

EP Gates Construction & Realty - Rental Application

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Mailing Address:

P.O. Box 872
Graham, NC 27253

Phone Numbers:

336-229-4225 Office
336-227-9947 Fax

Physical Address:

105 East Harden Street
Graham, NC 27253

Notification and Authorization to Release Information

The information contained in my application for tenancy with CJC Properties (hereafter called the Agent) **is true to the best of my knowledge and belief.** I understand that any misrepresentation or false statements made by me in connection with this application or any related material documents shall result in the Agent rejecting my application. I understand and agree that all information furnished in this application and any attached documents may be verified by the Agent or its authorized representatives. I hereby authorize all individuals and organizations named or referred to in my application (including any attached documents) and any law enforcement organization to give the Agent all information relative to verification. I hereby release such individuals, organization, and the Agent from any and all liability for any claim or damage resulting therefrom.

I hereby acknowledge that I have been informed by the Agent that they will obtain a consumer **Credit Report** and/or other investigative reports that will include personal information regarding me, including but not limited to an **Employment Verification, Landlord Verification, Criminal Records** check in order to assist the Agent in making it's tenancy decisions. I also acknowledge notification by the Agent that some investigative reports may be provided by other firms subcontracted for that purpose. Agent agrees that all information received will be held in strict confidence and used solely for application processing.

I, my heirs, assigns, and legal representatives, hereby release and fully discharge the Agent and its respective officers, directors, shareholders, and employees from any and all claims, monetary or otherwise, that I may have against the Agent arising out of the making or use of any reports including errors or omissions contained or omitted from such reports or investigations.

The Agent agrees to inform you if a tenancy rejection decision has been influenced by information contained in a consumer **Credit Report**. You may obtain a copy of your Credit Report if your application has been rejected based on its contents. When no longer needed, this application will be confidentially shredded by the Agent.

Property Applied for _____

Move In Date _____. You will be held to this date if application is accepted.

Personal Information: (Please Print All Information)

	Applicant #1	Applicant #2
Name:		
Date of Birth:		
SS #		
NC Driver's License #		
Current Street Address:		
City, State and Zip		
Home Phone:		
Work Phone:		
Cell Phone:		
Pager:		
E-mail address:		

Last 5 years of Residential History Required

Name of Current Landlord, Agent, Apartment Community, or Mortgage Company & Address: *If you live with a relative, please write down name(s) & address.* Own Rent Other

Name(s):			
Address, City, Zip:			
Phone:	Monthly Rent:	Date Moved In:	Date Moved Out:

Name of Former Landlord, Agent, Apartment Community, or Mortgage Company & Address: *Relatives do not qualify as Landlord references If you live with a relative, please write down name(s) & address.*

Own Rent Other

Name(s):			
Address, City, Zip:			
Phone:	Monthly Rent:	Date Moved In:	Date Moved Out:

Household Information

Marital Status: Married Single Divorced Separated Widowed

List all others who will be moving in with you:

First Name	M.I.	Last Name	Relationship	Social Security #	Date of Birth

\$100 non-refundable fee per pet. Number of pets: Breed: Weight:

How did you hear about our Agency?

Newspaper Ad. Phone Book. Yard Sign Rental Referral Agency Web Site Friend Local Reputation Other

Office Policy Concerning Income: Your total monthly income is one of the most essential items on your application. Our company policy is as follows: "Rent should not exceed one-fourth to one-third of the applicant's monthly income." We will consider any additional income sources you list on your application. Examples could include Child Support, Social Security Income, Disability Income, AFDC, or Workman's Compensation.

Employment History

	APPLICANT #1	APPLICANT #2
Your Name(s):		
Primary Employer:		
Phone Number:		
Address:		
City, State, Zip:		
How Long:		
Current Position:		
Supervisor's Name:		
Salary (per month)	\$	\$
Other Income Amount:	\$	\$
Source of Other Income:		
Previous Employer Name (if current < 1 yr)		
Address:		
City, State, Zip:		
Phone Number		
How Long:		
Reason for Leaving:		

Agency Disclosure: Our Company may provide rental services for property owners. We will represent their interests in all rental transactions. Rental units are offered to the best qualified applicant and not on a "first come, first serve" basis solely.

Credit Information

List at least 2 local credit accounts (*Do not list utility companies*)

Creditor's Name:	
Phone Number:	
Address: City, State, Zip	
Monthly Payments:	
Remarks Concerning Your Credit:	
Creditor's Name:	
Phone Number:	
Address: City, State, Zip	
Monthly Payments:	
Remarks Concerning Your Credit:	

Please Answer The Following Questions (*please explain any answers if necessary*)

1. Have you ever been in Bankruptcy? Chapter 7 or 13? Yes No When? _____

2. Have you ever broken a lease agreement? Yes No
3. Do you have any unfavorable credit history? Yes No
4. Have you ever been arrested for a crime? Yes No Reason: _____

5. Do you have any liens, judgments, or repossessions? Yes No
6. Have you ever willfully refused to pay your rent when due? Yes No
7. Will you be able to pay your rent by the 1st of the month? Yes No
8. Has any landlord ever filed eviction papers against you? Yes No

Personal Reference: Circle one. Friend, a Teacher, Your Clergy, Family Member, etc. _____

Name:			
Address: City, State, Zip			
Home Phone:	Cell:	Work:	

Emergency Info: Circle one. Parent(s), Brother, Sister, Friend, a Teacher, Your Clergy, Family Member, etc.

Name:			
Address: City, State, Zip			
Home Phone:	Cell:	Work:	

Vehicle Information:

How many vehicles will be on the property? _____

Vehicle 1

Year	Make	Model	Tag#	State
Color	Financed/Leased By:	Phone	Address	State/Zip

Vehicle 2

Year	Make	Model	Tag#	State
Color	Financed/Leased By:	Phone	Address	State/Zip

Additional Information: Please list below any additional information which you think will help us process your application. Attach additional sheet if necessary.

MANAGEMENT ASSUMES NO OBLIGATION TO RESERVE ANY PROPERTY UNLESS AN APPROVED APPLICATION AND A SIGNED LEASE TOGETHER WITH A SECURITY DEPOSIT HAVE BEEN RECEIVED. A LEASE AGREEMENT MUST BE EXECUTED AND APPLICABLE RENT PAID BEFORE THE AGENT MAY RELEASE ANY KEYS TO THE PROPERTY. THE APPROVAL OF THIS APPLICATION WILL BE BASED ON ITS ACCURACY, YOUR CREDIT REPORT, OTHER INVESTIGATIVE REPORTS, AND YOUR ABILITY TO PAY YOUR RENT ON TIME. YOU MUST ALSO BE CAPABLE OF ENTERING INTO A CONTRACT.

Signature(s): _____ **Date:** _____

Signature(s): _____ **Date:** _____

Equal Housing Notice: We are pledged to the letter and the spirit of the U.S. Policy for the achievement of equal housing opportunities throughout the nation. We encourage and support an affirmative marketing program in which there are no barriers to obtain housing because of race, color, religion, sex, handicap, familiar status, or national origin.

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OFFICE USE ONLY

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DO NOT WRITE BELOW THIS LINE.....

- Landlord Reference Attached
- Criminal Check
- References Checked
- Notes

Approved yes no
Reason for Denial
