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| |  |  |  |  |  |  |  |  |  |  |  | | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | | RENTAL APPLICATION  Oak View Luxury Homes, LLC  225 Park Lane Ste 1  Lomira WI 53048 | | | | | | | | | | | | Please complete this rental application. Send it to our email address at [oakhomes@charter.net](mailto:oakhomes@charter.net) or mail it to the address above. You can also take a picture of it and forward it as a text to (920) 979-2731. | | | | | | | | | | | | UNIT INFORMATION (This is NOT a lease or a rental agreement.) | | | | | | | | | | | | Name: | | | | | | | | | | | | Desired move in date: | | | | | | | | | | | | What floor level do you prefer? | | | | | | | |  |  | | |  | 1st floor | |  | | 2nd floor |  | No preference | |  | | | What type of attached garage do you prefer? | | | | | | | |  |  | | |  | One car |  | | Two cars | |  | No preference | |  | | | Do you want a washer and dryer included in the unit? | | | | | | | | | | | |  | Yes |  | | No | |  |  | |  | | | Are there smokers who will occupy the home? (Smoking and/or vaping is not allowed inside the homes) | | | | | | | | | | | |  | Yes |  | | No | |  |  | |  | | | Do you prefer to be in a non-pet building? | | | | | | | |  |  | | |  | Yes |  | | No | |  | No preference | |  | | | How many adults will be occupying the unit? | | | | | | | | | | | |  | One |  | | Two | |  | Three |  | | Four | | How many children will be occupying the unit? | | | | | | | | | | | |  | One |  | | Two | |  | Three |  | | None | | Do you have any pets or are you thinking about getting any pets soon? | | | | | | | | | | | |  | Yes, dog(s) |  | | Yes (cat(s) | |  | No pets |  | |  | | Desired length of occupancy? | | | | | | | | | | | |  | 1 Year |  | | 6 Months | |  | 3 Months |  | |  |  |  |  |  |  |  |  |  |  | | --- | --- | --- | --- | --- | --- | --- | --- | | PET INFORMATION (PLEASE LIST ALL PETS THAT WILL OCCUPY THE UNIT) | | | | | | | | | If you have any pets, please be sure to complete a *Pet Application* and send it along with this form. This includes mammals, reptiles, birds, fish, rodents, insects, etc. We have designated buildings for pets, so we must know what type of pet you own before you rent. If pets are on the premises without written approval, you will be evicted for breach of contract and charged accordingly. No visitation or babysitting of pets, this includes any animal or bird in a cage, without written permission from the owners of Oak View Luxury Homes, LLC. | | | | | | | | | Name of Pet | Type | Breed | Age | Sex | Weight | Neutered or Spayed? | Declawed? | |  |  |  |  |  |  |  |  | |  |  |  |  |  |  |  |  | |  |  |  |  |  |  |  |  | |  |  |  |  |  |  |  |  |  |  |  |  | | --- | --- | --- | | APPLICANT INFORMATION (Each Co-Applicant (named tenant) must complete a separate *Rental Application*.) | | | | Description | Applicant | Spouse | | Full Name |  |  | | Date of Birth |  |  | | Home Phone |  |  | | Cellular Phone |  |  | | Work Phone |  |  | | Email |  |  | | Vehicle Year, Make & Model |  |  | | License Plate Number/State |  |  | | Emergency Contact Name |  |  | | Emergency Contact Phone |  |  | |  | | | | APPLICANT’S EMPLOYER & INCOME | | | | Description | Applicant | Spouse | | Present Employer |  |  | | Present Employer Address |  |  | | Present Employer Phone |  |  | | Since (date) |  |  | | Monthly Pay |  |  | | Position |  |  | | Previous Employer |  |  | | Previous Employer Address |  |  | | Previous Employer Phone |  |  | | How long? |  |  | | Monthly Pay |  |  | | Position |  |  | |  | | | | OTHER SOURCES OF INCOME (You do NOT have to reveal alimony, child support or spouse’s annual income unless you want it considered in this application.) | | | | Amount |  |  | | Source |  |  | | Confirmation Person |  |  | | Phone |  |  |  |  |  |  |  |  | | --- | --- | --- | --- | --- | | APPLICANT’S CREDIT REFERENCES | | | | | | Bank | City | State | Type of Account | Number of Accounts | |  |  |  |  |  | |  |  |  |  |  | |  |  |  |  |  | |  |  |  |  |  |  |  |  |  | | --- | --- | --- | | APPLICANT’S RENTAL HISTORY (For the last 4 years) | | | | Description | Applicant | Spouse | | Current Address |  |  | |  |  | | Since (date) |  |  | | Rent $ |  |  | | Reason for Leaving |  |  | | Current Landlord/Mortgage Holder |  |  | | Current Landlord/Mortgage Holder Phone Number |  |  | |  | | | | Previous Address |  |  | |  |  | | How Long? |  |  | | Rent $ |  |  | | Reason for Leaving |  |  | | Previous Landlord/Mortgage Holder |  |  | | Previous Landlord/Mortgage Holder Phone Number |  |  |  |  |  |  |  |  |  |  |  | | --- | --- | --- | --- | --- | --- | --- | --- | | Have you ever failed to pay rent when due? | | | | | | | | |  | Yes |  | No |  |  | |  | | Have you ever been evicted or asked to move? | | | | | | | | |  | Yes |  | No |  |  | |  | | Have you ever been convicted of a crime? | | | | | |  |  | |  | Yes |  | No |  |  | |  | | Have you ever filed for bankruptcy? | | | | | | | | |  | Yes |  | No |  |  | |  | | If you answered YES to any of the above question, please explain: | | | | | | | |  |  |  |  | | --- | --- | --- | | Additional Occupants  Full Names of Other Persons  (Non-Applicants) to Occupy Unit: | Date of Birth | Relationship to Applicant | |  |  |  | |  |  |  | |  |  |  |  |  |  |  |  |  | | --- | --- | --- | --- | --- | | AMOUNTS DUE PRIOR TO OCCUPANCY (To be completed by the Manager) | | | | | |  | Credit Check Fee | Earnest Money | Security Deposit | 1st Month’s Rent | | $’s Due | $25.00 | $100.00 |  |  | | Date Paid |  |  |  |  |  |  |  |  |  | | --- | --- | --- | --- | |  | Unit # | Street Address | Monthly Rent | | 1ST Choice |  |  |  | | 2nd Choice |  |  |  |  |  | | --- | | PLEASE READ THIS CAREFULLY AND SIGN THIS APPLICATION  The purpose of this application is to determine whether I qualify as a tenant. If my application is approved, the Landlord and I shall sign a written lease. The Landlord and I have no rental agreement until the time of the lease signing.  I have paid the earnest money deposit and credit report fee indicated on this application. The earnest money deposit will be applied to my security deposit or my first month's rent if the Landlord enters into a lease or rental agreement with me. If this application is approved, and I fail to enter into a lease or rental agreement, the earnest money and any subsequent payments may be retained to compensate the Landlord's costs and damages, subject to the Landlord's duty to mitigate. The earnest money and any subsequent payments will be refunded to me by the end of the next business day if: (1) this application is rejected or withdrawn before approval; or (2) if the Landlord takes no action on this application by the end on the 21st day following the Landlord's receipt of the earnest money. The credit report fee is nonrefundable.  I hereby authorize the Landlord and Manager to investigate my credit and financial responsibility, income, rental and eviction history, and the statements made in this application, and to obtain a consumer credit report on me from a consumer reporting agency that compiles and maintains files on consumers on a nationwide basis. My performance under any lease or rental agreement that I may enter into with the Landlord may be reported to such reporting agency.  I acknowledge that the Manager and the agents and employees thereof represent the interest of the Landlord, but they also have a duty to treat all parties fairly and in accordance with fair housing law, and to disclose material adverse facts about the property.  I was given the opportunity to review a sample lease and the Landlord's rules and regulations. I warrant and represent that I am at least 18 years of age and that all statement herein is true and correct, to the best of my knowledge. |  |  |  |  | | --- | --- | --- | | Signature of Applicant: | Print Name: | Date: | |  |  |  | | Signature of Spouse: | Print Name: | Date: | |  |  |  |  |  | | --- | | Comments: | |