

# Rental Requirements

*To begin the application process, we will need the following items:*

A. **Rental Application** (required of anyone residing at the property, who is over the age of 18) that

included:

1. Information About Brokerage Services IABS
2. Broker Notice to Buyer and Tenant
3. Tenant Representation Agreement
4. Residential Lease application (Without filing the property, rent and deposit information, unless the property have been chosen)

B. A copy of your **Driver's License** or Passport for internationals

C. 2 Months **Paystubs** from the person who signs the contract (You must make 3x the gross monthly rent before taxes).

D. A copy of the current **W9**

Upon Landlord approval, you will receive an email and a link from [mysmartmove.com](http://mysmartmove.com). Background check runs your rental, criminal, and credit history. It is a **\$45** application fee per applicant, paid online directly to [mysmartmove.com](http://mysmartmove.com).

After, we have an application and background check; we will accept the Security Deposit. Security Deposit is equal to 1st Month's Rent. Full deposit will hold the home in your name until move-in. 1<sup>st</sup> months' rent will be paid in full before the keys can be given out.

*Thank you for your interest in a rental home.*

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IABS

<http://members.har.com/mhf/terms/dispBrokerInfo.cfm?sitetype=aws&cid=641120>

<https://www.trec.texas.gov/sites/default/files/pdf-forms/CN%201-2.pdf>