



RENTAL APPLICATION

(Office Use Only)

Date Shown

Leasing Agent

Property Address _____	Proposed Move In Date: ____/____/____
Rental Amount \$ _____	Deposit Min/Max \$ _____
Lease Term: _____	Additional Deposit \$ _____
Move In Special: _____	Pet Rent \$ _____
# Units available: _____	Photo ID Verified: _____
Date: ____/____/____	Application Taken by: _____
Time: _____	Rec # _____

Does this property accept pets? •Yes •No Pet Restrictions _____ **No Smoking Allowed inside ANY Unit**
 Utilities tenant responsible for: •Electric •Gas •Water/Sewer •Garbage •Oil •Landscaping •Other _____

How did you hear about us? •Oregonian •Fox Website •Craig's List •Rental Homes Plus •Sign •Referral •Other _____

PERSONAL INFORMATION

Name: _____ Home Phone: _____
 Address: _____ Cell Phone: _____
 City/State/Zip: _____ Work Phone: _____
 Email Address: _____
 Date of Birth: ____/____/____ Social Security # _____ - _____ - _____ Driver's License: _____

RENTAL REFERENCES (2 years positive 3rd party rental reference required)

Current Address: _____ City/State/Zip: _____ Move in Date: _____
 Current Landlord: _____ Phone #: _____ Rent Amount: \$ _____
 Why are you moving? _____
 Previous Address: _____ City/State/Zip: _____ Move in/out Date: _____ - _____
 Previous Landlord: _____ Phone #: _____ Rent Amount: \$ _____
 Why did you move? _____
 Previous Address: _____ City/State/Zip: _____ Move in/out Date: _____ - _____
 Previous Landlord: _____ Phone #: _____ Rent Amount: \$ _____
 Why did you move? _____

EMPLOYMENT/INCOME

Current Employer: _____ Length of Employment: _____
 Job Title: _____ Supervisor Name: _____ Gross Monthly Income: _____
 Employer Phone: _____ Full or Part Time Employment? _____
 Previous Employer: _____ Length of Employment: _____
 Supervisor Name: _____ Gross Monthly Income: _____
 Employer Phone: _____ Full or Part Time Employment? _____
 Other Income: Source: _____ Amount: \$ _____ Frequency? _____
 Other Income: Source: _____ Amount: \$ _____ Frequency? _____
 Rental Assistance: Source: _____ Amount: \$ _____ Frequency? _____

PERSONAL REFERENCES

Name: _____ Phone: _____ Relationship: _____

Next of Kin: _____ Phone: _____ Relationship: _____

In Case of Emergency: _____ Relationship: _____ Phone: _____

ADDITIONAL INFORMATION

Names & Dates of Birth of all others occupying the unit: _____

Do you intend to have pets? _____ Type: _____ Breed: _____ Weight: _____ Age: _____

_____ Type: _____ Breed: _____ Weight: _____ Age: _____

Do you have any assistance/companion animals? _____

Type: _____ Breed: _____ Weight: _____ Age: _____

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Automobile: Make _____ Model: _____ Year _____ Color: _____ License Plate # _____

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Have you or anyone intending to occupy the unit ever been convicted, plead guilty or no contest to any crime? _____

Been Evicted? _____ Filed Bankruptcy? _____ Been sued by a Landlord? _____

Are you a smoker? _____ Do you have renter's insurance? _____ Do you agree to our sight unseen policy? Applicant agrees to take the unit in its "AS IS" condition and assumes all responsibility with regards to cosmetic condition. _____

Explanation: _____

APPLICANT'S SCREENING CHARGE DISCLOSURE

1. Agent may obtain a tenant screening or credit report which generally consists of:

- a) Credit history including credit standing;
- b) public records, including but not limited to judgments, liens, evictions and status of collection accounts;
- c) information verification;
- d) current obligations and credit ratings; and
- e) criminal records.

2. Agent is requiring payment of an Applicant Screening Charge of \$50 none of which is refundable unless the Agent does not screen the applicant. Application is valid for 30 days from date of receipt by agent.

TERMS AND CONDITIONS AND FEE DISCLOSURE (Subject to change prior to execution of rental agreement)

<i>Late Rent Payment Fee</i>	\$100.00
<i>NSF Fee</i>	\$35.00 plus actual bank charge
<i>Smoke alarm/tamper/removal fee</i>	\$250.00
<i>Unauthorized Pet Fee</i>	\$50.00 per incident
<i>Non Compliance Fee</i>	\$50.00 per incident,

1. Late payment of utility 2. Failure to clean pet waste 3. Failure to clean garbage/rubbish 4. Parking violations or improper use of vehicles

Lease Break Fee \$1.5 times the rental amount or actual damages not limited to: concessions, unpaid rent and fees, damages relating to the cost of renting the dwelling unit to a new tenant.

Carpet Cleaning Cost \$the actual cost of carpet cleaning after move out is charged to the tenant provided the cleaning is performed by use of a machine specifically designed for cleaning carpets and the carpet was cleaned prior to the tenant taking possession.

Loss of Use of the dwelling \$Daily prorated rent charge during the period of time the performance of necessary cleaning or repairs (after move out), if the cleaning or repairs are performed in a timely manner

Damages caused by tenant \$58.00 per hour for labor plus \$30.00 trip charge for Fox Management Inc. to complete repairs due to damages beyond normal wear and tear, or actual vendor cost or actual replacement value. A landlord is not required to repair damage caused by the tenant in order to claim against the deposit for the cost to make the repair.

I understand I have the right to dispute the accuracy of the information provided by a screening service or credit reporting agency. It is understood that no other occupants or pets, other than those listed above, will occupy the premises. I am aware that incomplete or false information on this application may cause delay and/or denial. I certify that the provided information is complete and accurate and hereby authorize you to make the necessary inquiries to establish rent worthiness. I acknowledge receiving and reading screening guidelines.

Applicant Signature

Date