

PROPERTY MILL REAL ESTATE GROUP LLC

4040 E. Bijou St. Suite 100., Colorado Springs, CO 80909

Phone: 719-591-6200 Fax: 719-591-6222

E-Mail: hans@rosielle.net

**IF YOU WISH TO MAKE APPLICATION ON A PROPERTY,
PLEASE READ THIS INFORMATION CAREFULLY!!**

***A NON-REFUNDABLE FEE OF \$25.00 PER ADULT OCCUPANT IS REQUIRED
AT THE TIME OF APPLICATION***

You are making an application only. Please do not assume you have rented the property until notified by Hans Rosielle or his staff. Should there be more than one application on the same property, they will be processed at the same time. Please make sure that the application is completely filled out, copy of driver's license(s) and appropriate application fee. Application approval or disapproval will be determined as soon as all verifications are received at Property Mill Real Estate Group LLC.

All applicants must be 21 years old or older. No co-signers accepted.

***** TYPICAL REASONS FOR DISAPPROVAL OF APPLICATION
IS BAD CREDIT; EVICTIONS; RECENT BANKRUPTCY;
COLLECTIONS; FORECLOSURE AND JUDGEMENTS *****

***We will continue to show the property to others until a qualified applicant
is accepted and a Security Deposit has been paid.***

**** PRICES & CONDITIONS SUBJECT TO CHANGE WITHOUT NOTICE **
** DATA BELIEVED TO BE RELIABLE BUT NOT GUARANTEED ****

The pro-rated first month's rent is taken on move-in day. **Additional Security Deposits or
Advanced pre-paid last month (s) rent may be required for various reasons as a condition
of acceptance.**

Security Deposit must be paid by personal check or certified funds only within 24 hours of acceptance. We can not accept cash. Remember that the property is still being marketed until the Security Deposit is paid.

After acceptance and payment of the Security Deposit, you will need to make an appointment with our office to finalize the Lease Agreement. You will need to bring proof of renters insurance to the Lease signing appointment. All appointments will be at the office and no keys or garage door remotes will be issued unless the lease is signed by all parties and rent has been paid.

I have read the above-mentioned information on: _____

DATE

APPLICANT SIGNATURE

CO-APPLICANT SIGNATURE

Application Received BY: DATE: TIME:

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APPLICATION FOR RENTAL PROPERTY

Property Located at: _____ Date: _____

Amount now paying per month for rent or house payments: _____

I would like to take possession of this property on: _____ Lease Terms: _____

We found out about Property Mill Real Estate Group - Rentals by:

PLEASE PRINT

Applicant's Full Name: _____ Military Rank: _____ Birth Date: _____

Address: _____ City/State: _____ Zip: _____

Social Security #: _____ Email address: _____

Phone #/Type: _____ Drivers License #: _____ Expir. Date: _____

How long at present address: _____ Why Moving: _____

Landlord's Name/Own?: _____ Phone: _____ Fax: _____

Co-Applicant's Full Name: _____ Military Rank: _____ Birth Date: _____

Address: _____ City/State: _____ Zip: _____

Social Security #: _____ Email address: _____

Phone #/Type: _____ Drivers License #: _____ Expir. Date: _____

How long at present address: _____ Why Moving: _____

Landlord's Name/Own?: _____ Phone: _____ Fax: _____

OCCUPATION / EMPLOYMENT HISTORY

Please provide proof of local employment or evidence of funds to pay the rent.

Applicant's Employer: _____ Phone: _____ Fax: _____

Address: _____ Net Pay Per Month: _____

Position held: _____ How long employed: _____

Superior: _____ Superior's Position: _____ Phone: _____

Former Employer: _____ Phone: _____ Fax: _____

Address: _____ Net Pay Per Month: _____

Position held: _____ How long employed: _____

Superior: _____ Superior's Position: _____ Phone: _____

Co-Applicant's Employer: _____ Phone: _____ Fax: _____

Address: _____ Net Pay Per Month: _____

Position held: _____ How long employed: _____

Superior: _____ Superior's Position: _____ Phone: _____

Former Employer: _____ Phone: _____ Fax: _____

Address: _____ Net Pay Per Month: _____

Position held: _____ How long employed: _____

Superior: _____ Superior's Position: _____ Phone: _____

OTHER INFORMATION

If accepted, the following person(s), children or part-time children will be living with me:

	NAME	AGE	RELATIONSHIP	OCCUPATION
1.	_____	_____	_____	_____
2.	_____	_____	_____	_____
3.	_____	_____	_____	_____
4.	_____	_____	_____	_____

Nearest Relatives

	NAME	ADDRESS	PHONE#	RELATIONSHIP
1.	_____	_____	_____	_____
2.	_____	_____	_____	_____

Vehicles Owned

	Make/Model/Year	License #/State
1.	_____	_____
2.	_____	_____
3.	_____	_____
4.	_____	_____

Pets _____ Yes _____ No *(No Puppies Under 1 Year of Age).*

	Type	Weight	Aqe/yrs	Sex	Neutered/Spayed	Indoor/Outdoor	Pets Name
1.							
2.							
3.							

