



Please submit the below information with the tenant application.

1. Personal requirement: Full application for all tenant 18+ (signed), Photo of Driver license, Copy of SSN Card
2. Income requirement: 3x income to rent ratio, 620+ credit score, if lower than 550, like impacted by student loan, then excellent payment history is needed. More deposits may be required. Copy of most recent pay stubs – the last 2 months (4 paystubs if paid biweekly). For self-employed tenants, a copy of tenants' last 2 year tax return is needed.
3. We must check criminal and eviction history and do not accept applicants convicted of any felony. We do not accept applicants with eviction reports. Each applicant needs to pay \$42.00 (non-refundable fee) for a credit check via [mysmartmove.com](http://mysmartmove.com). Once we receive all tenants' applications with emails (every tenant needs a separate email address), we will send the links to tenants' emails.
4. No pets allowed unless approved by the landlord. 1 month rent Pet Deposit (\$200 non-refundable)
5. No Smoking inside of the house.
6. Once the lease is signed, money order or wire for security deposit will be paid within 2 days, to the landlord.
7. 1st month's rent to be paid to the listing broker in the form of cashier's check prior to keys being released, a minimum of 2 days before the lease commences.

**SIGNING THIS ACKNOWLEDGEMENT INDICATES YOU HAVE REVIEWED THE TENANT SELECTION CRITERIA. IF YOU DO NOT MEET THE SELECTION CRITERIA OR PROVIDE INACCURATE/INCOMPLETE INFORMATION, YOUR APPLICATION MAY BE REJECTED AND APPLICATION FEE WILL NOT BE REFUNDED.**

Please send application to [ariannaw@houseinhouston.com](mailto:ariannaw@houseinhouston.com) and [wangsassistant@gmail.com](mailto:wangsassistant@gmail.com)

PROSPECTIVE TENANT PRINT AND SIGN: DATE

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