

Rental Application Please email or fax to: Email: info@unitedbond.com
Phone/Fax: (801) 523-6428

Applicant		D.O.B.	SS#	Drivers Lic#
Phone #	Work Phone#		Email	
Emergency Contact Name:			Relationship	Phone #
Co-Applicant		D.O.B.	SS#	Drivers Lic#
Phone #	Work Phone#		Email	
Emergency Contact Name:			Relationship	Phone #
Other Occupants and Ages:				
Answer Yes/No: Pets?	Evictions?	Bankrupt?	Bad Credit?	Felony Criminal Record?
If Yes Please Explain:				
Applicant Address (3 Year Rental History Required)		How Long	Landlord	Phone #
Present				
Prior				
Prior				
Co-Applicant Address (3 Year Rental History Required)		How Long	Landlord	Phone #
Present				
Prior				
Prior				
Applicant Employment and/or Source of Income (3 Yr History Required) If more room is needed please use another sheet of paper				
	Present Occupation		Prior Occupation	
Company				
Business Address				
Type of Business				
HR/Payroll Phone #				
Position Held				
Supervisor				
How Long on Job				
Monthly GROSS Pay				
Co-Applicant Employment and/or Source of Income (3 Yr History Required) If more room is needed please use another sheet of paper				
	Present Occupation		Prior Occupation	
Company				
Business Address				
Type of Business				
HR/Payroll Phone #				
Position Held				
Supervisor				
How Long on Job				
Monthly GROSS Pay				

I (We) affirm that the above statements are true and complete, and authorize whatever inquiries or investigations in considered appropriate in connection with this application. I have read and understand the Rental Criteria listed on the back of this Application.

I DECLARE THE FOREGOING TO BE TRUE UNDER PENALTY OF PERJURY.

I agree that the landlord may terminate any agreement entered into in reliance on any misstatement made above.

I understand also that **incomplete applications will not be considered.**

Applicant

Date

Co-Applicant

Date

RENTAL CRITERIA

This is a list of the minimum standards which all applicants must meet. All persons will be treated fairly and equally without regard to race, color, religion, sex, handicap, national origin, familial status, or source of income.

Since we are continually seeking to refine our criteria there may be further qualifications added since the printing of this statement. If you have specific questions regarding these requirements please contact management.

Please review our criteria. Exceptions or deviations from our criteria may be considered in some cases with payment of additional monies. Prices and amounts are subject to change, based on availability and qualification of applicant, additional fees may apply. If you are approved, you will have peace of mind of knowing that other residents under our management are being screened with equal care.

Age Requirement: Leaseholders must be 18 years of age. All occupants 18 and older will be required to complete application (even if living with a parent or guardian).

Income Requirement: The gross monthly income of all leaseholders will be considered jointly and equal to three times the rental amount of the apartment. All income must be verified in writing from the source or it cannot be counted as income.

Employment Verification: Leaseholders must be currently employed for at least one year by the same employer. Alternatively, employment for at least six months in the same line of work from the previous job may be considered acceptable. Written verification of regular employment income sufficient to at least three times the monthly rental amount is required.

Self-Employment: Must provide the previous three years personal income tax returns and the previous two months personal bank statements as evidence of sufficient income. Persons who hold jobs that are paid in cash or services without payroll withholding or 1099 reporting, or persons paid by commission, tips, or bonuses will be considered self-employed.

Residency: Up to three years rental/ residency history will be reviewed and must be found in good standing. Renting a room, or living with friends or family does not count as rental history. Home ownership and payment history must be verified.

Criminal History: Applicants will be asked to disclose any prior arrests, convictions or pending criminal actions. A criminal background check will be conducted. Failure to disclose is grounds for denial. Arrests and pending criminal actions will not, in themselves, be grounds for denial but may be factors used along with other criteria. Convictions of any sort will be evaluated on an individualized basis. Management will consider the nature of the crime and the severity of the crime, along with how much time has passed since the criminal activity and the release from any imprisonment, parole, or probation. Persons who are listed on any sex offender list will not be considered. Persons who have a criminal conviction relating to drugs who have not provided evidence of completed drug rehabilitation will not be accepted nor will persons whose drug conviction relates to conviction for other than possession. Applicants should be aware that serious convictions relating to crimes involving violence, gang activity, arson, and injury to persons will likely be denied. Also persons who have been recently released from prison, parole, or probation may be required to provide additional information and references. Management will evaluate the criminal history on an individualized basis which may be used as one factor in the application process. Applicants with criminal history are encouraged to properly disclose the information and to provide management with such other information as may assist in explaining the circumstances and mitigating factors of the criminal history. Denied applicants may petition for reconsideration and may then provide additional information to be considered.

Credit: Unpaid judgments, bankruptcy, or multiple collections in the past two years are unacceptable. No evictions or unpaid rental charges within the last 3 years. Late payments are considered on a case-by-case basis.

Occupancy: No pets or visiting pets allowed ever. Only persons listed on the lease will be allowed to occupy the premises. Maximum number of occupants allowed is dependent on number of bedrooms in the unit.

INCOMPLETE APPLICATIONS WILL NOT BE PROCESSED OR CONSIDERED.

FALSIFICATION OF RENTAL APPLICATION INFORMATION WILL LEAD TO DENIAL OF RENTAL.

Applicants must understand and accept these qualifying standards and have truthfully answered all questions. Also, applicants authorize management to run a credit check, and to search public records for evictions, lawsuits, criminal records and the like. This rental policy does not insure that all individuals residing on or visiting the property conform to these guidelines.

If your application is approved, you will be required to sign a rental agreement in which you will agree to abide by the house rules. A complete copy of the rental agreement and rules are available for applicants who would like to review them. We reserve the sole right to make exceptions on an individual basis.
