$40 Application Fee – In Office: Cash or Money Order

****NO PETS ALLOWED****

Received on: _____ Property Entity:_____

Bowles Real Estate, L.P.

RESIDENTIAL LEASE APPLICATION

603 E. Methvin Street, Longview TX 75601

903-753-7061 Ext. 2201

Each occupant and co-applicant 18 years or older must submit a separate application

Property Address: _____

Anticipated: Move-in Date:_____Monthly Rent: $ _____Security Deposit: $ _____

Property Condition: **Applicant is strongly encouraged to view the Property prior to submitting any application**. Landlord makes no express or implied warranties as to the Property's condition. Applicant requests Landlord consider the following repairs or treatments should Applicant and Landlord enter into a lease.

Applicant was referred to Landlord by:

❑ Real estate agent (Name)_____(Phone #) _____

❑ Newspaper ❑ Sign ❑ Internet ❑ Other _____

Applicant's name (First, Middle, Last) _____

E-mail _____ Home Phone _____

Work Phone _____Soc. Sec. No. _____

Driver License No. _____in _____ (State)

Date of Birth _____Height _____Weight _____

Marital Status _____ Citizenship _____ (Country) _____

Co - Applicant's name (First, Middle, Last) _____

E-mail _____ Home Phone _____

Work Phone _____Soc. Sec. No. _____

Driver License No. _____in _____ (State)

Date of Birth _____Height _____Weight _____

Marital Status _____ Citizenship _____ (Country) _____

Emergency Contact: (Do not insert the name of an occupant or co-applicant.)

Name: _____

Address: _____

Phone: _____ E-mail: _____

Name all other persons who will occupy the Property:

Name	Relationship	Birth Date	Social Security #

Applicant's Current Address: _____ Apt. No. _____

(City, State, Zip) _____

Landlord or Property Manager's Name: _____

Email: _____ Phone:#: _____ Fax#: _____

Date Moved-In _____ Move-Out Date _____ Rent $ _____

Reason for move: _____

Applicant's Previous Address: _____ Apt. No. _____

(City, State, Zip) _____

Previous Landlord or Property Manager's Name: _____

Email: _____ Phone #: _____ Fax #: _____

List all vehicles to be parked on the Property

Type	**Year**	**Make**	**Model**	**License #**	**State**
_____	_____	_____	_____	_____	____
_____	_____	_____	_____	_____	____

Yes	No	
❑	❑	Will any waterbeds or water-filled furniture be on the Property?
❑	❑	Does anyone who will occupy the Property smoke?
❑	❑	Will Applicant maintain renter's insurance?
❑	❑	Is Applicant or Applicant's spouse, even if separated, in military?
❑	❑	If yes, is the military person serving under orders limiting the military person's stay to one year or less?
		Has Applicant ever:
❑	❑	been evicted?
❑	❑	been asked to move out by a landlord?
❑	❑	breached a lease or rental agreement?
❑	❑	filed for bankruptcy?
❑	❑	lost property in a foreclosure?
❑	❑	had <u>any</u> credit problems (including any outstanding debt (e.g., student loans or medical bills)), slow-pays or delinquencies?
❑	❑	been convicted of a crime?
❑	❑	Is any occupant a registered sex offender?
❑	❑	Are there any criminal matters pending against any occupant? Is
❑	❑	there additional information Applicant wants considered?

Employment and Income :

Company Name	**Telephone #**	**Position**	**Salary**	**Tenure**

Authorization: Applicant authorizes Landlord and Landlord's agent, at any time before, during, or after any tenancy, to:

(1) obtain a copy of Applicant's credit report;
(2) obtain a criminal background check related to Applicant and any occupant; and
(3) verify any rental or employment history or verify any other information related to this application with persons knowledgeable of such information.

Notice of Landlord's Right to Continue to Show the Property: Unless Landlord and Applicant enter into a separate written agreement otherwise, the Property remains on the market until a lease is signed by all parties and Landlord may continue to show the Property to other prospective tenants and accept another offer.

Privacy Policy: Landlord's agent or property manager maintains a privacy policy that is available upon request.

Fees: A non-refundable fee of $ 40.00 for processing and reviewing this application.

Acknowledgement & Representation:

(1) Signing this application indicates that Applicant has had the opportunity to review Landlord's tenant selection criteria, which is available upon request. The tenant selection criteria may include factors such as criminal history, credit history, current income and rental history.

(2) Applicant understands that providing inaccurate or incomplete information is grounds for rejection of this application and forfeiture of any application fee and may be grounds to declare Applicant in breach of any lease the Applicant may sign.

(3) Applicant understands that once the application is approved and pay the deposit, it will become non-refundable if the applicant fails to move in after being approved. Applicant paying rent in advance and failed to move in, rent paid in advance will be non-refundable.

(4) Applicant represents that the statements in this application are true and complete.

_____ _____

Applicant's Signature Date

For Landlord's Use:

On _____, _____(name/initials) notified

❑ Applicant ❑ _____by ❑ phone ❑ mail ❑ e-mail ❑ fax ❑ in person that Applicant was

❑ approved ❑ not approved. Reason for disapproval: _____

_____

BOWLES REAL ESTATE, LIMITED PARTNERSHIP

P.O. Box 3147

Longview, TX 75606

903-753-7061

AUTHORIZATION TO RELEASE INFORMATION RELATED TO A RESIDENTIAL LEASE APPLICANT

I, _____(Applicant), have submitted an application to lease a property located at (Address, City, State, Zip). _____

The landlord, broker, or landlord's representative is:

_____(Name)

_____(Address)

_____(City, State, Zip)

_____(Phone #) _____(Fax #)

_____(E-mail Address)

I give my permission:

(1) to my current and former employers to release any information about my employment history and income history to the above-named person;

(2) to my current and former landlords to release any information about my rental history to the above-named person;

(3) to my current and former mortgage lenders on property that I own or have owned to release any information about my mortgage payment history to the above-named person;

(4) to my bank, savings and loan, or credit union to provide a verification of funds that I have on deposit to the above-named person; and

(5) to the above-named person to obtain a copy of my consumer report (credit report) from any consumer reporting agency and to obtain background information about me.

_____

Applicant's Signature Date