We are sorry but we cannot take the following dog breeds, sub-breeds, or any mix in their lineage: Dobermans (including miniature), Rotweilers, American or Staffordshire Terrier, Bull Terriers, Chows, Pit Bulls a.k.a. Staffordshire Bull Terrier, Akitas, Mastiffs, Bull Mastiffs, Perro de Presa Canarios, or Wolf Hybrids.

*Also not accepted as pets to include all wild animals, non-domesticated animals, including the following:
REPTILES, WOLVES, SNAKES, BEARS, FERRETS OR MONKEYS.*

THERE IS A REFUNDABLE PET DEPOSIT OF \$300 PER PET IF NO DAMAGE.

CREDIT REFERENCES (other than credit cards) for example: Car Loan, School Loan, etc.

	Name	Address	Limit/Purpose	Outstanding/Balances
1.	_____	_____	_____	_____
2.	_____	_____	_____	_____
3.	_____	_____	_____	_____

BANK ACCOUNTS

	Name	Checking/Savings	Branch
1.	_____	_____	_____
2.	_____	_____	_____
3.	_____	_____	_____

PERSONAL REFFERENCES (Not related)

	Name	Address	City/State/Zip	Phone
1.	_____	_____	_____	_____
2.	_____	_____	_____	_____
3.	_____	_____	_____	_____

PLEASE ANSWER THE FOLLOWING:

- 1. Have you ever been evicted from any tenancy? () Yes () No
- 2. Have you ever willfully and intentionally refused to pay rent when due? () Yes () No
- 3. Do you know of anything which may interrupt income or ability to pay rent? () Yes () No
- 4. Have you ever filed a petition of bankruptcy? () Yes () No
- 5. If divorced are you obligated to make, or are you receiving any child support/alimony? If so how much? _____ Explain _____

PLEASE READ AND INITIAL THAT YOU HAVE READ ALL THE FOLLOWING PARAGRAPHS

- _____ PROPERTY MILL REAL ESTATE GROUP requires Applicant(s) to have INCOME EQUAL TO 3 TIMES RENT.
- _____ If applicants are **roommates**, at least 1 applicant must qualify using 3 to 1 income to rent ratio.
- _____ Self-employed applicants must submit copy of most current **Income Tax Return** or a copy of the **Schedule C**.
- _____ Military applicants must submit a copy of their most current **L.E.S.** and a copy of their "**Orders**" for verification of employment.
- _____ I also understand if I am approved and have paid the security deposit, the security deposit will be forfeited if I change my mind for any reason and do not lease the property.
- _____ PROPERTY MILL REAL ESTATE GROUP policy is that monthly rent be paid by Personal Check or Certified Funds but no cash.
- _____ PROPERTY MILL REAL ESTATE GROUP is working solely on behalf of the owner.
- _____ I understand any property built prior to 1978 may contain lead-based paint.
- _____ I hereby certify that the answers I have given in this application are true and correct to the best of my knowledge. I understand that any false answers or statements made by me will be sufficient grounds for eviction and loss of any security deposits.

APPLICANT'S SIGNATURE AUTHORIZATION

I HEREBY AUTHORIZE PROPERTY MILL REAL ESTATE GROUP TO ORDER A CONSUMER CREDIT REPORT AND VERIFY OTHER CREDIT INFORMATION, INCLUDING PAST AND PRESENT LANDLORD INFORMATION AND EMPLOYMENT EARNING RECORDS.

A NON-REFUNDABLE FEE OF \$25.00 PER ADULT OCCUPANT IS REQUIRED AT THE TIME OF APPLICATION.

A COPY OF ALL APPLICANT'S DRIVERS LICENSES AND THE APPLICATION FEE IS REQUIRED BEFORE THE APPLICATION WILL BE PROCESSED.

Applicants Signature: _____ Date: _____

Co-Applicants Signature: _____ Date: _____