

## Application Policies and Requirements

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We would like to thank you in advance for your application. The following are a few items that you will need to know in order to process your application timely.

- (1) Completed application packets can be dropped off at 2820 Flamingo Road Monday through Friday 10 am to 4 pm. No appointment is necessary to drop it off. If you require additional information, an appointment would have to be scheduled in advance.
- (2) The application fee is \$50 for each adult (18 or older). Certified funds are required at the time of application. The cashier's check or money order must be made out to CENTURY 21 Consolidated and must state the property address in which you are applying for on the money order.
- (3) **All adults planning to occupy the property must complete the application and be screened.**
- (4) A copy of the applicant(s) photo ID is required.
- (5) **THE FINAL PAGE MUST BE SIGNED BY ALL APPLICANTS.** If this page is not signed, your application will not be processed.
- (6) A pet application must be completed and a photo of the pet submitted if you have or are planning to have a pet on the property. Any unauthorized pet will result in an automatic \$500 fine and could be considered a default on the contract leading to a possible eviction. **THERE ARE RESTRICTED BREEDS THAT ARE NOT ALLOWED ON THE PROPERTIES. A LIST OF THESE BREEDS CAN BE PROVIDED UPON REQUEST.**
- (7) If you are applying for a property with a pool or have a pet larger than 45 pounds, you will be required to have and maintain renters' insurance for the duration of your tenancy. A pet rider may be required.
- (8) An incomplete application will not be processed. Please be advised, you are required to provide anticipated move-in date, social security numbers, phone numbers of current and previous landlords, current and previous employers, and automobile information.
- (9) Copies of the last two paycheck stubs for each applicant are required. If you do not have paycheck stubs or are self-employed, you will be required to show tax information (schedule C), banking statements, or some type of verifiable proof of income (such as disability income).
- (10) **If your application is approved, you will be required to post a holding deposit within 24 hours. The holding deposit amount is a minimum of 1/2 the first month's rent. It is important to understand that the deposit is non-refundable if you cancel prior to lease signing. This holding deposit must be in certified funds payable to CENTURY 21 Consolidated. The holding deposit will be applied to the move-in cost at lease signing.**
- (11) **PROPERTIES WILL ONLY BE HELD FOR TWO WEEKS OTHERWISE AGREED BETWEEN ALL PARTIES IN WRITING.**
- (12) As company policy, we do not make payment arrangements on the security deposits or other move-in cost. Everything must be paid in full prior to taking possession of the property. Certified funds required until occupancy.
- (13) We try to have the applications processed within 24 to 48 hours (normal business hours) however if we are unable to get verifications returned timely or are waiting on owner approval of the application or conditions, it may take longer.

We look forward to the opportunity to work with you. If you have any questions regarding the status of your application or need more information, please feel free to contact our office directly at (702) 732-1668 or via email at [propertymanagement@c21consolidated.com](mailto:propertymanagement@c21consolidated.com).

# RENTAL APPLICATION



Application is not complete until page 4 is signed. Unless this application is initialed on each page it will not be processed. (If more than two persons are applying, use additional applications.)

### REQUIRED TO SUBMIT:

(Cash, MO, CC)

Application (Non-Refundable)

