



Real Estate. Reinvented.

APPLICATION FOR LEASE

This Application for Lease, dated \_\_\_\_\_, is hereby made by and between \_\_\_\_\_ (Applicant(s)) and \_\_\_\_\_ (Landlord) through Liz Moore & Associates, LLC (Property Manager).

Applicant applies for rental and occupancy of the following residential premises: beginning on \_\_\_\_\_, at a monthly rental of \_\_\_\_\_ Dollars (\$ \_\_\_\_\_) until tenancy is legally terminated and possession surrendered.

Liz Moore & Associates, LLC, 11801 Canon Boulevard, Suite 100, Newport News, Virginia 23606, is the authorized manager for the premises and no other person is authorized to act for or on behalf of the Landlord.

PLEASE FILL IN ALL INFORMATION COMPLETELY

1. Applicant: \_\_\_\_\_ SSN: \_\_\_\_\_ Date of Birth: \_\_\_\_\_
Tel # (H): \_\_\_\_\_ Tel # (W): \_\_\_\_\_ Cell Phone #: \_\_\_\_\_
Former Last Names (Married or Maiden) \_\_\_\_\_
Email: \_\_\_\_\_
Present Address: \_\_\_\_\_ Years: \_\_\_\_\_ Landlord: \_\_\_\_\_
Street/P.O. Box \_\_\_\_\_
City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_ Landlord's Tel #: \_\_\_\_\_
Previous Address: \_\_\_\_\_ Years: \_\_\_\_\_ Landlord: \_\_\_\_\_
Street/P.O. Box \_\_\_\_\_
City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_ Landlord's Tel #: \_\_\_\_\_
Present Employer: \_\_\_\_\_ How long? \_\_\_\_\_
Position: \_\_\_\_\_ Salary: \$ \_\_\_\_\_ (Wk., Mo., Yr)
Supervisor: \_\_\_\_\_ Telephone: \_\_\_\_\_
Former Employer: \_\_\_\_\_ How long? \_\_\_\_\_
Supervisor: \_\_\_\_\_

2. Co-Applicant: \_\_\_\_\_ SSN: \_\_\_\_\_ Date of Birth: \_\_\_\_\_
Tel # (H): \_\_\_\_\_ Tel # (W): \_\_\_\_\_ Cell Phone #: \_\_\_\_\_
Email: \_\_\_\_\_
Present Address: \_\_\_\_\_ Years: \_\_\_\_\_ Landlord: \_\_\_\_\_
Street/P.O. Box \_\_\_\_\_
City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_ Landlord's Tel #: \_\_\_\_\_

Previous Address: \_\_\_\_\_ Years: \_\_\_\_\_ Landlord: \_\_\_\_\_  
Street/P.O. Box

City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_ Landlord's Tel #: \_\_\_\_\_

Co-Applicant Employer: \_\_\_\_\_ How long? \_\_\_\_\_

Position: \_\_\_\_\_ Salary: \$ \_\_\_\_\_ (Wk., Mo., Yr)

Supervisor: \_\_\_\_\_ Telephone: \_\_\_\_\_

3. **Other Occupant:** Name: \_\_\_\_\_ Age: \_\_\_\_\_ Relationship: \_\_\_\_\_

Name: \_\_\_\_\_ Age: \_\_\_\_\_ Relationship: \_\_\_\_\_

Name: \_\_\_\_\_ Age: \_\_\_\_\_ Relationship: \_\_\_\_\_

4. **Number of Vehicles:** \_\_\_\_\_

Make, Model, and Color \_\_\_\_\_

License/Tag # \_\_\_\_\_ State \_\_\_\_\_

Financed by: \_\_\_\_\_ Address: \_\_\_\_\_

Monthly Payment: \_\_\_\_\_ Balance Owed: \_\_\_\_\_

Make, Model, and Color \_\_\_\_\_

License/Tag # \_\_\_\_\_ State \_\_\_\_\_

Financed by: \_\_\_\_\_ Address: \_\_\_\_\_

Monthly Payment: \_\_\_\_\_ Balance Owed: \_\_\_\_\_

*\*Continue on separate sheet if more than two.*

5. **If Armed Services:**

Applicant Rank: \_\_\_\_\_ Co-Applicant Rank: \_\_\_\_\_

Unit: \_\_\_\_\_ Unit: \_\_\_\_\_

Telephone: \_\_\_\_\_ Telephone: \_\_\_\_\_

Orderly Room Tel.: \_\_\_\_\_ Orderly Room Tel.: \_\_\_\_\_

6. **Other Income:**

Applicant Amount \$ \_\_\_\_\_ Per: \_\_\_\_\_ Source Of: \_\_\_\_\_

Co-Applicant Amount \$ \_\_\_\_\_ Per: \_\_\_\_\_ Source Of: \_\_\_\_\_

(COMPLETE AND SPECIFICALLY LIST ANY DEBTS NOW OUTSTANDING ATTACH ADDITIONAL SHEET IF NECESSARY)

CREDITOR	ADDRESS	ACCOUNT NO.	MONTHLY PAYMENT	BALANCE DUE
			\$	
			\$	
			\$	
			\$	

CHECKING ACCOUNT NO.	BANK	ADDRESS	BALANCE
SAVINGS ACCOUNT NO.	BANK	ADDRESS	BALANCE

\*Continue on separate sheet if necessary.

