

# Rental Application

(Subject to Owners Approval)

NAME OF APPLICANT		HOME PHONE	DATE	NUMBER
PRESENT ADDRESS		DATES OF CURRENT OCCUPANCY:	FROM	TO
CITY	STATE	ZIP CODE	AUTOMOBILE: MAKE/YEAR/REG. STATE & NO.	SOCIAL SECURITY#
PRESENT LANDLORD		COMPLETE ADDRESS	PHONE NUMBER	
FORMER LANDLORD		OCCUPANCY	COMPLETE ADDRESS	PHONE NUMBER
CURRENT EMPLOYER		COMPLETE ADDRESS	PHONE NUMBER	
OCCUPATION/SOURCE OF INCOME	TYPE OF BUSINESS	SALARY	LENGTH OF EMPLOYMENT	
FORMER EMPLOYER		LENGTH OF EMPLOYMENT	COMPLETE ADDRESS	PHONE NUMBER
PERSONAL REFERENCE (NAME)		COMPLETE ADDRESS	PHONE NUMBER	
IN CASE OF EMERGENCY NOTIFY (NAME)		COMPLETE ADDRESS	PHONE NUMBER	
CREDIT REFERENCE		COMPLETE ADDRESS	PHONE NUMBER	
BANK – CHECKING ACCOUNT		BRANCH ADDRESS	ACCOUNT NUMBER	
BANK – SAVINGS ACCOUNT		BRANCH ADDRESS	ACCOUNT NUMBER	

**NAME OF ALL CO-TENANTS** (EACH ADULT MUST FILE A SEPARATE APPLICATION)

APARTMENT NO./TYPE	TOTAL NO. OF OCCUPANTS	NO. OF ADULTS	NO. OF PETS	Base rent per month \$ _____ (Subject to escalation as set forth in lease)
ADDRESS		NAMES & AGES OF MINOR CHILDREN		Other Monthly Charges _____ (e.g. parking, etc.)
CITY	OCCUPANCY DATE	RENT BEGINS		Key/Lock _____
TERM OF LEASE (MONTHS)	FROM (DATE)	TO (DATE)		Last Month's Rent _____
<b>ARE YOU A CONVICTED FELON?</b> (Y/N) _____ if "Yes" Please submit detail of conviction(s).				Security Deposit _____
<b>Base rent and other monthly charges are due and payable on the first day of each month in advance.</b>				Deposit on Account _____
				Balance Due _____
				Upon Acceptance _____

Pursuant to Massachusetts law, the Management shall not make any inquiry concerning race, religious creed, color, national origin, sex, sexual orientation, age, (except if a minor), ancestry or marital status of the Applicant or concerning the fact that the Applicant is a veteran or a member of the armed forces or is handicapped. The Applicant authorizes the Management and/or Renting Agency to obtain or cause to be prepared a consumer credit report relating to the Applicant.

Neither the Owner nor the Management is responsible for the loss of personal belongings caused by fire, theft, smoke, water or otherwise, unless caused by their negligence.

The undersigned warrants and represents that all statements herein are true and agrees to execute upon presentation a Rental Housing Association lease or Tenancy at Will agreement in the usual form, a copy of which the Applicant has received or has had occasion to examine, which lease or agreement may be terminated by the Lessor if any statement herein made is not true. Deposit is to be applied as shown above, or applied to actual damages sustained by the Owner, except it is to be refunded if said application is not accepted by the Owner. This application and deposit are taken subject to previous applications.

THIS APPLICATION MUST BE ACTED UPON BY THE OWNER ON OR BEFORE \_\_\_\_\_

The Renting Agent is an independent contractor and has no authority to make any representation concerning the premises; the Renting Agent is only authorized to show the apartment for rent and to assist in the screening of Rental Applicants.

Renting Agent..... Applicant Signature.....



# Verification Request

## APPLICANT AUTHORIZATION TO RELEASE INFORMATION

I (PLEASE PRINT NAME) \_\_\_\_\_ hereby authorize all third parties indicated on my application to furnish the information requested below to Prestige Rental Solutions. I release all third parties, their officers, agents, and employees from any an all liability associated with such disclosure of the requested information.

Applicant's Signature: \_\_\_\_\_ Date: \_\_\_\_\_

### **RENTAL AGENT USE ONLY**

\_\_\_\_\_ has applied for an apartment with out company and has listed you as a reference.

Please fill in the information requested below that applies to you and return to the attention of \_\_\_\_\_ via fax at (617) 232-3245. If you have any questions, please contact me at (617) 278-4968. Thank you for your assistance!

#### **Employment Verification**

Position: \_\_\_\_\_

Is the employee full/part time, temporary/permanent: \_\_\_\_\_

Length of employment: \_\_\_\_\_

Weekly Gross Salary: \_\_\_\_\_

Your name and title: \_\_\_\_\_

#### **Student Verification**

Date of Graduation: \_\_\_\_\_

Graduate or Undergraduate: \_\_\_\_\_

Program enrolled in: \_\_\_\_\_

Your name and position: \_\_\_\_\_

#### **Present Landlord Reference**

Tenant's address: \_\_\_\_\_

Dates of occupancy: \_\_\_\_\_

Amount of occupancy: \_\_\_\_\_

Amount of rent: \_\_\_\_\_ Was paid on time: \_\_\_\_\_

Would you re-rent to this tenant: \_\_\_\_\_

Any Problems: \_\_\_\_\_

\_\_\_\_\_

Your name and position: \_\_\_\_\_

Prepared By: \_\_\_\_\_ Agency: \_\_\_\_\_

(RENTAL AGENT)

# *Prestige Rental Solutions*

## **Rental Brokerage Fee Disclosure**

All real estate offices/agents are required by state regulation to provide a fee disclosure form to prospective tenants. Prestige Rental Solutions collects a fee for services rendered towards securing your rental housing equal to one month's rent; market conditions and individual landlord/tenant preferences will dictate what portion of that one month fee is to be paid by you, the applicant. In most cases, you will be responsible for paying a broker's fee in the amount of one-half of one month's rent, plus a non-refundable application fee of \$25.00. But in no event will you be required to pay more than one month's rent as a broker's fee.

Prestige Rental Solutions is entitled to its broker's fee once your application for the tenancy has been accepted and the lease is signed by all parties. However, if a tenancy is not created because you fail to sign a standard lease, you are still responsible for paying the broker's fee. If your application for the tenancy is not accepted by the landlord, or if the landlord cannot provide the apartment after acceptance of your application, no broker's fee is due.

This Rental Brokerage Fee Disclosure was presented to the applicant by:

\_\_\_\_\_  
**Broker/Salesperson's Name**

\_\_\_\_\_  
**License No.**

\_\_\_\_\_  
**Date**

\_\_\_\_\_  
**Broker/Salesperson's Signature**

I/we have received a signed copy of this fee disclosure form:

\_\_\_\_\_  
**Applicant's Name**

\_\_\_\_\_  
**Applicant's Name**

\_\_\_\_\_  
**Applicant's Signature**

\_\_\_\_\_  
**Applicant's Signature**