COLDWELL BANKER ROX REALTY
1919 N Trekell Road
Casa Grande, AZ 85122
(520) 423-8250-Office
(520) 423-8247-Fax

Rental Criteria and Terms

Please call to verify date of availability for the property you are applying for.

Each adult applying will require a separate application. At a minimum, all applicants must meet the below criteria, Failure to meet these criteria will result in automatic denial:

Must have a monthly income 3 times or greater than the monthly rent
Must have NO prior Felony Convictions in the past 7 years
Must have NO prior Evictions in the past 7 years

If you have a pet, we require additional Pet Deposit $200.00 1st pet, $100.00 for the second. No charge for all service animals. Security Deposit always the same amount as rent.

You must provide recent Check Stubs, as proof of income, also copy of Driver's License.

A Non-refundable fee of $40 for the Primary Applicant and a $40 fee for each additional person over 18 is required for processing submitted applications. The undersigned expressly agree that if this application is approved applicant herewith agrees to rent: this property. Processing of application shall be as timely as possible and the results may be delivered via telephone, fax or email.

I declare that the application is complete, true and correct and I herewith give my permission for anyone contacted to release the credit or personal information of the undersigned applicant to Management or their authorized Agents to verify the application information including but not limited to obtaining criminal records, contracting creditors, present or former landlords, employers and personal references, whether listed or not, at the time of the application and at any time in the future, with regard to any agreement entered in to with Management. Any false information will constitute ground for rejection of the application.

I/We authorize the release and verification for CBRR to contact all previous landlords/property management companies to verify residential history. This verification will include AT LEAST the following**:**

Late Notices
Non Compliance Notices
Notice to vacate
Verification of returned deposit
Charges for damages
Eviction from premises
Renting to you again

_____

Applicant Date

_____

Applicant Date

Property Address: _____

Expected Move in Date: _____

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Your Personal Information

Name: First _____ Middle _____ Last_____
Married _____ Single_____ Current Phone #_____
Social Security # _____ DOB _____
Email Address: _____

Name: First _____ Middle _____ Last_____
Married _____ Single_____ Current Phone #_____
Social Security # _____ DOB _____
Email Address: _____

Information about other occupants

	Name	Relationship	Age
A.			
B.			
C.			
D.			
E.			

Will a pet or service animal of any type live in the residence? Yes_____ No _____
If yes please describe: Type _____ Weight _____ Breed_____ Age_____

PET DEPOSIT REQUIRED

Residence Information

Current Address _____ City _____
State _____ Zip _____ How Long: Years _____ Months _____
Name of Landlord _____Rent Amount $ _____
Phone # _____ Fax _____
Reason for leaving: _____

If less than 2 years at your Present Address, List Previous Address Below

Former Residence _____ City _____
State _____ Zip _____ How Long: Years _____ Months _____
Landlord Name _____ Rent Amount $ _____
Phone # _____ Fax _____

Personal References

(List 3 persons other than your relatives that we may contact to verify character)

1. Name_____ Relationship _____ Phone _____
2. Name _____ Relationship _____ Phone _____
3. Name _____ Relationship _____ Phone _____

Employment

Present Employer _____ How Long _____
Address _____ Phone # _____
Supervisors Name _____ Gross Monthly Income $ _____
Other Income $ _____ Source _____

Previous Employer (if less than 2 years) _____ How Long _____
Address _____ Phone # _____
Supervisors Name _____ Gross Monthly Income $ _____

Present Employer _____ How Long _____
Address _____ Phone # _____
Supervisors Name _____ Gross Monthly Income $ _____
Other Income $ _____ Source _____

Previous Employer (if less than 2 years) _____ How Long _____
Address _____ Phone # _____
Supervisors Name _____ Gross Monthly Income $ _____

*****MUST BRING IN RECENT CHECK STUB (S) TO VERIFY PROOF OF INCOME***** AND COPY (S) OF DRIVERS LICENSE FOR ALL APPLICANTS

Motor Vehicle Information

*****List All Motor Vehicles, Including Recreational*****

Make	Color	Model	Year	License Plate #	State
1.					
2.					
3.					
4.					

Emergency Contact

Person (s) to notify and person you authorize to take possession of your personal property in Case of Emergency:

Name: _____ Relationship _____

Phone # _____ Address _____

City _____ State _____ Zip Code _____

Addendum to Rental Application

Answer All Questions for Adults and Juvenile Applicants

1. Have you or anyone (including all potential occupants) on this Application, ever been evicted, asked to leave a property, moved to avoid eviction, or moved because of any problem with a tenant or the landlord? Yes _____ No _____

2. Have you or anyone (including all potential occupants) on this Application, ever plead no contest to, plead guilty to or been convicted of any felony or ever plead no contest to plead guilty to, or been convicted of any misdemeanor involving alcohol, drugs, gangs, DUI, weapons, Children, violence or theft (this includes any crime in the same categories plead to, convicted of, or committed by any potential juvenile occupants? Yes _____No _____

3. Are there any criminal cases currently filed or pending against you or any prospective Lessee or Occupant? Yes _____ No_____
   If yes, please explain _____
   (Write on the back side of this page if more room is needed)

4. Have you or anyone on this application ever been placed on probation, parole, released from jail or released from prison? Yes _____ No_____
   If yes, please explain _____
   (Write on the back side of this page if more room is needed)

5. Have you or anyone on this application ever been or currently are, a member of a gang or a member of a gang currently involved in any criminal activity, been arrested in the last five years, have an arrest warrant outstanding or awaiting disposition in any criminal matter?
   Yes _____ No_____
   If yes, please explain _____
   (Write on the back side of this page if more room is needed)

I/We warrant that neither I/We or any member of my/our household 1) have any criminal charges pending, 2) have no criminal charges that are in the process of being filed or awaiting to be filed by any government entity, 3) are not awaiting disposition of any criminal charge, 4) that there are no criminal charges looming in any way and 5) have not been involved in any activity that may result in an arrest or any criminal charges. I/We agree that if tenancy is accepted by landlord and any criminal charge is later learned of by Landlord, that Landlord may immediately terminate my/our tenancy by eviction or otherwise and I/We will be responsible for the attorney fees, costs, collection fees, concession payback, break lease fees, damages, other charges and rent.

_____ _____

Signature Signature

_____ _____

Signature Signature

COLDWELL BANKER
ROX REALTY

1919 N Trekell Road
Casa Grande, AZ 85122 propertymgmt@roxrents.com
Phone: 520-316-1304 Fax: 520-423-8247

Resident Rental Verification Request

Company Name: _____ Fax # _____
ATTN: _____ Phone # _____
The following person(s) has applied for a home through our company. With their permission we are requesting current/previous verification of residential history.

Name (s) _____

Address _____

Date of Occupancy _____ to _____

Amount of last month rent $ _____

Please Answer the Following Questions – Thank You

Any Late Notices _____ If yes, how many _____

Any Non Compliance Notices _____ If yes how many _____

Did you receive proper notice to Vacate Property? _____

Did you send Non-Renewal? _____

If moved out did they receive Security Deposit Back? _____

Have they ever been charged damage charges? _____

If so, did they pay damage charges? _____

Have they been evicted from the premises? _____

Would you lease to these tenants again? _____

Name of person verifying this information _____