

Landlord Criteria

1. At least one applicant must provide same employment for 1 year verification and make at least 2.5x the one month's rent
2. Applicants must provide a copy of the last three months of pay stubs
3. All applicants over the age of 18 must fill out the TXR lease application and provide valid DL
4. NO SMOKING of any kind including Vape.
5. No Felonies allowed
6. IF applications are accepted Landlord will provide link for background check and fee will be paid upon registration
7. Tenant will be responsible for all utilities
8. Tenant will be responsible for repairs to refrigerator, washer and dryer, and any repairs that they were responsible for
9. Rent will be due day 1 of each month
10. Late fee after the 5th day of each month
11. No subletting
12. Landlord will take care of lawn.
13. Renter must carry renter insurance.
14. Pet case by case, must be 20lb or smaller \$200 nonrefundable pet fee with \$25 a month pet rent.
15. Renter responsible for filling Propane Tank-PICO Gas 281-585-0705

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