

RENTAL APPLICATION

Address of the property you would like to rent:

_____(address)
_____(city, state)

When would you like to move in? _____ (date)

Applicant #1:

Name: _____ SSN: _____

Cell #: _____ Email: _____

Work #: _____ Driver Licence #: _____

Present Address: _____ how long have you lived here? _____

How long have you lived at your present address? _____

Current employer's name _____ How long? _____

Position _____ Supervisor _____ Phone _____

Address: _____ Salary _____

Other income: _____

Applicant #2:

Name: _____ SSN: _____

Cell #: _____ Email: _____

Work #: _____ Driver Licence #: _____

Present Address: _____ how long have you lived here? _____

How long have you lived at your present address? _____

Current employer's name _____ How long? _____

Position _____ Supervisor _____ Phone _____

Address: _____ Salary _____

Other income: _____

HOUSING HISTORY (3 year minimum and at least two properties)

Current Landlord _____ Dates in property _____

Address _____ Phone _____

Previous Landlord _____ Dates in property _____

Address _____ Phone _____

Previous Landlord _____ Dates in property _____

Address _____ Phone _____

LIST ALL INDIVIDUALS WHO WILL BE OCCUPYING THE PROPERTY

Name _____ Relationship _____ Age _____
Name _____ Relationship _____ Age _____
Name _____ Relationship _____ Age _____
Name _____ Relationship _____ Age _____

PETS

Type _____ Breed _____ Age _____
Type _____ Breed _____ Age _____
Type _____ Breed _____ Age _____

NEAREST RELATIVE NOT LIVING WITH YOU

Name _____ Relationship _____
Address _____ Phone _____

REFERENCES

Name _____ Phone _____
Address _____
Name _____ Phone _____
Address _____
Name _____ Phone _____
Address _____

Applicant Comments: _____

I/We, the undersigned, acknowledge that all information given is true and complete, and authorize Mosantose Group, Inc. to verify any or all of the above statements.

Print name legibly and sign _____ date _____

Print name legibly and sign _____ date _____

Once the application is filled out completely and signed, mail the form **and proof of all income** to:
Mosantose Group, Inc.
Attn: Property Management Dept
P.O. Box 818
Niceville, FL 32578

Office: (850) 678-3959

NOTE: We may request additional information such as a credit check.

Statement of Qualifying Criteria

To assure our neighbors of a well-maintained community, as well as, enjoyable neighbors, we require that all prospective residents meet the following qualifying criteria when completing the rental application:

Applicant must be employed or have verification of income. We require monthly gross income to be at least double the monthly rental rate. If income from employment is the primary source of income, a minimum of six months, at the same place of employment, must be verified. Self-employment will require the applicant's previous year's tax return as income verification. Income other than wages from employment such as tips, commissions, school subsidies, or allowances from parents will require notarized verification. An applicant that is not currently employed must provide proof of funds (current bank statement), which will equal the full term of the lease agreement.

Applicant must have a minimum of one-year verifiable rental history. Verifiable rental history for a period of at least 12 months, in which all the lease terms have been satisfactorily fulfilled, is required. Negative rental history, eviction, or outstanding monies owed to a previous landlord are unacceptable. If applicant owned a home, applicant must furnish all mortgage information. If applicant has no prior verifiable rental history and additional security deposit, up to a full month's rent, will be required.

Applicant must physically reside in the apartment for which they are applying. Applicant must live in the rental unit and must disclose all persons that will be occupying the unit. All persons under the age of 21 are subject to background checks prior to occupancy. All persons 18 years of age or older must be a leaseholder and qualify for the unit with the applicant.

Credit history for a two-year period prior to this application will be evaluated. No credit history, as well as, discharged bankruptcies is acceptable. Negative credit history, other than not fulfilling terms of a lease contract, will be considered provided there are more positive accounts than negative accounts. More than 30 percent of applicant's credit accounts showing negative remarks is unacceptable.

A criminal background check may be done on all applicants and any occupant 18 years of age or older. No felony convictions within the past five years will be accepted. No misdemeanor convictions against persons or property, prostitution or drug related offenses will be accepted.

If rental property is a single family dwelling or single unit, landlord reserves the right to ask for a security deposit equal to one month's rent and first and last month's rent in advance.

Occupancy limits have been established per unit size. Maximum number of persons allowed is as follows with no more than three unrelated adults per unit in either a two or three bedroom floor plan:

Studio/Efficiency	no more than 2 persons
One Bedroom	no more than 2 persons
Two Bedroom	no more than 4 persons
Three Bedroom	no more than 6 persons
Four Bedroom	no more than 8 persons
Five Bedroom	no more than 10 persons

In order to view a rental property, you must show a form of identification. Your driver's license or an alternate second form of identification may be photocopied. Please have identification with you.

We do business in accordance with the Federal Fair Housing Law. We do not discriminate against any person because of race, color, religion, sex, national origin, familial status or disability.

I have read and understand the above qualifying criteria.

NOTE: False information given on an application will be grounds for rejection of the application.

Applicant's Signature _____ Date _____

Applicant's Signature _____ Date _____

Applicant's Signature _____ Date _____