



TEXAS LIVING

C O M P A N Y

Rental Requirements

Here at Texas Living Company we value your time and peace of mind. Please following the checklist to help aid in a smooth transaction. Remember, penmanship and accuracy goes a long way!

Minimum Requirements

- Must have a gross income 3x rental rate (\$2,700.00 x 3 = \$8,100/mth. income)
- Credit – Minimum 620+ (may submit if slightly less, but will need to include a written verifiable explanation)
- Good Rental History – No evictions, No late payments (may submit a written letter with a verifiable explanation)
- No Criminal Convictions
- Must pass credit, criminal and background checks
- No short term leases

When submitting each application:

- Clear copy of Driver's License for all occupants over 18 years of age
- Last 3 Paycheck Stubs (or last 2 years Federal Tax Returns, if Self-Employed)
- Completed and TREC/TXR-2003 Signed Application for each occupant over 18 years old (Realtor to provide form)

Pets:

- Provide pictures of pet(s).
- Case by Case, but landlord reserves the right to meet pet and decided in person if required.
- No barkers, biters, diggers or aggressive.
- \$500.00 Pet Deposit, (Part of the pet deposit is non-refundable, less any damage upon move-out)

Security Deposits:

- \$2,700.00 Security Deposit (Refundable, less any damage upon move-out)

Other:

- Tenant agrees to abide by neighborhood Deed Restrictions and Rules of Occupancy <https://newterritory.org/ResourceCenter/12798~113727>
- \$44.00 application fee for each occupant over 18 years old

This form MUST be checked, signed and completed before we can submit your application.

Tenant Date

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