**            Yes            No

If yes, when and why?

**Have you ever been convicted of a crime?**            Yes            No

If yes, when and describe:

**EMERGENCY CONTACT**

Full Name: \_\_\_\_\_

Relationship: \_\_\_\_\_

Phone Number: \_\_\_\_\_

Address: \_\_\_\_\_

## APPLICANT CERTIFICATION

I (print name), \_\_\_\_\_, certify that the information provide in this Rental Application is true and correct to the best of my knowledge as of the date set forth below. I acknowledge that the Landlord shall rely on the information contained herein and I authorize the Landlord to verify any or all information provided.

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(Signature of Applicant)

(Date)

## DISCLOSURE AND AUTHORIZATION FOR BACKGROUND INVESTIGATION

I hereby authorize, **Ashley Ballard**, the Landlord to whom I am making the Rental Application, to obtain a consumer and background report. A "consumer and/or background report" includes any information as to my credit worthiness, credit standing, credit capacity, character, general reputation, personal characteristics, or mode of living. I understand this consumer or background report may include inquiries regarding my work history, personal financial status and credit history, court records, including criminal conviction record, as permitted by law, and driving history. I hereby authorize all previous employers, landlords, educational institutions, consumer reporting agencies and other persons or entities having information about me to provide such information to **Ashley Ballard**. I understand that approval of my Rental Application maybe contingent upon the outcome of my background check, and that this Disclosure Authorization is not meant as an approval of the Rental Application. I have received and read the "Disclosure" regarding **Ashley Ballard's** right to procure a consumer and background report.

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(Signature of Applicant)

(Date)