

APPLICATION FOR RESIDENCY

PHOTO ID REQUIRED

Military Personnel Only

Have you or are you planning on applying for military housing?

Yes No

If yes, please discuss with Office Staff.

Hininger Property Mgmt LLC
105 East Veterans St. Tomah, WI 54660
608.372.5777 | info@WiApartment.com
www.WiApartment.com

UNIT INFORMATION

The undersigned hereby makes application to rent apartment _____

Monthly Rent: _____ Lease Term: _____ Security Deposit: _____

Earnest Money Paid: _____ Credit Check Fee (Non refundable): **\$15.00** Paid:

HOUSEHOLD INFORMATION

Each Adult Applicant Must Complete a Separate Application

Complete the following information for each household member that will occupy the unit at the time of move-in and throughout the term of the lease. **APPLICATION MUST BE COMPLETED IN FULL. FALSIFICATION OF INFORMATION IS GROUNDS FOR DENIAL.**

NAME: First, Middle, Last	M/F	Social Security Number	Birthdate: Month/Day/Year

WHERE CAN YOU BE REACHED? Daytime Phone #: _____ Evening Phone #: _____
EMAIL: _____

YES NO

- _____ 1. Do you expect any additions to the household within the next 12 months? Name & Relationship: _____
- _____ 2. Have you, or any other person named on this application, ever been convicted of a crime? Explanation: _____
- _____ 3. Do you have or do you anticipate having any pets? Explanation: _____

RENTAL HISTORY (For the last 2 years)	Have you ever refused to pay rent? Yes ___ No ___
	Been evicted or asked to leave? Yes ___ No ___

CURRENT ADDRESS _____
Rent: _____ From (date): _____ To (date): _____
Landlord's Name: _____ Address: _____
Phone #: _____ Fax #: _____

PREVIOUS ADDRESS _____
Rent: _____ From (date): _____ To (date): _____
Landlord's Name: _____ Address: _____
Phone #: _____ Fax #: _____

VEHICLE INFORMATION

Car # 1: Make/Model/Yr./Color: _____
Plate #: _____ Driver's License #: _____
Car # 2: Make/Model/Yr./Color: _____
Plate #: _____ Driver's License #: _____

INCOME/CREDIT: Include all sources of income you want considered in this application.

PLACE OF EMPLOYMENT: _____ Full Time Part Time
Address: _____ Position: _____
How long have you been employed here? (Give dates): From: _____ To: _____
Gross Monthly Income: _____ Supervisor's Name: _____ Phone: _____

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Gross Monthly Income: _____ Supervisor's Name: _____ Phone: _____

CREDIT REFERENCES		Have you ever filed for bankruptcy? Yes___ No___
Credit Reference	Address & Phone #	Type & Account Number

OTHER SOURCES OF INCOME

Please provide the following information for verification if you will be receiving any other income that you want considered with this application (i.e. SSI, Social Security, public assistance, alimony, child support, savings, trust funds, or any other type of income).

Source of Income (Name of Agency): _____ Address of Agency: _____ Contact Person's Name: _____ Phone #: _____ Amount of Income: _____ Source of Income (Name of Agency): _____ Address of Agency: _____ Contact Person's Name: _____ Phone #: _____ Amount of Income: _____
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SIGNATURE CLAUSE

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. I have no rental agreement with the landlord before the time of the lease signing.

I have paid the credit check fee indicated on this application. If I paid any earnest money deposit, it will be applied to my security deposit 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. If this application is rejected or withdrawn or if no action is taken by the end of 3 calendar days following receipt of the earnest money, the earnest money and any subsequent payments will be refunded by the end of the next business day. 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 agents and employees thereof represent the interests 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 warrant and represent that I am at least 18 years of age and that all information and answers to the above questions are true and complete to the best of my knowledge. I understand that **providing false information or making false statements may be grounds for denial of my application.** I also understand that such action may result in criminal penalties. I understand that my occupancy is contingent on meeting management's resident selection criteria.

Signature **Date**

Signature **Date**

LANDLORD DISCLOSURES AND REQUIREMENTS TENANT/APPLICANT ACKNOWLEDGES HAVING BEEN ADVISED:

1. A receipt for earnest money collected has been given to applicant.
2. A copy of the proposed lease and policies and procedures of the Landlord have been made available to applicant for inspection.
3. Of the name and address of the person authorized to receive rent, manage, and maintain the premises, who can readily be contacted, and an owner of agent with an address within the state authorized to receive and receipt for notices and demands, and at which service of process can be made in person.
4. That I have the right to inspect the dwelling unit and record any damage or defect that exist before the beginning of my tenancy.
5. That I have the right to request, in writing, a written list of the physical damage and defects, for which the Landlord deducted money from the previous tenant's security deposit.
6. Of utility charges not included in the rent.

Utility Charges	Electricity	Sewer/Water	Gas
Not Included in Rent			

7. Security deposits may be withheld only for tenant damages, waste or neglect of the premises or the non-payment of rent and utility services for which the Landlord becomes liable, and other reasons specifically and separately negotiated and agreed to by the tenant in writing other than in a form provision.

Signature **Date**

Signature **Date**