

RENTAL APPLICATION

The application will be considered incomplete until page 5 is signed. If this application is not initialed on each page, it will not be processed. (For more than two applicants, please use additional applications.)

REQUIRED TO SUBMIT:

(Certified Funds or Credit Cards)

Application (Non-Refundable)

Fee \$ _____

Holding Fee \$ _____

Amt. Received \$ _____

Evidenced by: _____

(Payment Method)

PROPERTY ADDRESS _____

OTHER AGENT INFORMATION

REFERRAL COMPANY _____ MLS # _____

AGENT: _____ Public ID# _____ License# _____

RENT/DEPOSITS AND OTHER FEES

Rent: From <u>11/01/24</u> , To <u>11/30/24</u>	\$ _____
Security Deposit	\$ _____
Key Deposit	\$ _____
Key Fee (non-refundable)	\$ _____
Admin/Credit App Fee (non-refundable)	\$ _____
Pet Deposit	\$ _____
Pet Fee (non-refundable)	\$ _____
Cleaning Deposit	\$ _____
Cleaning Fee (non-refundable)	\$ _____
Additional Security	\$ _____
Utility Proration	\$ _____
Sewer/Trash Proration	\$ _____
Pre-Paid Rent	\$ _____
Pro-Rated Rent for _____	\$ _____
Other _____	\$ _____
Other _____	\$ _____
Other _____	\$ _____
TOTAL	\$ _____

Please be aware that all rent, deposit, or fee amounts are estimates, and the amounts specified in the Lease Agreement will take precedence.

APPLICANT INFORMATION

PROPOSED MOVE-IN DATE _____

APPLICANT: _____

HOME PHONE # _____ OTHER PHONE _____

EMAIL _____ SSN# _____

DL# _____ STATE _____ BIRTH DATE _____

CURRENT ADDRESS: _____

CITY, STATE, ZIP _____

LANDLORD NAME / MORTGAGE HOLDER: _____ PAYMENT: _____

PHONE # _____ FAX # _____ EMAIL ADDRESS: _____

HOW LONG? _____ (PLEASE CIRCLE ONE) _____ OWNED OR _____ RENT

REASON FOR LEAVING _____

PRIOR STREET ADDRESS: _____

CITY, STATE, ZIP _____

LANDLORD NAME / MORTGAGE HOLDER: _____ PAYMENT: _____

PHONE # _____ FAX # _____ EMAIL ADDRESS: _____

HOW LONG? _____ (PLEASE CHECK ONE) _____ OWNED OR _____ RENT

REASON FOR LEAVING _____

CURRENT EMPLOYER: _____

HOW LONG? _____ EMPLOYED AS _____

ADDRESS: _____

CITY, STATE, ZIP _____

PHONE # _____ FAX# _____

SALARY: \$ _____ PER/MO SUPERVISOR: _____

OTHER INCOME: SOURCE _____ AMOUNT: \$ _____

PRIOR EMPLOYER (IF LESS THAN 3 YEARS): _____ PHONE # _____

HOW LONG? _____ EMPLOYED AS _____

SALARY: \$ _____ PER/MO SUPERVISOR: _____

CREDIT REFERENCES: BANK _____ ACCT. # _____

ADDRESS _____

PERSONAL REFERENCES:

1. NAME _____ PHONE # _____

EMAIL _____ RELATIONSHIP _____

2. NAME _____ PHONE # _____

EMAIL _____ RELATIONSHIP _____

CO-APPLICANT INFORMATION

(Please note: There may be additional fees for co-applicants.)

Please provide the names, telephone numbers, and email addresses of all Co-Applicants:

<u>APPLICANT NAME</u>	<u>PHONE NUMBER</u>	<u>E-MAIL ADDRESS</u>
<u>1.</u>		
<u>2.</u>		
<u>3.</u>		
<u>4.</u>		

For privacy reasons, each Co-Applicant is required to submit a separate Rental Application.

