



## Tenant Selection Criteria

These criteria are provided concerning the Property situated at the following address:

\_\_\_\_\_ [Street Address]

\_\_\_\_\_ [City, State, Zip]

In accordance with **Texas Property Code Section 92.3515**, these Tenant Selection Criteria are provided to you. The following criteria form the basis upon which the Landlord will evaluate your application for leasing the Property.

By submitting your application, you acknowledge that the Landlord reserves the right to deny your application or take other adverse actions if deemed necessary, including requiring a co-signer, additional deposit, or adjusting rent. You will be notified if your application is denied or if adverse actions are taken based on information from your credit report or score.

**1. Criminal History:** The Landlord will conduct a criminal history check based on the information provided in your Lease Application. This information may influence the Landlord's decision to lease the Property to you.

**2. Previous Rental History:** Verification of your previous rental history will be conducted using the information provided in your Lease Application. Failure to provide accurate information or providing unverifiable details may affect the Landlord's decision.

**3. Current Income:** The Landlord may request verification of your income as stated on your Lease Application. The sufficiency of your income, along with its verification, may impact the Landlord's decision to lease the Property to you, considering the rental amount.

**4. Credit History:** A Credit Reporting Agency (CRA) report will be obtained to verify your credit history. The Landlord's decision may be influenced by information from this report. You will be notified if your application is denied based on credit report information.

**5. Failure to Provide Accurate Information in Application:** Failure to provide accurate or verifiable information in your application may be considered by the Landlord when evaluating your suitability as a tenant.

I have read and understand the Tenant Selection Criteria provided above.

Signature: \_\_\_\_\_ Date: \_\_\_\_\_