

LEASE APPLICATION INSTRUCTION

Prior to submitting a lease application please discuss the following with your tenant clients.

- Lease requirements:
 - provable income at least 3x rent,
 - credit score 680+ (lower credit scores may require first and last month rent upfront)
 - no prior evictions,
 - no broken leases, and
 - no criminal record
- Please do not leave any blanks on the application, put N/A if not applicable.
- House condition is AS-IS, any repair requests must be on the lease application to be considered.
- Submit fully signed application package proof of income, COLOR copies of ID and SSN
- \$40 NONrefundable each applicant 18+ for credit and background check
- Tenants must maintain Renters Insurance and have it Active prior to moving in.
- Tenant responsible for repair deductible (\$100 per occurrence pay directly to the repair person) for each systems and appliances breakdown AFTER 14 days move in. Landlord to pay the rest.
- We receive an overwhelming amount of lease applications from different agents, so please include all docs required in ONE SINGLE email, as we have no time to search for your multiple emails. **Missing or incomplete application packages will not be considered.**
- Email lease applications to listing agent TylerTranRE@Gmail.com