VEHICLE INFORMATION

AUTOMOBILES:

MAKE _____	MODEL _____	LIC# _____	STATE _____	YR _____	COLOR _____
MAKE _____	MODEL _____	LIC# _____	STATE _____	YR _____	COLOR _____
MAKE _____	MODEL _____	LIC# _____	STATE _____	YR _____	COLOR _____

OTHER OCCUPANTS

ALONG WITH THE APPLICANT(S), OTHER INDIVIDUALS WHO WILL BE LIVING AT THE PROPERTY:

<u>NAME</u>	<u>RELATIONSHIP</u>	<u>AGE</u>	<u>OCCUPATION</u>	<u>TELEPHONE NUMBER</u>

PETS*

*** If you have a service animal, emotional support animal, or assistance animal (as defined in CFR, NRS, and FHA), please pause! Your animal is not considered a "pet." Kindly complete the "Lease Addendum for Service and/or Emotional Support Animals (Collectively referred to as 'Assistance Animals')"**

PETS? (Y/N) _____ IF YES, PLEASE COMPLETE THE FOLLOWING:

1. The pet or pets are identified as follows:

<u>NAME</u>	<u>AGE</u>	<u>BREED</u>	<u>WEIGHT</u>	<u>GENDER</u>	<u>NEUTERED?</u>	<u>LICENSE NO.</u>

2. If you have a service animal, emotional support animal, or assistance animal (as defined in CFR, NRS, and FHA), please pause! Your animal is not considered a "pet." **Kindly complete the "Lease Addendum for Service and/or Emotional Support Animals (Collectively referred to as 'Assistance Animals').**

3. The applicant agrees to keep pets on a leash when outside of a fenced backyard and to promptly clean up all waste on the property, including in any shared areas.

4. If the Property is part of a Common Interest Community, the Applicant agrees to comply with all rules, regulations, and Covenants, Conditions, and Restrictions (CC&Rs) regarding pet ownership.

5. The Applicant acknowledges and agrees that the statements made here are considered essential terms of the Residential Lease Agreement.

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

7. If the pet(s) listed above violate any terms of the current lease agreement, the Pet Approval will be promptly revoked upon written notice to the tenant, as stipulated in the lease agreement.

8. The Applicant is required to secure an insurance policy that includes coverage for pets, with the Landlord and Property Manager listed as additional insured parties. Furthermore, the Tenant agrees to indemnify and hold harmless both the Landlord and Property Manager for any actions or behavior of the pets kept on the Property.

OTHER INFORMATION

HAS THE APPLICANT EVER FILED BANKRUPTCY? _____ GIVE DETAILS _____

HAS THE APPLICANT EVER BEEN EVICTED? _____ EXPLAIN _____

HAS THE APPLICANT EVER INTENTIONALLY FAILED TO PAY RENT WHEN IT WAS DUE? __ EXPLAIN _____

HOW LONG DOES APPLICANT PLAN TO LIVE HERE? _____

DOES APPLICANT PLAN TO USE LIQUID FILLED FURNITURE? _____ IF YES, PLEASE LIST TYPE (e.g. waterbed, aquarium, etc.) _____

DOES ANYONE IN THE HOUSEHOLD SMOKE? Y/N _____ (This encompasses, but is not limited to, the use of tobacco, smoking products, electronic cigarettes, vaping devices, or any other items that produce smoke or vapor.)

