

FOR OFFICE USE
ONLY:

- APPLICANT
 CO-APPLICANT

WELCOME

Jupiter Investment Group

Please read carefully each paragraph of this agreement. There is no fine print or deceptive language. We want you to have clear understanding of what is offered to you and what we expect of you.

We will verify answers on the rental application so that we may give other residents reasonable assurance of good neighbors. We hope you see the benefits of this policy once you become one of our residents.

We respect your right for confidentiality in giving us this information and for privacy in living in your apartment. We will do our best to make your residency enjoyable and a pleasant experience. Thank you for your application.

RENTAL APPLICATION

(Fill in all spaces)

1. Applicant's Name _____ Married _____ Single _____

Date of Birth _____ Present Phone No. _____ Soc. Sec. No. _____

Physical Description: HT _____ WT _____ EYES _____ HAIR _____

Applicant's State Driver's License No. or I.D. Type _____ State _____ Exp. Date _____

2. Spouse's Name _____ Married _____ Single _____

Date of Birth _____ Present Phone No. _____ Soc. Sec. No. _____

Physical Description: HT _____ WT _____ EYES _____ HAIR _____

Applicant's State Driver's License No. or I.D. Type _____ State _____ Exp. Date _____

3. Information about others who will occupy the apartment (separate Application required for all adults except spouse)

	Name	Relationship	Date of Birth
a)	_____	_____	_____
b)	_____	_____	_____
c)	_____	_____	_____
d)	_____	_____	_____

4. Will a pet of any type live in your apartment? Yes No (Management must view pet prior to application approval.)

Name	Breed	Color	Weight	Licensed/Date
_____	_____	_____	_____	_____

5. Residence information: Address Apt. # City/State Zip Code Amount of Rent

Current Residence _____

From / / to / / Name of Landlord _____ Landlord Phone _____

If less than two years at your present address, list previous addresses below.

Address Apt. # City/State Zip Code Amount of Rent

Former Residence _____

From / / to / / Name of Landlord _____ Landlord Phone _____

Address Apt. # City/State Zip Code Amount of Rent

Former Residence _____

From / / to / / Name of Landlord _____ Landlord Phone _____

6. Applicant Employed By: _____ Address _____
From / / to / / Phone _____ Position _____
Supervisor's Name _____ Gross Monthly Income _____
Other Source of Income for Rental Payment _____

If less than two years at your present employer, list previous employers below:

Former Employer _____ Address _____
From / / to / / Phone _____ Position _____
Supervisor's Name _____ Gross Monthly Income _____

Former Employer _____ Address _____
From / / to / / Phone _____ Position _____
Supervisor's Name _____ Gross Monthly Income _____

7. Spouse Employed By: _____ Address _____
From / / to / / Phone _____ Position _____
Supervisor's Name _____ Gross Monthly Income _____

If less than two years at your present employer, list previous employers below:

Former Employer _____ Address _____
From / / to / / Phone _____ Position _____
Supervisor's Name _____ Gross Monthly Income _____

8. Your Bank(s)	Name	Acct. No.	Branch	Address
Checking	_____	_____	_____	_____
Savings	_____	_____	_____	_____

9. Credit Reference (Bank Cards, Credit Cards, Charge Accounts)

	Branch	Card/Acct. No.	Expiration Date
Bank Guarantee Card	_____	_____	_____
Other	_____	_____	_____

10. Have you ever been notified by a lender that you were delinquent on a mortgage payment or given written notification by management that you were late with a rental payment? Yes No If yes, please explain _____

11. Vehicles you would like to park on property

	Make/Model	Year	Color	License No.	State
Auto	_____	_____	_____	_____	_____
Auto	_____	_____	_____	_____	_____
Motorcycle	_____	_____	_____	_____	_____

Boats, trailers, large trucks, recreational vehicles, etc. are not allowed to be kept on property.

12. Person(s) you want responsible for your personal property in Case of Emergency (Other Than Co-Applicants)

For Applicant		For Spouse	
Name	_____	Name	_____
Address	_____	Address	_____
City/State	_____ Zip _____	City/State	_____ Zip _____
Relationship	_____ Phone _____	Relationship	_____ Phone _____

13. Have you or have any of your occupants ever been convicted of, or pleaded guilty or no contest to, any criminal offense(s) or had any criminal offense(s) disposed of other than by acquittal or a finding of "not guilty"? Yes No If yes, please explain _____

DEPOSIT TO HOLD AGREEMENT

(To be complete on one application per apartment only)

In consideration of management holding the apartment for me, I agree to pay a hold deposit of \$ _____ and a \$ _____ nonrefundable application fee. The holding deposit is refundable if my application is not approved (14-days) delay required for processing deposit refund payable to the party(s) completing this application. If my application is approved, the holding deposit is credited to the required move-in costs. I may cancel this agreement and be refunded my holding deposit by notifying you of my decision to cancel by 5 p.m. (24 hours) on _____, 20 ____ (14-day delay required for processing deposit refund). Cancellation after this time will result in forfeiture of my holding deposit. I must pay rent on or before my "rent start date" or my holding deposit will be forfeited and the apartment re-rented.

COMPLETED RENTAL AGREEMENT INFORMATION

APT # _____ Type _____ Furn Unfurn Apartment Length _____ Rent Start Date _____
 UTILITIES PAID BY: Owner You (acct. # required at Move-in)

MONTHLY RENTAL CHARGES:

RENT -----
 RUBS -----
 PET RENT -----
 PARKING RENT/GARAGE -----
 OTHER -----
 TOTAL MONTHLY RENT -----
 CITY TAX * -----

* (SUBJECT TO CHANGE DURING AGREEMENT TERM)

TOTAL MONTHLY CHARGES -----

MOVE-IN CHARGES

APPLICATION FEES -----
 NON-REFUNDABLE PREPARATION CHARGE -----
 NON-REFUNDABLE PET SANITIZING CHARGE -----
 RENTAL CONCESSIONS AT MOVE-IN -----
 1ST MONTHS RENT -----
 *PRORATED RENT: _____ DAYS @ \$ _____ PER DAY -----
SUBTOTAL -----
 SALES TAX -----
 PET DEPOSIT -----
 SECURITY DEPOSIT -----
 TOTAL MOVE IN COSTS -----
 LESS HOLDING DEPOSIT & APPLICATION FEE -----
BALANCE DUE AT MOVE-IN (money order or cashier's check) -----

*IF PRORATED RENT is not paid at Move-in RENT-----
 DATE DUE _____ TAX-----
AMOUNT DUE INCLUDING TAX-----

Applicant represents that all of the above statements are true and complete, and hereby authorizes verification of above information, reference and credit records. Applicant acknowledges that false information contained herein constitutes grounds for rejection of this Application if discovered before move-in. Applicant acknowledges that management may not be able to complete a comprehensive evaluation of this Agreement before move-in; however, management reserves the right to verify Application information after move-in and may convert the proposed Rental Agreement to a month-to-month term if false or misleading information is contained I this Application. Applicant agrees to the terms of the "Deposit to Hold Agreement."

AGENCY DISCLOSURE: All property and Jupiter Investment Group employees represent the owner with regard to the rental of your apartment and all terms and conditions contained in this rental application and agreement; however, we are committed to dealing fairly with all residents of this community.



Applicant's Signature _____ Date _____

Applicant's Signature _____ Date _____

Management's Receipt _____ Date _____