

RENTAL APPLICATION

(Non-Refundable Credit Application Fee) (Single - \$25.00) (Married Couple with same last name \$35.00)
(If your check is returned for insufficient funds you will be charged a \$35.00 fee and we will file bad check charges against you at the Magistrate's Office) **Fee collected: \$_____ Form of payment: _____**

_____ **Copy of Social Security Card** (All Adults need to provide) _____ **Copy of License** (All Adults need to provide) _____ **Copy of Current Pay Stubs** (At least show 1 month worth - All Adults)

ADDRESS OF PROPERTY YOU ARE APPLYING FOR: _____
HAVE YOU RENTED THROUGH GINNY L. REICHART REALTY, INC. IN THE PAST? _____
IF YES - ADDRESS OF PROPERTY _____

Applicant Name: _____ **Birth Date:** _____ **SSN:** _____
Co-Applicant Name: _____ **Birth Date:** _____ **SSN:** _____
Telephone Number: (Cell 1) _____ (Cell 2) _____ (Home) _____
E-mail Address: 1: _____ 2: _____

Names & Ages of Persons to occupy unit: _____

Present Address: _____ **Rent or Own**
Resident at Present address from: _____ **to** _____ **Payment per Month:** _____
If Renting Name of Landlord: _____ **Landlord Number** _____
Do you have a Current Lease? _____ **Expiration Date:** _____

Previous Address: _____ **Rent or Own**
Resident at Previous address from: _____ **to** _____ **Payment per Month:** _____
If Renting Name of Landlord: _____ **Landlord Number** _____

When can you take Possession of this Rental Unit? DATE: _____ **OR 30 DAYS 60 DAYS**

Applicant Currently Employed by: _____ **How Long?** _____
Employment Address: _____
Employment Phone# _____ **Position** _____
Net Income \$ _____ **Employment Contact Person** _____

Co-Applicant Currently Employed by: _____ **How Long?** _____
Employment Address: _____
Employment Phone# _____ **Position** _____
Net Income \$ _____ **Employment Contact Person** _____

Reference Name: _____ **Phone #** _____
Address: _____

Person to contact in case of EMERGENCY: _____ **PHONE#** _____

Name of your Bank: _____ **Have you ever filed for Bankruptcy?** _____
Have you ever been evicted? _____ **Have you ever willfully refused to Pay Rent?** _____
Do you have any Pets? _____ **If yes, what breed and weight?** _____

I/WE CERTIFY THAT WE HAVE READ AND UNDERSTAND THE OTHER SIDE OF THIS APPLICATION PAGE AND THAT THE ABOVE INFORMATION IS TRUE AND CORRECT AND I/WE AUTHORIZE GINNY L. REICHART REALTY, INC. TO OBTAIN AND/OR VERIFY MY CREDIT REPORT, EMPLOYMENT REFERENCES, AND TENANCY REFERENCES. THIS APPLICATION IS NOT A GUARANTEE OF TENANCY.

Applicant Signature

Date

Applicant Signature

Date



Ginny L. Reichart Realty, Inc.
Property Rentals / Property Management
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Web address: www.GLRRENT.com Email: Ginny_Reichart@yahoo.com

APPLICATION PROCESS

CONSUMER NOTICE THIS IS NOT A CONTRACT

Ginny L. Reichart Realty, Inc. hereby states that with respect to all rental properties we advertise and show as available for rent, all Agents in our office are acting in capacity of an agent of the Owner/Landlord pursuant to a property management or exclusive leasing agreement.

I acknowledge that I have received this Notice:

Date: _____
Consumer Signature Consumer Signature

I certify that I have provided this Notice: _____
Licensee Signature Date

This letter was composed so the applicant has a clear understanding of how a tenant is chosen to rent one of the rental properties we have available for rent.

Ginny L. Reichart Realty, Inc. Property Rentals/Property Management does not own any of the rental units in which we rent, we offer a service to owners/landlords of rental properties to place tenants in their units for a fee.

Our job is to advertise, show, and screen applicants for the owner/landlord of the rental unit.

After we receive your application in our office for a particular unit, the owner/landlord of that unit is called by our office to discuss the application and the owner/landlord of that unit makes the final decision. The owners/landlords are usually looking for a credit score of **600** or above but the owner/landlord **may** accept a Last Month's Rent for lower credit scores. The Last Month's Rent is Pre-paid and only used at the expiration of the Lease Agreement when tenant vacates the rental property after giving the landlord a written 60 Day Notice to Vacate.

Please note: some of our rental units will accept small pets and usually the weight limit is **25** pounds. The fee for pets is **\$200.00** which is Non-Refundable and **\$25.00** extra a Month in rent. But **if** owner/landlord accepts a larger pet then the pet fees may increase.

After the decision process has been completed you will be notified by phone within 2 to 5 days to discuss your application. Please be aware that some owners/landlords can take longer to decide on an application. If approved by owner/landlord then the First Month's Rent is required to secure the rental unit, and payment must be in the form of a Money Order or Certified Check.

All credit applications may be used to apply for any of our rental units and is valid for a period of six months.

All application fees are Non-Refundable as we incur processing charges and a charge from the credit company to pull your credit report. Thank you for applying with Ginny L. Reichart Realty, Inc. Property Rental/Property Management.