

**Power Property Inc.**2666 N. 1<sup>st</sup> Ave. Ste. B Tucson, AZ 85719**Phone (520) 628-4141 Fax 628-7233**

powerproperty@gmail.com

**Rental Application****HOW TO APPLY:**

- Fill out completely and **print clearly**, this will make the application process quicker.
- Turn in application fee of \$25 per adult (anyone over 18) in certified funds or personal check. **NO CASH.**

By signing below, I (we) authorize Power Property to make inquiries through the credit bureau or from my employee and other references that I (we) have supplied on the Rental Application.

I (we) further understand that if I am (we are) found not qualified to rent the property applied for, the credit report fee of \$25 per applicant (anyone over 18 years old) is non-refundable. At the time the application is turned in, we will require presentation of your Driver's License or state issued picture I.D.

**FAILURE TO COMPLY WITH THE FOLLOWING CONDITIONS AT THE TIME YOUR LEASE IS ENTERED INTO OR AT THE TIME OF ANY SUBSEQUENT RENEWAL THEREOF AUTOMATICALLY VOIDS YOUR LEASE.**

Property Address of rental: \_\_\_\_\_  
 Proposed Move-in Date: \_\_\_\_\_ **Rent** \_\_\_\_\_ **Security** \_\_\_\_\_ **Lease** \_\_\_\_\_

A lease must be signed by both husband and wife or by all roommates. Minor tenants must have a co-signer approval. The application shall survive the signing of the lease and shall become part thereof.

- 
- TENANT'S FULL NAME:** \_\_\_\_\_
  - Social Security: \_\_\_\_\_ - \_\_\_\_\_ - \_\_\_\_\_ Date of Birth mo/day/year \_\_\_\_\_
  - Present Address: \_\_\_\_\_
  - City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_
  - How long: \_\_\_\_\_ Rent/Pmt: \_\_\_\_\_ **Tenant Phone#** \_\_\_\_\_ Email: \_\_\_\_\_
  - Landlord or Apt. Manager: \_\_\_\_\_ Telephone # \_\_\_\_\_
  - Previous Address: \_\_\_\_\_
  - City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_
  - Landlord: \_\_\_\_\_ Date: From \_\_\_\_\_ To \_\_\_\_\_ Telephone # \_\_\_\_\_
  - Employer: \_\_\_\_\_ Address: \_\_\_\_\_
  - Position: \_\_\_\_\_ Phone: \_\_\_\_\_ How Long: \_\_\_\_\_
  - Supervisor: \_\_\_\_\_ Business # \_\_\_\_\_

- CO-TENANT'S FULL NAME:** \_\_\_\_\_
- Social Security: \_\_\_\_\_ - \_\_\_\_\_ - \_\_\_\_\_ Date of Birth mo/day/year \_\_\_\_\_
- Present Address: \_\_\_\_\_
- City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_
- How long: \_\_\_\_\_ Rent/Pmt: \_\_\_\_\_ **Co-Tenant Phone#** \_\_\_\_\_ Email: \_\_\_\_\_
- Landlord or Apt. Manager: \_\_\_\_\_ Telephone # \_\_\_\_\_
- Previous Address: \_\_\_\_\_
- City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_
- Landlord or Apt. Manager: \_\_\_\_\_ Telephone # \_\_\_\_\_
- Employer: \_\_\_\_\_ Address: \_\_\_\_\_
- Position: \_\_\_\_\_ Phone: \_\_\_\_\_ How Long: \_\_\_\_\_
- Supervisor: \_\_\_\_\_ Business # \_\_\_\_\_

**PERSONAL REFERENCES (Please, no relatives)**

Name _____	Address _____	Phone _____
Name _____	Address _____	Phone _____
Name _____	Address _____	Phone _____

**LIST OF ALL VEHICLES TO BE KEPT AT PROPERTY**

Make/Model _____	Year _____	Color _____	License _____
Make/Model _____	Year _____	Color _____	License _____

