



Compound Homes

Rental Application

Mail. PO Box 38 Marietta, GA 30061-0038

Email. compoundhomes@gmail.com

Web. compoundhomes.com

Date: _____ Property of Interest: _____

Applicant Investigation

The Application Fee is \$25.00 per application per person. The application fee is non-refundable whether the Application is approved or denied. Photo identification is needed (driver's license, passport, etc.). Our leases are for two years, plus extensions.

Applicant Information

Last Name _____ First Name _____ Middle _____

Social Security # _____ Date of Birth _____ Home Phone _____

Email Address: _____

Present Address: _____ City, ST, Zip: _____

Landlord's Name: _____ Landlord's Phone: _____

Current Rental Payment: \$ _____ Length of Occupancy: _____

Previous Address: _____ City, ST, Zip: _____

Landlord's Name: _____ Landlord's Phone: _____

Current Rental Payment: \$ _____ Length of Occupancy: _____

Employer Information

Present Employer _____ Phone _____

Employer's Address _____ Position _____

Length of Time Employed ____ years ____ months. Approximate Monthly Income _____

Previous Employer _____ Phone _____

Employer's Address _____ Position _____

Length of Time Employed ____ years ____ months. Approximate Monthly Income _____

How did you hear about this property? Circle One:

zillow.com	rentals.com	Facebook	Yard Sign
georgiamls.com	Instagram	Yellow Pages	Other: _____

Personal References (Not Related to Applicants):

Name _____ Address _____ Phone _____

Name _____ Address _____ Phone _____

In Case Of Emergency, Notify:

Name _____ Address _____

Phone No. _____ Relationship: _____

Persons who will occupy the Premises:

Name _____ Name _____

Name _____ Name _____

Name _____ Name _____

Number of children occupying property: _____ Ages: _____

Vehicles You Will Keep On Property:

Make _____ Year ____ Color _____ License # & State: _____

Make _____ Year ____ Color _____ License # & State: _____

Make _____ Year ____ Color _____ License # & State: _____

Other Vehicles: _____

Driver's License # _____ State: _____

Pet Registration

Number of pets you own that will reside at property: _____

Pet No. 1: Name: _____ Type/Breed of Animal: _____ Age: _____ Wt: _____ Sex: _____

Pet No. 2: Name: _____ Type/Breed of Animal: _____ Age: _____ Wt: _____ Sex: _____

Applicant's initials _____

Restrictions On Pets:

1. The only acceptable pets are dogs, cats, fish, and birds. Pets which demonstrate aggressive behavior, are not allowed.
2. No pet weighing more than 80 pounds at adult maximum growth is permitted.
3. A Pet Deposit of \$200.00 per pet is required. \$100 is non-refundable.
4. No more than two (2) pets will be allowed on the premises.
5. For damages to lawns, grounds, doors, screens, or any part of the premises will be charged against deposits.

Other Restrictions: Smoking is **NOT** permitted in or on any Compound Homes property, by anyone at any time.

It is understood that this application is subject to approval by Compound Homes and, if the application is not approved, any deposits paid in will be returned to the Applicant. If the Application is approved, Applicant has 24 hours to pay in the Security Deposit and/or other monies requested. **If Applicant fails to post the Security Deposit within the allotted 24 hours, Compound Homes shall thereafter be free to rent the Premises to other Applicants.**

After the Applicant pays a deposit to hold the Property and Compound Homes removes it from the market, the related funds are at risk of forfeiture. If Applicant fails to sign the lease and pay the first month's rent within 2 weeks of approval, Compound Homes shall retain all moneys received as liquidated damages for lost rentals and expenses incurred. If the Premises become unavailable, after approval of the Application, the Compound Homes shall refund all monies paid to the Applicant. This Application becomes part of the Rental Agreement when Applicant is approved by

Compound Homes. The undersigned warrants that the foregoing information and representations are true and correct.

Compound Homes is hereby authorized to verify credit, rent history, employment and income with third parties and all third parties are hereby authorized to release such information.

Applicant's Signature _____ Date: _____

OFFICE USE ONLY

Address of Property: _____

Sec. Dep. Due: \$ _____; Collected: \$ _____ By: _____ Date: _____

Pet Dep. Due: \$ _____; Collected: \$ _____ By: _____ Date: _____

Monthly Rental Amount: \$ _____ Move-in Date: _____ Lease Expiry Date: _____

Application Approved On _____ Application Approved by: _____

Applicant Notified Of Approval/Denial On _____ Application Fee Received: \$ _____ (\$50/person)

Comments - Include Explanations of Special Agreements requiring the approval of Owner:

CREDIT & LEASING POLICY

Compound Homes has established the following policies for approval of its Lease Applications:

We must obtain a favorable credit report from Been Verified or Intelius. This report must be substantially free of bad debts, liens, collections, or chronic past due reports. Some leeway may be allowed on medical and certain other accounts.

Compound Homes declines to lease to persons who have collections from or unpaid debts to landlords, management companies, and/or amounts related to prior tenancies. Other housing related collections or debts to utility, telephone, or cable companies may also be grounds for declining an Application, but

may be approved if the related debt is paid off and proof of payment is provided to Compound Homes. Additional security deposits may also be required.

We must have at least 6 months' verifiable rental or mortgage payment history and the reports from the previous landlord or mortgagee must be favorable. Late payments or returned checks are grounds for denial.

We usually require least 6 months' verifiable continuous employment and the reports from the employer, or documents supporting income, must confirm that the Applicants' income is at least three (3) times the monthly rental expense (this is the "Income Requirement" – see NOTE below).

OTHER CONSIDERATIONS:

For co-signers to be acceptable, they must, without exception, meet the standards of our Credit Policy, as set out above, they must sign the lease, and they must live in Georgia. Regardless of the co-signers' credit worthiness, it is the resident who must meet the Income Requirement.

NOTE: Houses are assigned to the first approved applicant who posts the security deposit with Compound Homes. Applications are not approved until credit, rental history, and the "Income Requirement" are all verified.

NOTICE

It is the policy of this Company to obey the spirit and the letter of all non-discrimination laws including the Federal Fair Housing Law (Title VIII of the Civil Rights Act of 1968) and the local Fair Housing Ordinance. Any employee of this company who discriminates against any applicant for housing on the basis of race, color, religion, sex, handicap, familial status, or national origin will, upon investigation, be dismissed.