

## Guidelines for Applying for Rental Property

Completed Residential Lease Application for any occupant 18 and older that will reside in the home (regardless of employment status)

Copies of:

1. Driver's License or State Issued ID
2. Social Security Card or Passport
3. 3 Months of Paystubs reflecting Year-to-Date earnings OR Offer Letter if starting a new job
4. Pictures of Pets
5. Signed and Dated Tenant Selection Criteria Form

Please Note: Rent is \$1450 per Month. Rent includes \$150 per month for water, sewer, trash and yard maintenance.

If approved, security deposit of \$1650 is due within 48 hours.

Security Deposit includes \$200 for garage and gate remote openers – Refundable upon surrender at move out.

Landlord requires Security Deposit and First Month's Rent to be paid by cashier's check or money order. Mailbox key is the tenant's responsibility.

Move in date can be no more than 30 days from approval. Prorated rent of less than 10 days will be due at time of move in along with first month's rent. Prorated rent of greater than 10 days will be due on the first day of the month of the following month. Note: All payments in certified funds

Pets: Case-By-Case Basis

Pet deposit is \$350 per pet – Non-Refundable

Landlord requires a credit score of 600 minimum, Income 3x rent, Clean background, No evictions / broken leases.

Landlord will run credit and background checks. Application Fee is \$45 per lease applicant.

Application Fees are paid by Money Order, Cashier's Check or Cash

Tenant required to meet landlord upon lease execution.

*Please note that paying the application fee and landlord receiving credit, background and criminal reports DOES NOT guarantee acceptance.*

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