**TENANT AGREE THAT THE PREMISES WILL BE RENTED IN THE CONDITION THEY VIEW IT IN AT THE TIME OF THIS APPLICATION.**

Initial \_\_\_\_\_ Initial \_\_\_\_\_ Initial \_\_\_\_\_

**INCOME**

1. TENANT'S employment income is over \$ \_\_\_\_\_ monthly
2. CO-TENANT'S employment income is over \$ \_\_\_\_\_ monthly
3. Other Income (Specify) \$ \_\_\_\_\_ monthly
4. TOTAL MONTHLY INCOME IS OVER \$ \_\_\_\_\_

**\*NOTE, IF YOU ARE A SELF-EMPLOYED INDIVIDUAL YOU MUST PROVIDE WRITTEN PROOF OF YOUR INCOME, SUCH AS; INCOME TAX RETURNS, RECEIPTS, CONTRACTS, ETC.**

**CREDIT REFERENCES**

1. Name of Bank: \_\_\_\_\_ Checking Account # \_\_\_\_\_
2. Address: \_\_\_\_\_ Saving Account # \_\_\_\_\_
3. Phone Number: \_\_\_\_\_

List name, age and relationship of all persons to occupy the premises, including spouse, children, relatives, and co-tenants. Our policy requires that there not be more than two (2) people in each bedroom.

Name	Age	Relationship
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

1. Will there be pet(s)? Yes \_\_\_\_\_ No \_\_\_\_\_ **PET DEPOSIT REQUIRED IF PET ALLOWED**
2. How many? \_\_\_\_\_ Type: \_\_\_\_\_
3. Have you, your spouse, or co-tenants ever been evicted? Yes \_\_\_\_\_ No \_\_\_\_\_  
Explain: \_\_\_\_\_
4. Have you, your spouse, or co-tenants ever broken a rental agreement? Yes \_\_\_\_\_ No \_\_\_\_\_  
Explain: \_\_\_\_\_
5. Have you, your spouse, or co-tenants ever filed for bankruptcy? Yes \_\_\_\_\_ No \_\_\_\_\_
6. Have you, your spouse, or co-tenants ever been convicted of a felony? Yes \_\_\_\_\_ No \_\_\_\_\_
7. How were you referred to us? Stopped by: \_\_\_\_\_ Sign: \_\_\_\_\_  
Newspaper: \_\_\_\_\_ Other: \_\_\_\_\_  
If you were referred by another real estate agent, please list name and company: \_\_\_\_\_

**In case of any emergency, please notify:** \_\_\_\_\_  
Phone: \_\_\_\_\_ Relationship: \_\_\_\_\_  
Address: \_\_\_\_\_

**Applicant represents that all of the above statements are true and complete, and hereby authorizes verification of all above information, references, and credit records.**

**Applicant acknowledges that false information herein may constitute grounds for rejection of the application and may constitute a criminal offense under the laws of Arizona.**

**Refund in such event shall be prompt. Keys will be furnished only AFTER all required papers have been signed and ALL monies due have been paid in full unless other arrangements are made in writing have been accepted by all parties.**

**Once the application has been approved, Applicant must come in within 2 days (prior to move in) to sign the lease agreement and pay deposit in FULL with either cashier's check or money order. If the Applicant rescinds their offer, the Applicant's deposit shall be forfeited to Power Property Inc.**

**Applicant Signature:** \_\_\_\_\_ **Date:** \_\_\_\_\_

**Applicant Signature:** \_\_\_\_\_ **Date:** \_\_\_\_\_

**Agent:** \_\_\_\_\_ **Date:** \_\_\_\_\_ **Deposit:** \_\_\_\_\_

**Approval:** \_\_\_\_\_ **Date:** \_\_\_\_\_ **Denial:** \_\_\_\_\_ **Date:** \_\_\_\_\_

# RELEASE AUTHORIZATION

In connection with my rental application with you, I understand that an investigative consumer report may be requested that will include information as to my character, credit and past tenant history.

