**Date: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Property of Interest: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_**

 **Agent’s Name: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_**

**LEASE APPLICATION**

**The Application Fee** **is $40.00 per application per person. Married persons pay one fee of $40.00. 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 one year, plus extensions.**

Last Name \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ First Name \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Middle \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Social Security # \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Date of Birth \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Home Phone\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

 Email Address: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Spouse's Last Name \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ First Name \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Middle \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Spouse’s Social Security # \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Date of Birth \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Other Phone: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

**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:\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

**Present** Employer \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Phone \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Employer’s Address \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Position \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Length of Time Employed \_\_\_\_\_\_\_ years, \_\_\_\_months. Approximate Monthly Income\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

**Spouse’s** Employer \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Phone \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Employer’s Address \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Position \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Length of Time Employed \_\_\_\_\_\_\_ years, \_\_\_\_\_\_\_ months. Approximate Monthly Income \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

**Previous** Employer \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Position \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Length of Time Employed \_\_\_\_\_\_\_ years, \_\_\_\_\_\_\_ months. Approximate Monthly Income \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

  **Applicant’s initials \_\_\_\_\_\_\_\_\_\_\_\_**

 **Co-Applicant’s Initials \_\_\_\_\_\_\_\_\_**

**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 \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

 Number of children occupying property: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Ages: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

**Vehicles You Will Keep On Property:**

 Make \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Year \_\_\_\_ Color \_\_\_\_\_\_\_\_\_\_ License # & State: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

 Make \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Year \_\_\_\_ Color \_\_\_\_\_\_\_\_\_\_ License # & State: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

 Other Vehicles: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

 Driver’s License # \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ State: \_\_\_\_; Spouse’s Driver’s License # \_\_\_\_\_\_\_\_\_\_\_\_\_\_ State: \_\_\_\_\_

**Pet Registration**

Number of pets you own that willreside 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 \_\_\_\_\_\_\_\_\_\_\_\_**

 **Co-Applicant’s Initials \_\_\_\_\_\_\_\_\_**

**Restrictions On Pets**:

1. No pet weighing more than 35 pounds at adult maximum growth is permitted.
2. A Pet Deposit of $200.00 per pet is required. The deposit is non-refundable.
3. No more than two (2) pets will be allowed on the Premises.
4. Damages to lawns, grounds, doors, screens, or any of the Premises will be charged to Deposits.

**Other Restrictions**: Smoking is **NOT** permitted in any **JSM Management** property, by anyone at any time.

By signing below, the Tenant(s) consents to this arrangement.

**The *Oklahoma Taxpayer and Citizen Protection Act of 2007* requires allTenants/Residents in Oklahoma to be United States citizens, legal permanent resident aliens, or holders of valid unexpired nonimmigrant visas, plus exceptions for refugees and those seeking asylum. By signing below, you are certifying that you meet the requirements of this law and are prepared to prove it with valid documentary evidence.**

It is understood that this application is subject to approval by *JSM Management LLC* and, *if the application is not approved*, any deposits paid in will be returned to the Applicant. If the Application is approved, Applicant has 72 hours to pay in the Security Deposit and/or other monies requested by Agent. **If Applicant fails to post the Security Deposit within the allotted 72 hours, Owner shall thereafter be free to rent the Premises to other Applicants.**

***SEE CREDIT & LEASING POLICY ATTACHED.* *After the Applicant pays a deposit to hold the Property and Owner 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, *JSM Management LLC* 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 Owner shall refund all monies paid to the Applicant. This Application becomes part of the Rental Agreement when Applicant is approved by *JSM Management LLC*. The undersigned warrants that the foregoing information and representations are true and correct.

***JSM Management LLC* 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**: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

**Co-Applicant's Signature** \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ **Date**: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

**OFFICE USE ONLY**

Address of Property: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

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

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

 MonthlyRental Amount: $\_\_\_\_\_\_\_\_\_\_\_ Move-in Date:\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Lease Expiry Date: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

 Application Approved On \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Application Approved by: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

 Applicant Notified Of Approval/Denial On\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Application Fee Received: $\_\_\_\_\_\_\_\_ ($40/person)

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

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

**NOTE: Houses are assigned to the first *approved* applicant who posts the security deposit with *JSM Management LLC*. Applications are not approved until credit, rental history, Income and Employment Requirement are all verified.**