Fee \$ \$50 per adult

Deposit to Hold \$ 0.00

Amt. Received \$ \_\_\_\_\_

PROPERTY ADDRESS \_\_\_\_\_

CITY, STATE, ZIP \_\_\_\_\_

MOVE-IN DATE \_\_\_\_\_

(NON-REFUNDABLE) APPLICATION FEE \$ \$50 per adult RENT \$ \_\_\_\_\_ SECURITY DEPOSIT

\$ \_\_\_\_\_ PET DEPOSIT \$ \_\_\_\_\_ (NON-REFUNDABLE) PROCESSING FEE \$ n/a

KEY DEPOSIT \$ \_\_\_\_\_ CLEANING FEE \$ n/a OTHER \$ \_\_\_\_\_

EVIDENCE BY: CASH \_\_\_\_\_ CHECK \_\_\_\_\_ CASHIER'S CHECK \_\_\_\_\_ MONEY ORDER \_\_\_\_\_

XX

APPLICANT: \_\_\_\_\_

HOME PHONE # \_\_\_\_\_ OTHER PHONE \_\_\_\_\_

EMAIL \_\_\_\_\_ SSN# \_\_\_\_\_

DL# \_\_\_\_\_ STATE \_\_\_\_\_ BIRTH DATE \_\_\_\_\_

CURRENT ADDRESS: \_\_\_\_\_

CITY, STATE, ZIP \_\_\_\_\_

LANDLORD NAME / MORTGAGE HOLDER: \_\_\_\_\_ PAYMENT: \_\_\_\_\_

PHONE # \_\_\_\_\_ HOW LONG? \_\_\_\_\_ (PLEASE CHECK ONE)  OWNED OR  RENT

REASON FOR LEAVING \_\_\_\_\_

PRIOR STREET ADDRESS: \_\_\_\_\_

CITY, STATE, ZIP \_\_\_\_\_

LANDLORD NAME / MORTGAGE HOLDER: \_\_\_\_\_

PHONE # \_\_\_\_\_ HOW LONG? \_\_\_\_\_ (PLEASE CHECK ONE)  OWNED OR  RENT

REASON FOR LEAVING \_\_\_\_\_

CURRENT EMPLOYER: \_\_\_\_\_

HOW LONG? \_\_\_\_\_ EMPLOYED AS \_\_\_\_\_

ADDRESS: \_\_\_\_\_

CITY, STATE, ZIP \_\_\_\_\_

PHONE # \_\_\_\_\_ FAX# \_\_\_\_\_



CREDIT REFERENCES: BANK \_\_\_\_\_ ACCT.# \_\_\_\_\_  
ADDRESS \_\_\_\_\_

XX

AUTOMOBILES:

MAKE \_\_\_\_\_ MODEL \_\_\_\_\_ LIC# \_\_\_\_\_ STATE \_\_\_\_ YR \_\_\_\_ COLOR \_\_\_\_\_

MAKE \_\_\_\_\_ MODEL \_\_\_\_\_ LIC# \_\_\_\_\_ STATE \_\_\_\_ YR \_\_\_\_ COLOR \_\_\_\_\_

MAKE \_\_\_\_\_ MODEL \_\_\_\_\_ LIC# \_\_\_\_\_ STATE \_\_\_\_ YR \_\_\_\_ COLOR \_\_\_\_\_

XX

IN ADDITION TO APPLICANT(S), OTHER PERSONS TO BE AT PREMISES:

NAME RELATIONSHIP AGE OCCUPATION

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

PETS? (Y/N) \_\_\_\_\_ HOW MANY? Cats \_\_\_\_\_ Dogs \_\_\_\_\_ Other \_\_\_\_\_

Name	Cat or Dog?	Breed	Weight	Spayed or Neutered?

If Other, please explain: \_\_\_\_\_

\_\_\_\_\_

HAS ANY APPLICANT EVER FILED BANKRUPTCY? \_\_\_\_\_ GIVE DETAILS \_\_\_\_\_

\_\_\_\_\_

HAS ANY APPLICANT EVER BEEN EVICTED? \_\_\_\_\_ EXPLAIN \_\_\_\_\_

\_\_\_\_\_

HAS ANY APPLICANT EVER WILLFULLY REFUSED TO PAY RENT WHEN DUE? \_\_\_\_\_ EXPLAIN \_\_\_\_\_

\_\_\_\_\_

HAS ANY APPLICANT OR OCCUPANT EVER BEEN CONVICTED OF A GROSS MISDEMEANOR OR FELONY?

YES  OR NO  IF YES PLEASE EXPLAIN \_\_\_\_\_

\_\_\_\_\_









## APPLICATION FOR PET APPROVAL

This is an application to the Landlord for \_\_\_\_\_  
\_\_\_\_\_ ("Tenant") to have a pet at the following address:  
\_\_\_\_\_ ("the Property").

1. The pet or pets are identified as follows:

Name	Age	Breed	Weight	Gender	Neutered?	License No.
_____	_____	_____	_____	_____	_____	_____
_____	_____	_____	_____	_____	_____	_____
_____	_____	_____	_____	_____	_____	_____

2. Tenant certifies to Landlord that the pet(s) is in good health, and as proof therefore, a certificate of good health from a licensed veterinarian is attached. In addition, a photo of each pet is attached with the name on the back.

3. Tenant will keep pets on a leash when not in a fenced backyard area and will clean up all waste on the Property as well as in any common areas.

4. If the Property is subject to a Common Interest Community, Tenant will abide by all rules and regulations and CC&R's with respect to pet ownership.

5. Tenant acknowledges and understands that the representations herein are considered to be material provision of the Residential Lease Agreement.

6. Tenant requests Landlord's approval to keep the above-name pet(s) in and/or on the Property.

Tenants:

Date: \_\_\_\_\_

\_\_\_\_\_  
(Signature)

\_\_\_\_\_  
(Signature)

### Landlord's Response

Landlord, through Landlord's Broker, having considered the Application for Pet Approval submitted by Tenant, does hereby \_\_\_ approve **-OR-** \_\_\_ reject Tenant's application.

By: \_\_\_\_\_  
Authorized Agent for Broker Date