I voluntarily and knowingly authorize any present, past landlord, administrator, any and all agency's, private business, personal reference, and/or other persons to give records or information they may have concerning my criminal history, credit history, character, rental history and employment history. I voluntarily and knowingly unconditionally release any named or unnamed information from any and all liability resulting from the furnishing of this information. This authorization shall be valid for one year from the date signed and photographic or faxed copy of this authorization shall be as valid as the original.

\_\_\_\_\_  
Signature  
\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature  
\_\_\_\_\_  
Date

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## FOR OFFICE USE ONLY – DO NOT WRITE BELOW THIS LINE

### Salary Information

Date of Hire \_\_\_\_\_  
Wages \$ \_\_\_\_\_  
Bonus/Tips \$ \_\_\_\_\_

Position \_\_\_\_\_  
# of hours per week \_\_\_\_\_  
How Often \_\_\_\_\_

### Rental Information

Move in date \_\_\_\_\_  
Lease end date \_\_\_\_\_  
# of late payments \_\_\_\_\_  
Any non-compliance's \_\_\_\_\_  
Were there pets? \_\_\_\_\_

Move out date \_\_\_\_\_  
Rent amount \$ \_\_\_\_\_  
# of NSF's \_\_\_\_\_  
Proper notice received \_\_\_\_\_  
Deposit refunded \_\_\_\_\_

Condition of the apartment after move out \_\_\_\_\_  
Would you re-rent to them if they re-qualified? \_\_\_\_\_

PLEASE RE-FAX THIS INFORMATION TO (520) 628-7233 AS SOON AS POSSIBLE  
If you have any questions please feel free to contact us at (520) 628-8718. Thank you for your time!

\_\_\_\_\_  
Print name and title of person completing this form

\_\_\_\_\_  
Date

**POWER PROPERTY, INC.**  
**RESIDENT SELECTION GUIDELINES**

**Policy Statements:**

- A. Our company will not discriminate based on race, color, religion, sex, national origin, familial status, or handicap.
- B. We will evaluate all rental applications given to our leasing staff, which are properly completed, signed and accompanied by the appropriate application fee.
- C. If an applicant does not adequately qualify based on the criteria listed below, additional deposits of up to one and one-half (1 1/2) times the monthly rental rate, and/or guarantor who would be evaluated on the same basis as an applicant, may be required as a condition of approval. Please be aware that part of our evaluation process is based on information obtained through credit reports. You have the right to know what information is in your credit bureau files, and a separate letter will be provided containing instructions on how to obtain copies of your credit report(s) should this information adversely affect the evaluation process.

**Evaluation Criteria:**

- 1. Accuracy and verifiability of information given on rental application.
- 2. Rental History
  - a) Payment History?
  - b) Were there any "bad" checks?
  - c) Were any "notices" served to the applicant(s)?
  - d) Was proper notice given?
  - e) Were all terms of the lease fulfilled?
  - f) Would the location rent to applicant(s) again?
- 3. Credit
  - a) Are there collection accounts – especially from apartment communities?
  - b) Is there a bankruptcy in process or record of foreclosure?
- 4. Employment history
  - a) How long on job?
  - b) Confirmation of position.
  - c) Confirmation of rate of pay.
  - d) Does continued employment look good?
- 5. Income

Ideally, we would like to see gross pay of 3 times the monthly rate. This is a flexible guideline that may be adjusted based on strength in other areas.

**PLEASE NOTE:**

**The following will result in automatic rejection of an application:**

- a. **Falsified information**
- b. **Conviction of a felony which could represent potential risk of damage to the property and/or harm to other residents or the owner's representatives, including but not limited to: all weapons related charges, or charges resulting from the use, possession, distribution or manufacture of any controlled substance.**    Init\_\_\_\_\_    Init\_\_\_\_\_    Pg.4 of 4