

PREMIER PROPERTY MANAGEMENT
1000 N. 9TH STREET, SUITE 8
GRAND JUNCTION, CO. 81501
(970) 245-1133 FAX (970) 245-1176
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CREDIT REPORT, CRIMINAL/BACKGROUND FEES AND SECURITY DEPOSIT WILL BE COLLECTED
WHEN APPLICATION IS SUBMITTED.
DRIVERS LICENSE or VALID STATE ID AND SOCIAL SECURITY CARD MUST ACCOMPANY APPLICATION

TENANTS' PERSONAL AND CREDIT INFORMATION

Tenant _____	Social Security # _____
Date of Birth _____	Drivers License # _____
Co-Tenant _____	Social Security # _____
Date of Birth _____	Drivers License # _____

Present Address _____
City/State/Zip _____
Tenant Phone _____ Cell Phone _____ Bus. Phone _____
Co-Tenant Phone _____ Cell Phone _____ Bus. Phone _____
E-mail address _____

Current Landlord/Agent _____ Phone _____
How long at present address? _____ Amt of Rent _____

Previous Landlord/Agent _____ Phone _____
Previous Address _____ Amt of Rent _____
City/State/Zip _____ How long at previous address? _____

List people & ages to occupy unit: _____
Smokers? _____ Animals? _____
Car Make _____ Car Make _____
Year _____ Year _____
Model _____ Model _____
Color _____ Color _____
License # _____ License # _____

OCCUPATION

Tenants' Present Occupation:	Co-Tenants' Present Occupation:
Employer _____	Employer _____
Job Description _____	Job Description _____
Bus. Address _____	Bus. Address _____
Bus. Phone _____	Bus. Phone _____
Supervisor _____	Supervisor _____
How Long? _____	How Long? _____
Monthly Gross Income _____	Monthly Gross Income _____

If employed less than two years, give information on prior occupation:

Tenant:	Co-Tenant:
Employer _____	Employer _____
Job Description _____	Job Description _____
Bus. Address _____	Bus. Address _____
Bus. Phone _____	Bus. Phone _____
Supervisor _____	Supervisor _____
How Long? _____	How Long? _____
Monthly Gross Income _____	Monthly Gross Income _____

REFERENCES

Tenant:	Co-Tenant:
Personal Reference _____	Personal Reference _____
Address _____	Address _____
_____	_____
Phone _____	Phone _____
Length of Acquaintance _____	Length of Acquaintance _____
Occupation _____	Occupation _____

EMERGENCY CONTACT

Nearest Relative _____	Nearest Relative _____
Address _____	Address _____
_____	_____
Phone _____	Phone _____
Relationship _____	Relationship _____

In case of serious injury or death of tenant, is the above listed person authorized to enter property and remove any or all of the contents? Yes No

Have you ever filed a petition of bankruptcy?	<input type="checkbox"/> Yes <input type="checkbox"/> No
Have you ever been evicted from any tenancy or had an eviction served on you?	<input type="checkbox"/> Yes <input type="checkbox"/> No
Have you ever willfully or intentionally refuse to pay any rent when due?	<input type="checkbox"/> Yes <input type="checkbox"/> No
Have you ever been sued for non-payment of rent?	<input type="checkbox"/> Yes <input type="checkbox"/> No
Have you ever been sued for damage to rental property?	<input type="checkbox"/> Yes <input type="checkbox"/> No
Have you ever broken a lease?	<input type="checkbox"/> Yes <input type="checkbox"/> No

CRIMINAL HISTORY

Have you or a co-resident ever been convicted of a crime? _____ If yes, please complete the following:

Is this a Felony or Misdemeanor

- a) Date of conviction:
- b) Charge(s):
- c) Place of conviction(s):
- d) Case number(s):

Are you or a co-resident on Probation or Parole? _____ If yes, please answer the following:

Name, address and phone number of supervising officer:

Are there any pending criminal charges against you or a co-resident? _____ If yes, please answer the following:

- a) Charge(s) pending:
- b) Date of Charge(s):
- c) Court:
- d) Case number(s):

SELLER'S AGENT: On properties we have for rent, we are an agent for the landlord and not your agent, unless we enter into a written agreement to act as your agent. We owe duties to the landlord which include utmost good faith, loyalty and fidelity. We will negotiate on behalf and act as an advocate for the landlord. You are not vicariously liable (legally responsible) for our actions. Although we do not represent you, we will disclose to you all adverse material, facts about the property actually known by us. We will assist you without regard to race, creed, sex, religion, national origin, familial status and marital status or handicap.

I DECLARE THAT THE INFORMATION PROVIDED IS TRUE AND CORRECT, AUTHORIZE ITS VERIFICATION AND THE OBTAINING OF A CREDIT REPORT. Applicant authorizes landlord and landlord's agent, at any time before, during, or after any tenancy, to: (1) obtain a copy of Applicant's credit report; (2) obtain a criminal background check related to Applicant and any occupant; (3) verify any rental or employment history or verify any other information related to this application with persons knowledgeable or such information. I further agree that the Landlord may terminate any agreement entered into in reliance on any misrepresentation made above.

Dated _____

Applicant _____ Applicant _____

How did you discover this property: Newspaper Sign Internet – What website _____
 Referred by: _____

RECEIPT FOR APPROVAL PROCESSING DEPOSIT

Application to rent Unit # _____ located at _____
in the City of _____, Colorado, subject to approval by the undersigned and vacating by the present tenants. Received the sum of \$ _____ as a deposit and a **NON-REFUNDABLE** \$ _____ credit report fee for application by _____ occupant(s) and _____ pet(s). Occupancy, if approved, to begin on _____ for _____. Applicant agrees to rent said premises at \$ _____ per month, payable in advance. In the event of such approval and vacating of the premises, this application deposit shall be applied to the Security, Damage and/or Cleaning Deposit whose amount is \$ _____. Pet deposit is \$ _____. If, after approval, applicant is unable or unwilling to take possession on the date agreed to by both parties, or full rent and deposits are not paid when due prior to move-in, all rights of applicant shall terminate and a \$200.00 application fee shall be retained by the Landlord.

Applicant _____ Applicant _____

Agent _____ Date _____

Current Landlord	<input type="checkbox"/>	Approved / Disapproved
Previous Landlord	<input type="checkbox"/>	
Tenant Employment	<input type="checkbox"/>	Agent _____
Co-Tenant Employment	<input type="checkbox"/>	
Personal Reference	<input type="checkbox"/>	Date _____
Background/Credit	<input type="checkbox"/>	