

MARSHALL PETERS & ASSOCIATES

Real Estate Sales & Property Management

2020 West 3rd Street, Suite 201

Little Rock, Arkansas 72205

Phone 501-414-8340, Fax 501 414-8357

The application processing fee is \$25.00 CASH. Please print one application per adult!

These Fees are NON-REFUNDABLE. NO CHECKS ACCEPTED FOR COMMERCIAL APPLICATION FEE

Date _____ Number of: Persons _____ Cars _____

Qualifications to Lease: **Good Credit** **Management deemed Sufficient Income** **Verification of Job** **Good References**

Application: This application must be filled out completely, signed, and dated. An application must be filled out by every adult who will occupy the property. By signing, each person represents all information to be true and complete with full knowledge that false information herein may constitute grounds for rejection of this application or ejection after occupancy and may constitute a criminal offense under the laws of this state. Acceptance of this application, and all application fees, is not binding on the agent until approved in writing.

CREDIT: All credit references are subject to verification. Credit information is obtained from the Credit Bureau. All credit information will be used in consideration of accepting or rejecting applications. Any collection or judgment on an account may be cause for rejection. Applicant must be able to prove ability to pay before being considered. If there are derogatory remarks on credit report, applicant must be able to satisfactorily explain. Applicant acknowledges and understands that Management is the agent solely of Owner and not agent for the tenant.

EMPLOYMENT: A verifiable, work history is required. Applicants must be gainfully employed. Salary requirements must be met. Any past evictions or skips may cause rejection. Any false information listed on the rental application can be considered grounds for rejection or eviction.

Applicant Name _____ Date of Birth _____ Phone # _____

Current Address _____ zip code _____

Soc. Sec. # _____ Drivers License # _____ State _____ Email _____

Emergency Contact _____ Phone # _____ Address: _____

DO NOT LIST A CO-APPLICANT

2nd Emergency Contact _____ Phone # _____ Address: _____

DO NOT LIST A CO-APPLICANT

Present Employer _____ Start Date _____ Supervisor: _____ Phone # _____

Employment Address _____ Income _____ Per Week or Month (**circle one**)

Previous Employer _____ Phone _____ From _____ to _____ Salary _____

Current Landlord _____ Phone # _____ Rent _____

Reason for leaving: _____

Previous Landlord _____ Phone # _____ Address _____

CHARACTER REFERENCES: Name _____ Phone _____

DO NOT LIST YOUR CO-APPLICANT OR YOUR EMERGENCY CONTACTS

Name _____ Phone _____

Are you or co-applicant now on parole or probation? Who? _____ **Ever** convicted of a felony? _____

Equal Credit Opportunity Act

The Federal Equal Credit Opportunity Act prohibits creditors from discriminating against credit applicants on the basis of race, color, religion, national origin, age, sex or marital status. The Federal agency which administers compliance with this law concerning this company: Equal Credit Opportunity, Federal Trade Commission, Washington DC 20580

I have read, agreed to and understand all of the above. By signing below, I give permission to check and verify information given with any person, entity or company and give Marshall Peters & Associates permission to receive any information from any company or person available to verify, deny or inform of such information.

Applicant Signature _____ **Date** _____ **USE BACK FOR MORE INFORMATION SUCH AS OTHER INCOME,**

ADDITIONAL TENANTS UNDER THE AGE OF 18, ANIMALS, ETC.