

RENTAL APPLICATION

ONLY CLEAN & RESPONSIBLE PEOPLE WHO PAY RENT ON TIME MAY APPLY

\$25.00 Per Family Non-Refundable Application Fee

First Name:	MI:	Last Name:	
SSN:	Date of Birth:	Phone:	
Spouse/ Roommate Name:	MI:	Last Name:	
SSN:	Date of Birth:	Phone:	
Cell Phone#	Other Phone:		
List your addresses for the Previous 5 years			
Current Address			
Owner/Manager	Phone:	Monthly Rent	
Move in date:	Why are you moving?		
Employment and Income			
Current Employer & Address:			
Position:	Phone:	Hire Date:	
Take Home Wages: \$	Mnth/Wk/Hr	Other income & source?	
2nd Job Employer:	Phone:	Take Home Wages:	
Credit References			
Lender:	Purpose of Loan:	Balance:	Mnthly Pament:
Lender:	Purpose of Loan:	Balance:	Mnthly Pament:
Do you have a checking account?	Other accounts?		
Emergency Contacts			
1. Name	Phone	Relationship	
Address			
2. Name	Phone	Relationship	
Address			

How many people will live here? Adults _____ Children including ages _____

How long will you live here? _____ 1 Yr _____ 2 Yr _____ 3Yr +

Is the total move in amount available now? _____ Have you ever broken a lease? _____

Are you a convicted Felon? _____

Do you have a current or previous garnishment against your wages? _____

How many evictions have been filed against you? _____

Have you ever been to court over a rental issue? _____

Would you like an Option to Buy or Rent to Own? _____ How much downpayment do you have? _____

Are you a smoker? _____

Turn over back side

Other comments or explanations:

This agreement made this date by and between property manager for the Owner, hereinafter "Landlord" and the below signed, hereafter "Applicant". The Applicant shall pay to the Landlord nonrefundable fee upon the execution of this agreement in the amount listed on application to cover the administrative costs, expenses, and time of the Landlord to verify information submitted by the Applicant. Applicant authorizes the Landlord, his employees, agents, or representatives to make any and all inquiries necessary to verify the information provided herein, including but not limited to direct contact with Applicant's employer, landlords, credit, neighbors, police, government agencies and any and all other sources of information which the Landlord may deem necessary and appropriate within his sole discretion. The Applicant represents to the Landlord that the application has been completed in full and all the information provided for herein is true, accurate and complete to the best of the Applicant's knowledge and further, agrees that if any such information is not as represented, or if the application is incomplete the Applicant may, at the Landlord's sole discretion, be disqualified. The Applicant provides the information contained on this form. Landlord is not liable to the Applicant, his heirs, executors, administrators, or assigns for any damages of any kind, actual or consequential by reason of the verification by the Landlord of the information provided by the Applicant, and Applicant hereby releases the Landlord, his agent, employees and representatives from any and all actions, causes of action of any kind or nature that may arise by virtue of the execution or implementation of the agreement provided herein. This property requires a **Security Deposit** that must be paid in full before any rental agreement is made. Animal deposit(s) are in addition to security deposit. Applicant, once approved, may obtain renter's insurance and Landlord will attempt to contact the Applicant by the phone numbers listed on this application. Applicant has 24 hours from time of approval to fulfill rental agreement by producing all monies required and signing all rental agreement papers. If Applicant fails to perform within 24 hours of Landlord's approval, Applicant may be disqualified and Landlord may rent this home to the next qualified Applicant.

Our required standards for qualifying to rent a home are simple and fair. They are:

- All homes are offered without regard to race, color, religion, national origin, sex, disability or familial status.
- Each adult occupant must submit an application.
- Your gross monthly income must equal approximately three times or more the monthly rent
- A favorable credit history.
- Be employed and be able to furnish acceptable proof of the required income.
- Good references, housekeeping, and property maintenance from your previous Landlords.
- Limit the number occupants to 2 per bedroom.
- We reserve the right to deny an application if you are a smoker.
- Compensating Factors can include additional requirements such as double deposit or rent paid in advance for applicants who fail short of the above criteria.

The applicant authorizes release of all information to Landlord.

Applicant: _____

Date: _____

CashApp \$OldCapitalProp or Venmo @OldCapitalProp

**mail back to:
Old Capital Properties, LLC
PO Box 845
Milledgeville, GA 31059
Phone 478-456-6969**