

APPLICATION TO RENT OR LEASE

FOCUS PROPERTY SERVICES INC.

4978 Santa Anita Ave. #201A, Temple City, CA 91780

Tel: (626) 443-8666 . Fax: (626)443-8680

Today's Date: _____ Property Name: _____ Rental Amount: _____

Phone Number: _____ Applying for Unit # _____ Zip Code: _____

Instructions to Applicant - Please read carefully:

Except for your signature, all information in this Application must be PRINTED in a clear and legible manner.

One Application must be filled out ENTIRELY and COMPLETELY with the name of each intended adult occupant. Each Applicant must show satisfactory identification to owner/manager at the time this Application is submitted for processing.

When supplying names, give complete and full names including full middle names, if any. Sign with your complete and full signature and list both your work and your home phone numbers. Do not give pager numbers.

When supplying addresses, give complete addresses including apartment numbers, cities, states and zip codes. There must be a minimum residence history of at least five (5) years.

Many Applications are expected to be received for this rental. Applying first does not give you a priority in acceptance. Only the best of all Applicants will be accepted.

WARNING: This Application may be refused and/or rejected if it is not signed, complete, or legible; if satisfactory identification is not presented; if any information is false, can not be verified, or does not meet predetermined requirements; if additional information is requested from Applicant and is refused; or a Co-Applicant is rejected.

BE PATIENT: It will take time to completely check out and verify the information in this Application. You will be notified of the acceptance or rejection of this Application as soon as possible.

APPLICANTS: (ONLY CREDIT CHECK APPLICANTS)

First	Middle	Last	Social Security	Driver's License	Birth Date

ADDITIONAL OCCUPANTS:

All Other Proposed Occupants	Relationship To Applicant	Birth Date

EMPLOYMENT HISTORY INFORMATION

List employers beginning with most recent

Employer:		Supervisor:	
Address:		Phone:	
Starting Date:	Ending Date:	Salary:	
Reason For Leaving:		Position:	

Employer:		Supervisor:
Address:		Phone:
Starting Date:	Ending Date:	Salary:
Reason For Leaving:		Position:

RESIDENCY HISTORY INFORMATION
List addresses beginning with most recent *List 2 addresses if less than 5 years

Address:		Owner/Manager:
City, State and Zip:		Mgr. Phone:
Move-In Date:	Move-Out Date:	Amount of Rent Paid:
Reason for Leaving:		
Address:		Owner/Manager:
City, State and Zip:		Mgr. Phone:
Move-In Date:	Move-Out Date:	Amount of Rent Paid:
Reason for Leaving:		

VEHICLE INFORMATION:

Automobiles	Make	Model	Color	Year	License No.

CREDIT INFORMATION:

Name Of Bank/S	Branch Or Address	Account No.	Approx. Balance
		Checking:	S
		Savings:	S
			S

Credit References	Account No.	Address/City	Phone	Monthly Amount

PERSONAL REFERENCES:

Close Friend	Address/City	Phone	Relationship
Nearest Relative Living Elsewhere	Address/City	Phone	Relationship
In Case Of Emergency Notify	Address/City	Phone	Relationship

GENERAL INFORMATION:

1. Have you ever filed bankruptcy? _____, If yes, when? _____
2. Do you have any pets? _____ If so, how many and what? _____
3. Have you ever been evicted for nonpayment of rent or any other reason? _____
4. Please explain any "yes" answers to General information: _____

ADDITIONAL INFORMATION:

The undersigned Applicant hereby offers to rent/lease real property described as THE PROPERTY on Page 1.

It is understood that this Application is not a Rental Agreement/Lease and that Applicant has no rights to said property until a written or oral Rental Agreement/Lease is duly executed **after** the approval of this Application. Applicant is aware of and agrees to all the covenants and conditions in the proposed Rental Agreement/Lease and agrees to timely execute said Rental Agreement/Lease after notification of the acceptance of this Application and Offer. Time is of the essence.

A nonrefundable credit check fee of \$ 25.00 (cash or money order per person) to process this Application is required. Applicant will give money to the owner/manager when this Application is turned in for processing.

Applicant represents all information on this Application to be true and accurate and understands that owner/manager will rely upon said information when accepting this Application whether an independent investigation has been performed or not. Applicant hereby authorizes owner/manager and his/her/its employees and agents to verify said information, including credit history, criminal records, and make independent investigations in person, by mail, phone, fax, or otherwise, to determine Applicant's rental, credit, financial and character standing. Applicant hereby releases owner/manager, his/her/its employees and agents, Focus Property Services Inc., its employees and agents and any and all other firms or persons investigating or supplying information, from any liability whatsoever concerning the release and/or use of said information and further, will hold them all harmless from any suit or reprisal whatsoever. All holders, public and private, of any such information are hereby authorized to release, without limitation, any and all such information they have concerning Applicant and in so doing, will be acting on Applicant's behalf at Applicant's request and will be held blameless and without any liability whatsoever. A copy or other reproduction of this Authorization shall be as effective as the original.

NOTICE: The rental for which you are applying may be reported to and monitored by various Consumer Credit Reporting Agencies. Your failure to satisfactorily perform your rental obligations may result in a derogatory entry in your rental and/or credit consumer file and could hamper your ability to obtain housing and/or credit in the future. In addition, owner/manager may report any and all information to other property owners/managers, credit grantors and/or public agencies.

Date: _____

Signature

Signature