

CARROLLTON PROPERTIES RENTAL POLICIES AND QUALIFICATIONS

HILLSIDE COMMUNITY

QUALIFYING:

- * Applicant must be 21 years old at time of move in.
- * We do not accept co-signers.
- * Renters Insurance is required

RENTAL HISTORY:

One year verifiable and good rental history with satisfactory payment record. Homeowners must supply mortgage information. Renting from family members will not be considered verifiable rental history.

CREDIT HISTORY:

Good credit background with no reports of charge-offs or collections by an apartment community, management company, or any other rental property. All information must match application information.

EMPLOYMENT HISTORY:

Presently employed in the Metroplex or verifiable proof of steady, reliable income. Child support is not accepted as verifiable income. At least six months with present employer. Salary must equal three times the rental amount.

CRIMINAL HISTORY:

No arrest record or convictions of felony, drug record or gang-related incidents for self and other occupants.

APPLICATION:

All adults must complete an application when placing a deposit on an apartment. Roommates must pay an application fee of \$35.00 each. Legally married couples will pay an application fee of \$50.00. The application fee is non-refundable. Application fee and deposit must be paid with two separate checks or money orders. No cash accepted.

DEPOSITS:

Deposit will hold vacant apartment no longer than 15 days. Deposits are deposited upon approval.

\$150.00	1 Bedroom - A-1, A-2, A-3	Adult Status - 2	Familial Status - 3
\$200.00	2 Bedroom - B-1, B-2	Adult Status - 3	Familial Status - 4
\$500.00	2 Bedroom Town Home -B-3	Adult Status - 3	Familial Status - 4
\$500.00	3 Bedroom Town Home- C-1	Adult Status - 3	Familial Status - 6

PET POLICIES & DEPOSITS:

\$500.00 pet deposit if new carpet; otherwise, deposit is \$300.00, with \$150.00 non-refundable. Deposit is to be paid by the time of move-in.

- * One pet per apartment.
- * Pet is not to exceed 25 lbs or 18 inches high.
- * You may be asked to supply a recent photo of your pet.
- * Pets must be full grown at move-in - at least 1 yr. (no puppies or kittens).
- * Leash law in effect at all times. Owner is responsible for all pet defecation clean-up.

Date: _____

Applicant's Signature(s): _____