EMERGENCY CONTACT

APPLICANT IN CASE OF EMERGENCY, PERSON TO NOTIFY: _____

RELATIONSHIP: _____ *PHONE #* _____

EMAIL: _____

DISCLOSURE

PLEASE READ CAREFULLY BEFORE SIGNING

1. APPLICANT UNDERSTANDS THAT _____ IS THE LEASING AGENT AND REPRESENTATIVE FOR THE LANDLORD OF THE PROPERTY LOCATED AT _____ AT A MONTHLY RENT OF \$ _____.
2. THE APPLICANT AFFIRMS THAT THE INFORMATION PROVIDED HEREIN IS ACCURATE AND COMPLETE, AND GRANTS AUTHORIZATION FOR AN EMPLOYMENT VERIFICATION, CRIMINAL BACKGROUND CHECK, CREDIT REPORT, AND VERIFICATION OF REFERENCES, INCLUDING CURRENT AND PAST LANDLORDS.
3. APPLICANT HEREBY PAYS \$ _____ AS A NON-REFUNDABLE APPLICATION FEE AND \$ _____ AS HOLDING FEE. IF THE APPLICANT IS DENIED, THE HOLDING FEE WILL BE REFUNDED WITHIN _____ BUSINESS DAYS. HOWEVER, IF THE APPLICANT DECIDES NOT TO PROCEED WITH THE AGREEMENT AFTER APPROVAL BY FAILING TO SIGN THE LEASE AND PAY THE SECURITY DEPOSIT, THE HOLDING FEE WILL BE FORFEITED IN ACCORDANCE WITH THE TERMS OF THE HOLDING FEE AGREEMENT.
4. THE APPLICANT AGREES TO SIGN A LEASE AGREEMENT PRIOR TO TAKING POSSESSION OF THE PROPERTY AND TO PAY THE RENT AND SECURITY DEPOSIT WITHIN _____ BUSINESS DAYS AFTER RECEIVING NOTIFICATION OF ACCEPTANCE.
5. THE LANDLORD AND AGENT WILL NOT BE BOUND BY ANY REPRESENTATIONS, AGREEMENTS, OR PROMISES, WHETHER WRITTEN OR VERBAL, MADE BY THE LANDLORD OR AGENT UNLESS THEY ARE INCLUDED IN THE LEASE AGREEMENT SIGNED BY THE LANDLORD OR THE LANDLORD'S AGENT.
6. THE APPLICANT HAS REVIEWED THE PUBLIC RECORD INFORMATION AVAILABLE ON THE CLARK COUNTY RECORDER'S WEBSITE REGARDING ANY POTENTIAL PAST OR CURRENT LIENS RECORDED AGAINST THE PROPERTY AS OF THE DATE OF THIS APPLICATION. THE APPLICANT AGREES TO LEASE THE PROPERTY WITH FULL AWARENESS OF THIS INFORMATION AND AGREES TO HOLD THE LANDLORD AND ITS AGENTS HARMLESS CONCERNING THIS INFORMATION AND ANY FUTURE USE OF THE PROPERTY.
7. THE APPLICANT HEREBY RELEASES THE LANDLORD, AGENT, AND THIS COMPANY FROM ANY AND ALL DAMAGES OR LIABILITIES THAT MAY ARISE FROM THE INFORMATION PROVIDED ABOVE. THE APPLICANT ALSO RELEASES THE CURRENT AND ALL PREVIOUS LANDLORDS FROM ANY LIABILITY FOR ANY DAMAGE OR INJURY CAUSED BY SHARING INFORMATION WITH THE LANDLORD OR AGENT REGARDING THE APPLICANT.
8. THE APPLICANT UNDERSTANDS AND ACKNOWLEDGES THAT PROVIDING FALSE INFORMATION HEREIN MAY RESULT IN THE DENIAL OF RENTAL TO THE APPLICANT. ANY STATEMENT MADE IN THIS APPLICATION MAY BE CONSIDERED A CONDITION PRECEDENT TO THE CREATION OF A BINDING LEASE AGREEMENT OR CONTRACT BETWEEN THE APPLICANT AND THE LANDLORD.
9. APPROVAL FOR RESIDENCY IS GRANTED WITHOUT CONSIDERATION OF RACE, COLOR, RELIGION, SEX, NATIONAL ORIGIN, AGE, GENDER IDENTITY OR EXPRESSION, FAMILIAL STATUS, SEXUAL ORIENTATION, ANCESTRY, OR DISABILITY.
10. THE APPLICANT UNDERSTANDS THAT NO RIGHTS TO THE PREMISES ARE ACQUIRED UNTIL THE LEASE AGREEMENT IS EXECUTED IN THE FORM PROVIDED AND THE RENT AND SECURITY DEPOSIT ARE PAID.

SIGNATURE OF APPLICANT

DATE _____ TIME _____

PRINT NAME

THE GREATER LAS VEGAS ASSOCIATION OF REAL ESTATE PROVIDES THIS FORM FOR MEMBERS ONLY AND IS NOT RESPONSIBLE FOR THE INFORMATION PROVIDED HEREIN.