CALIFORNIA ASSOCIATION OF REALTORS®

APPLICATION TO RENT/SCREENING FEE

(C.A.R. Form LRA, Revised 11/12)

I. APPLICATION TO RENT

THIS SECTION TO BE COMPLETED BY APPLICANT. A SEPARATE APPLICATION TO RENT IS REQUIRED FOR EACH OCCUPANT 18 YEARS OF AGE OR OVER, OR AN EMANCIPATED MINOR.

1. **Applicant is completing Application as a (check one) ☐ tenant, ☐ tenant with co-tenant(s) or ☐ guarantor/co-signor.**
   Total number of applicants _____.

2. **PREMISES INFORMATION**
   Application to rent property at _____ ("Premises")
   Rent: $ _____ per _____ Proposed move-in date _____

3. **PERSONAL INFORMATION**
   A. **FULL NAME OF APPLICANT** _____
   B. Date of Birth _____ (For purpose of obtaining credit reports. Age discrimination is prohibited by law.)
   C. Social security No. _____ Driver's license No. _____
      State _____ Expires _____
   D. Phone number: Home _____ Work _____ Other _____
   E. Email _____
   F. Name(s) of all other proposed occupant(s) and relationship to applicant _____
   G. *Pet(s) or service animals (number and type)* _____
   H. Auto: Make _____ Model _____ Year _____ License No. _____ State _____ Color _____
      Other vehicle(s): _____
   I. In case of emergency, person to notify _____
      Relationship _____
      Address _____ Phone _____
   J. Does applicant or any proposed occupant plan to use liquid-filled furniture? ☐ No ☐ Yes Type _____
   K. Has applicant been a party to an unlawful detainer action or filed bankruptcy within the last seven years? ☐ No ☐ Yes
      If yes, explain _____
   L. Has applicant or any proposed occupant ever been convicted of or pleaded no contest to a felony? ☐ No ☐ Yes
      If yes, explain _____
   M. Has applicant or any proposed occupant ever been asked to move out of a residence? ☐ No ☐ Yes
      If yes, explain _____

4. **RESIDENCE HISTORY**

Current address _____	Previous address _____
City/State/Zip _____	City/State/Zip _____
From _____ to _____	From _____ to _____
Name of Landlord/Manager _____	Name of Landlord/Manager _____
Landlord/Manager's phone _____	Landlord/Manager's phone _____
Do you own this property? ☐ No ☐ Yes	Did you own this property? ☐ No ☐ Yes
Reason for leaving current address _____	Reason for leaving this address _____

5. **EMPLOYMENT AND INCOME HISTORY**

Current employer _____	Previous employer _____
Current employer address _____	Prev. employer address _____
From _____ To _____	From _____ To _____
Supervisor _____	Supervisor _____
Supervisor phone _____	Supervisor phone _____
Employment gross income $ _____ per _____	Employment gross income $ _____ per _____
Other income info _____	Other income info _____

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Applicant's Initials (_____) (_____)

Reviewed by _____ Date _____

EQUAL HOUSING OPPORTUNITY

Agent: Kay Wahlin Phone: 949.951.1722 Fax: 949.481.4622 Prepared using zipForm® software
Broker: Wahlin, Kay 28202 Cabot Road Laguna Niguel , CA 92677

Property Address: 123, h. Date: _____

6. CREDIT INFORMATION

Name of creditor	Account number	Monthly payment	Balance due

Name of bank/branch	Account number	Type of account	Account balance

7. PERSONAL REFERENCES

Name _____ Address _____

Phone _____ Length of acquaintance _____ Occupation _____

Name _____ Address _____

Phone _____ Length of acquaintance _____ Occupation _____

8. NEAREST RELATIVE(S)

Name _____ Address _____

Phone _____ Relationship _____

Name _____ Address _____

Phone _____ Relationship _____

Applicant understands and agrees that: (i) this is an application to rent only and does not guarantee that applicant will be offered the Premises; (ii) Landlord or Manager or Agent may accept more than one application for the Premises and, using their sole discretion, will select the best qualified applicant, and (iii) Applicant will provide a copy of applicant's driver's license upon request.

Applicant represents the above information to be true and complete, and hereby authorizes Landlord or Manager or Agent to: (i) verify the information provided; and (ii) obtain credit report on applicant.

If application is not fully completed, or received without the screening fee: (i) the application will not be processed, and (ii) the application and any screening fee will be returned.

Applicant _____ Date _____ Time _____

Return your completed application and any applicable fee not already paid to: _____

Address _____ City _____ State _____ Zip _____

II. SCREENING FEE

THIS SECTION TO BE COMPLETED BY LANDLORD, MANAGER OR AGENT.

Applicant has paid a **nonrefundable** screening fee of $ _____ , applied as follows: (The screening fee may not exceed $30.00, adjusted annually from 1-1-98 commensurate with the increase in the Consumer Price Index. A CPI inflation calculator is available on the Bureau of Labor Statistics website, www.bls.gov. The California Department of Consumer Affairs calculates the applicable screening fee amount to be $42.06 as of 2009.)

$ _____ for credit reports prepared by _____ ;

$ _____ for _____ (other out-of-pocket expenses); and

$ _____ for processing.

The undersigned has read the foregoing and acknowledges receipt of a copy.

_____ _____

Applicant Signature Date

The undersigned has received the screening fee indicated above.

_____ DRE Lic. # _____ _____

Landlord or Manager or Agent Signature Date

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Reviewed by _____ Date _____

PRECISE PROPERTY MANAGEMENT
26861 Trabuco Road, Suite E-211
Mission Viejo, CA. 92691
949-951-1722 phone
949-218-5807 fax

PLEASE FAX APPLICATIONS AND FORMS TO: 949-218-5807

Applicants Signature & Authorization for Credit Reports

With my signature below I instruct you to order a Credit Report on my behalf for the purpose of evaluating my eligibility to obtain a residential mortgage loan and/or to lease a residential dwelling unit.

APPLICANT'S NAME: _____

SOCIAL SECURITY #: _____

APPLICANT'S ADDRESS: _____

_____

PHONE NUMBER: _____

CO-APPLICANT'S NAME: _____

CO-APPLICANT'S SOCIAL SECURITY #: _____

CO-APPLICANT'S ADDRESS: _____

_____

CO-APPLICANT'S PHONE NUMBER: _____

APPLICANT'S SIGNATURE: _____

DATE: _____

CO-APPLICANT'S SIGNATURE: _____

DATE: _____

PROCESSING FEES ARE AS FOLLOWS: $50.00 PER PERSON FOR STANDARD ONE BUREAU REPORT.