

Statement of Rental Policy

(revised 01/01/2012)

Equal Housing: We are an Equal Housing Opportunity Provider. We conduct business in accordance to the Federal Fair Housing Act and do not discriminate against any person because of race, color, religion, sex, handicap, familial status or national origin.

Qualifying Criteria

Credit: A credit history report will be conducted. (Additional deposit, up to one month's rent, may be required with unacceptable credit history)

Criminal History: A federal, state and local criminal search will be conducted to determine an applicant's eligibility. All persons with arrests, convictions or a deferred judgment will be approved with owner's approval only. All residents age 16 and older will be subject to background check.

Income/Employment: Required monthly income generally 3 times the monthly market rent. Employment offer letter, pay stubs, notarized written statement from employer, bank statements are acceptable proof of employment for an applicant or guarantor. (Qualified guarantors preferred income of 6 times rent and/or positive credit report)

Rental History: Accepted verifiable rental history, which may include a rental or mortgage. First time renters may require a guarantor.

Occupants: The number of occupants is subject to change depending on local and state codes. Two (2) persons per bedroom.

Age: All residents must complete an application and be over the age of 18 or living with a legal guardian if under 18 years of age.

Privacy Policy: Available upon request

Applicant

Date

Applicant

Date