

Standard Lease Vs. Home Partners Lease Comparison Chart

	Typical Standard Lease	Home Partners Lease
Application Fee	\$ 50.00 to \$ 95.00	\$ 35.00
# of Homes to Consider Per Application Fee	1 Home	Unlimited Homes for 6 Months
Application Fee for Additional Adults over 18	\$ 50.00 to \$ 95.00 Each	\$ -0-
Cost of "Right to Purchase" option	if offered-Typically up to \$5,000	Always offered for FREE!
Apply on Line	Yes	Yes
Credit Pull	Hard Pull (All Applicants)	Soft Pull (All Applicants)
Is Rental Renewal Guaranteed	No	Yes Up To 4 Times
Required to Sign a Lease (Minimum 1 Year)	Yes	Yes
Will Application Process Hurt Credit Score?	Yes	No
Total Appl fees for Considering 10 homes (example)	Up to \$950.00	\$ 35.00 for Unlimited homes
Possible Score Reduction (10 Homes Considered)	Up to 50 Point Reduction	No Affect on Credit Scores
Security Deposit	1 to 2 Months Rent	2 Months Rent
Last Month Rent up Front	Typically 1 Months Rent	None
Optional Lease Years After First Year	Typically None	4 Additional Years
Rental Rate Certainty	Typically 1 Year	5 Years
Number of Homes to Consider	Typically 1	Unlimited
Time to Consider Homes	N/A	6 Months
Right to Purchase	No	Yes
Right to Purchase at a Predetermined Amount	N/A	Yes

Conclusion: If you have 3 adults in your family over 18 and you consider 10 homes to rent with 10 rental agents, it could cost you upwards of \$950.00 in applications fees and have your credit score pulled 10 times, which could lower your score from 30 to 50 points. Not only is that choice expensive, but could lower you score enough to make you disqualified to rent anywhere. However, those same 10 homes with Home Partners would cost you only \$35.00 in total and have zero affect on your credit