



& Appraisal Services, LLC
Licensed Real Estate Broker

Application to Rent

Property Desired: _____

TO APPLY THE FOLLOWING IS REQUIRED:

1. All applications must be filled out and signed by the applicant on all pages
2. A separate application must be filled out for each applicant 18 years of age and older
3. A processing fee in cash, money order, or check must accompany this application. **NO APPLICATIONS WILL BE PROCESSED WITHOUT A PROCESSING FEE.**
4. **Reliable documentation and telephone numbers for all income must be provided.**
5. Photo documentation (driver's license, military ID, or state ID) is required
6. All intended applicants must be listed below
7. You must disclose ALL pets, vehicles of any nature and water filled furniture

YOU ARE HEREBY NOTIFIED OF THE FOLLOWING PROCEDURES & POLICIES:

1. **The processing fee is NON- REFUNDABLE**
2. **Pets, if permissible, must be approved by the lessor.**
3. If you have water filled furniture, you must provide the lessor with proof of insurance FS 83.535
4. No properties are held for a long period, such as 30 days, unless it is not available
5. If approved, **a holding deposit must be paid within one (1) business day in order to hold the property and refuse other applicants. *If the applicant defaults on renting the property AFTER APPROVAL, the holding deposit will be forfeited.***
6. If approved, all monies owed must be paid in full with certified funds (cashier's check or money order) **PRIOR TO RENTING**

I, THE UNDERSIGNED APPLICANT, affirm the information contained in this two page application is true and correct and authorize *Tenant Safe/Applicant Safe* and *Sunshine Realty* to verify all information contained in this application including obtaining a credit report. Misstatements, either false or incorrect, can be deemed reason for denial of occupancy. I understand that due to the Fair Credit Reporting Act that I will not be furnished a copy of my credit report from Tenant Safe/Applicant Safe or its members. I may, however, obtain a free credit report from Equifax if my application is denied for credit reasons. I also understand that this application is the property of Sunshine Realty.

Applicant's Signature: _____

I also affirm the following will be the residents of the property:

(Please list the first and last names of all prospective tenants, including yourself)

_____	Date of Birth: _____
_____	Date of Birth: _____
_____	Date of Birth: _____
_____	Date of Birth: _____



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Applicant's name: _____ Soc. Security: _____
Birth Date: ____/____/____ Driver's Lic. #: _____

Day Phone: _____ Night Phone: _____ Cell: _____

***** Residential History *****

Present Address: _____ City: _____ County: _____ State: ____ Zip: _____
Landlord/ Owner: _____ Telephone: _____
Rent Amount: _____ Rent From: _____ to _____ Was 30 Day notice given? ____ When? _____
Reason for leaving: _____

Former Address: _____ City: _____ County: _____ State: ____ Zip: _____
Landlord/ Owner: _____ Telephone: _____
Rent Amount: _____ Rent From: _____ to _____ Was 30 Day notice given? ____ When? _____
Reason for leaving: _____

***** Employment *****

Current Employment: _____ Telephone: _____
Supervisor: _____ Your Position: _____
Length employed: _____ to _____ Full time? ____ Part time? ____ Salary: _____ per _____

Former Employment: _____ Telephone: _____
Supervisor: _____ Your Position: _____
Length employed: _____ to _____ Full time? ____ Part time? ____ Salary: _____ per _____

***** Vehicle Information *****

Vehicle Information: List Make & Model: _____ License: _____
License: _____

Do you have any RV's, boats, trailers, or motorcycles? If so please list: _____

Please answer all of the following questions:

Will you have pets? _____ If so how many? _____ What type? _____
Will you have any water filled furniture? _____ If so please specify: _____
Have you ever declared bankruptcy? _____ If so, when? _____
Have you ever had an eviction filed against you? _____ If so, please specify: _____
Have you ever been charged with a felony? _____ If so, please specify: _____
Have you ever been charged with a misdemeanor? _____ If so, please specify: _____
Have you ever refused to pay rent/ broken a lease? _____ If so, when and why?: _____

Applicant's Signature: _____ Date: ____/____/____

FTRS Member Name: _____

OFFICE USE ONLY \$	Name & Address of Property:	Client: Account:
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BACKGROUND SEARCH RELEASE AUTHORIZATION

Please Print Clearly (All fields must be completed in order to process application)

NAME _____ PHONE# _____		
ADDRESS _____		APT. _____
CITY _____	STATE _____	ZIP _____
Driver's License# _____		State _____
SOCIAL SECURITY # _____		DATE OF BIRTH ___/___/___
Spouse NAME _____		
DL# _____		State _____
Social Security # _____		
Date of Birth _____		
<p>I voluntarily consent to and authorize TenantSafe/ApplicantSafe, herein referred to as company, and or their assigned agents, or consumer reporting agencies to request and receive any consumer reports, investigative reports, or information concerning me. Reports requested may include any of the following: Law Enforcement Records, Criminal Records, D.M.V. Records, Civil Records, Employment/Rental Verifications, Eviction Searches, Education verification and Consumer Credit Reports.</p> <p>I authorize any persons, companies, corporations, consumer reporting agencies, courts of law, current or past employer to furnish company and or their assigned agents, associates or consumer reporting agencies with any or all information concerning me. I further agree to release Company and or their assigned agents, associates or consumer reporting agencies and all persons and organizations providing information from any and all claims, liability and responsibility arising out of the release of such information in connection with this research.</p> <p>I understand that I have specific prescribed rights as a consumer under The Federal Fair Credit Reporting Act (FCRA) and may have additional rights under relevant specific state laws. This authorization does not include a release of my medical information.</p>		
The above is understood and agreed by:		
_____	_____	_____
Signature	Print Name	Date
Spouse		
<u>RETAIN A COPY & PROCESS ON-LINE</u>		