
Tenant Screening Criteria

Trans Union – Smart Move will be used for background check

General Information

- No-Government Assisted Programs accepted
- No history of eviction
- Must not owe another landlord money
- All information on the application must be verifiable

Employment History

- Minimum of 3 times the rent in monthly income
- Verifiable employment
 - Current position for 2 years
 - Might consider less based on work history

Rental History

- Last 2 years – Minimum
 - Less maybe considered with additional deposit

Criminal History

- No felonies
 - Crimes against people or property
 - Crimes involving the use, manufacture, sale or distribution of controlled substances
 - Crimes involving solicitation or prostitution
 - Gun Possession
- No convictions of any kind last 5 years
- At the property owner's discretion, an applicant that has a minor offense on his/her record may qualify.

Credit History

- Open credit accounts must be current
- Credit scores below 550 may not be approved or may require additional security deposit.

Pets – Case by Case

- 20 Pounds or less full grown
- Maximum of two pets
- \$400 Pet Deposit per pet (refundable)

I have read and understand the tenant screening criteria. I understand that the criteria is set by the property owner and can change at any time without notice.

Applicant Signature

Date

Premium Management, Inc.
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