

APPLICANT CRITERIA:

- Proof of income **at least** 3X's monthly rent
- Work history: *minimum* of 1 year at current employment
- Minimum credit score of 650 (*credit history will also be reviewed/approved by Owner)
- No prior broken leases or eviction in rental history
- No felonies in background history

PET CRITERIA:

- max of 2 medium size dogs (50 lbs each); no previous bite history
- No cats allowed
- Pet info to be provided on Lease App along with submission of pet picture(s)
- \$30/month to be added to rental rate
- \$500 pet fee (*non-refundable)
- **Prohibited** dog breeds: Pit Bull, Staffordshire Bull Terriers, Chow Chow

All Applicants intending to reside on the premises **and** who are 18 years or older must fully complete and submit a Texas Association of Realtors (TAR) Residential Lease Application.

The following documents are to be submitted with each TAR Lease Application:

- 3 most recent months of income (check subs, payroll records, etc.)
- copy of Texas Driver License
- if pet is to be considered, complete all pet related info on the Lease App.; provide current pic of pet to be considered

>> Upon landlord/owner approval of TAR apps submitted, the applicant(s) will be sent a link to submit an online app via MySmartMove and pay nonrefundable fee of \$49/app. Landlord to approve resulting credit, background & rental history reports.

Additional considerations for potential Tenants:

- **no smoking or burning of incense inside the house**
- no holes, nails or screws of any kind are allowed in wall paper
- no TV wall mounts or wall anchors are allowed on any wall

****ALL APPLICATIONS MUST BE THOROUGHLY COMPLETED.**

ANY INCOMPLETE APPS WILL NOT BE PROCESSED OR CONSIDERED.

Listing Agent: Rebecca Giamfortone email: RebeccaG.realtor@gmail.com

Thank You For Submitting Your Application