



Real Estate. Reinvented.®

PM _____

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, Newport News, VA 23606 and 5350 Discovery Park Boulevard, Williamsburg, VA 23188, 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

APPLICANT

Name Last First MI Social Security # Date of Birth: Former Last Names (Married or Maiden): Relationship to Co-Applicant: Current Address: Street City State Zip Home Phone #: Work Phone #: Cell Phone #: Email Address: Current Landlord: Landlord's Phone #: How long at this address: Monthly rent: Do you have a lease? Exp. Date: Notice given: Yes No Former Address: Street City State Zip Former Landlord: Former Landlord's Phone # Present Employer:

CO-APPLICANT

Name Last First MI Social Security # Date of Birth: Former Last Names (Married or Maiden): Relationship to Co-Applicant: Current Address: Street City State Zip Home Phone #: Work Phone #: Cell Phone #: Email Address: Current Landlord: Landlord's Phone #: How long at this address: Monthly rent: Do you have a lease? Exp. Date: Notice given: Yes No Former Address: Street City State Zip Former Landlord: Former Landlord's Phone # Present Employer:

Address: _____
Position: _____
How Long? _____ Phone: _____
Salary: \$ _____ Wk/Mo/Yr
Supervisor: _____
Supervisor's Phone #: _____
Former Employer: _____
Supervisor: _____
Supervisor's Phone #: _____
Other Income: \$ _____ Wk/Mo/Yr
Source: _____

Address: _____
Position: _____
How Long? _____ Phone: _____
Salary: \$ _____ Wk/Mo/Yr
Supervisor: _____
Supervisor's Phone #: _____
Former Employer: _____
Supervisor: _____
Supervisor's Phone #: _____
Other Income: \$ _____ Wk/Mo/Yr
Source: _____

IF MILITARY, PLEASE COMPLETE:

Rank: _____
Unit: _____
Telephone: _____
Orderly Room Phone #: _____

Rank: _____
Unit: _____
Telephone: _____
Orderly Room Phone #: _____

Other Occupants of the Property:

Name: _____
Name: _____
Name: _____
Name: _____
Number of Vehicles _____
License/Tag #: _____
Financed by: _____
Monthly payment: _____
Make, Model, Color: _____
License/Tag #: _____
Financed by: _____
Monthly payment: _____

DOB: _____ Relationship: _____
DOB: _____ Relationship: _____
DOB: _____ Relationship: _____
DOB: _____ Relationship: _____
Make, Model, Color: _____
State _____
Address: _____
Balance Owed: _____
State _____
Address: _____
Balance Owed: _____

Continue on separate sheet if more than two vehicles

Circle if you own: Camper Motorcycle Boat
Pets: Do you have any pets? YES NO
Type and size (weight): _____

Truck Trailer
How many?: _____
Breed: _____

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.

Deaf or Hearing Impaired: Will any person named above require a visual smoke detector for deaf or hearing impaired? YES NO

Emergency Contact: *(Must be someone who does not reside with you)*

Name: _____ Address: _____

Phone: _____ Relationship: _____

COMPLETE AND SPECIFICALLY LIST ANY OUTSTANDING DEBTS. 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.

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 status of any pending actions: _____

Has any Applicant ever filed for bankruptcy? YES NO If yes, 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 the 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.

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 property 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 authorized Property Manager to obtain and verify investigative credit records and criminal reports on Applicant and conduct an appropriate background check to verify information provide 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.

By signing below, I authorize and give my permission:

- 1. To my current and former employers to release any information about my employment history and income history to Liz Moore and Associates, LLC, its agents or employees.**
- 2. To my current and former landlords to release any and all information relating to me, including my rental history, to Liz Moore and Associates, LLC, its agents or employees.**

I release the aforementioned from any liability or responsibility whatsoever from releasing information to Liz Moore and Associates, LLC, its agents or employees.

SIGNATURE OF APPLICANT _____ DATE: _____

SIGNATURE OF APPLICANT _____ DATE: _____

SIGNATURE OF GUARANTOR _____ DATE: _____

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: _____