CIRCLE IF YOU OWN: CAMPER MOTORCYCLE BOAT TRUCK TRAILER

7. **Pets:** No pets of any kind are permitted in the leased premises without prior written approval and a non-refundable fee, except as otherwise provided by law.

8. **Deaf or Hearing Impaired:** Will any person named above require a visual smoke detector for deaf or hearing impaired?

Yes \_\_\_\_\_ No \_\_\_\_\_

9. **Emergency Contact:**

Name \_\_\_\_\_ Address \_\_\_\_\_  
Phone \_\_\_\_\_ Relationship \_\_\_\_\_

10. **Rental and Credit History:**

Reason for leaving current residence: \_\_\_\_\_  
Has any Applicant ever been rejected for tenancy? Yes \_\_\_; No \_\_. If yes, please explain: \_\_\_\_\_

Has any Applicant ever refused to pay rent when due, been a defendant in an unlawful detainer action or eviction, or otherwise been sued by a landlord for matters related to a tenancy. If so, please give details and the status of any pending actions: \_\_\_\_\_

Has any Applicant ever filed for bankruptcy? Yes \_\_\_; No \_\_. If so, please give dates of filing and status of case: \_\_\_\_\_

Has any Applicant ever been convicted of a felony or misdemeanor, other than a traffic violation? Yes \_\_\_; No \_\_. If yes, please give nature of offense, the county and state in which applicant was convicted and the sentence issued: \_\_\_\_\_

Please give the names and phone numbers of three references:

Name: \_\_\_\_\_ Phone Number: \_\_\_\_\_  
Name: \_\_\_\_\_ Phone Number: \_\_\_\_\_  
Name: \_\_\_\_\_ Phone Number: \_\_\_\_\_

Please provide the following information if the lease will be guaranteed.

Name of Guarantor: \_\_\_\_\_ Relationship: \_\_\_\_\_  
Address: \_\_\_\_\_  
Phone Number: \_\_\_\_\_

A **non-refundable** application fee in the amount of \_\_\_\_\_ must accompany this Application.

Applicant has been furnished a copy of Landlord's standard lease agreement to review. A reservation fee of \_\_\_\_\_ must accompany this Application and it will either become the security deposit provided in the lease agreement upon the commencement of the lease term, refunded if Applicant is not approved, or retained by Property Manager as liquidated damages if approved Applicant fails to execute a lease substantially in the form of Landlord's standard lease agreement within seventy-two hours after being notified of approval or if approved Applicant fails to begin paying rent on the date specified herein for occupancy of the premises, except as otherwise provided for by law.

**DISCLOSURE OF BROKERAGE RELATIONSHIP:** Landlord and Applicant confirm that in connection with the transaction contemplated by this Application, the Property Manager, a

Listing and Leasing Broker, and its salespersons, represent Landlord. If Property Manager engages in dual or designated agency, a separate consent agreement has been entered into by Property Manager and Applicant.

Applicant should exercise whatever due diligence Applicant deems necessary with respect to information on any sexual offenders registered under Chapter 23 (sec. 19.2-387 et. seq.) of Title 19. Such information may be obtained by contacting your local police department or the Department of State Police, Central Records Exchange at (804) 674-2000 or [www.state.va.us/vsp/vsp.html](http://www.state.va.us/vsp/vsp.html).

**Lead Based Paint.** The United States Environmental Protection Agency (EPA) and the Department of Housing and Urban Development (HUD) have determined that properties built prior to 1978 may contain lead-based paint which can cause serious health problems. The premises **was** **was not** built prior to 1978. If built prior to 1978, the attached Disclosure of Information on Lead-Based Paint and Lead-Based Paint Hazards has been executed and is incorporated into the Application for Lease and Lease Agreement.

The Applicant hereby certifies that the information contained in this Application for Lease is true and correct to the best of Applicant's knowledge and belief. Any false statement on this application can lead to rejection of this application or immediate termination of your lease. Applicant hereby authorizes Property Manager to obtain and verify investigative credit records and criminal reports on Applicant and conduct an appropriate background check to verify information provided herein by Applicant for approval or rejection of this Application. Property Manager or Landlord may at any time furnish to consumer reporting agencies both favorable and unfavorable information about your tenancy.

In any lawsuits relating to the Application for Lease or Lease Agreement, the prevailing party may recover all attorney's fees, costs and expenses from the other party.

**We have read the terms and conditions of this Application for Lease. We understand this is a binding contract separate and apart from the Lease Agreement.**

SIGNATURE OF APPLICANT \_\_\_\_\_ / /

SIGNATURE OF APPLICANT \_\_\_\_\_ / /

SIGNATURE OF GUARANTOR \_\_\_\_\_ / /

**VERIFY APPLICANT'S IDENTIFICATION**

TYPE OF IDENTIFICATION \_\_\_\_\_

The undersigned acknowledges receipt from Applicant of the sum of \$ \_\_\_\_\_ by cash or personal check payable to \_\_\_\_\_, which amount consists of an application fee in the amount of \$ \_\_\_\_\_ and a security deposit in the amount of \$ \_\_\_\_\_.

\_\_\_\_\_  
Signature of Recipient

\_\_\_\_\_  
Date Received

This Application for Lease is hereby ACCEPTED as of the \_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

\_\_\_\_\_  
Signature of Landlord or Property Manager

Property Manager's Address: \_\_\_\_\_

Phone No.: \_\_\_\_\_ Cell phone or pager no.: \_\_\_\_\_

Email: \_\_\_\_\_