PPMC Rental Application

4100B S Fairview, Springfield, MO 65807

417-883-9506 managment@ppmcrentals.com
(Spouses may complete a joint application)

Putting People First

Providing a Sense of Home

Managing with Excellence

Creating Community

GENERAL INFORMATION ON APPLICANT

First Name	Middle Initial	Last Name	Social Security Number

Present Street Address   City   State   Zip   Telephone No.

Date of Birth   Driver's License No. and State   OR   Govt. Issued Photo ID No.

E-mail address:_____

have you ever been known under any other names or aliases? Yes ☐   No ☐

If yes, please list:

_____

List States resided in for the past 10 years from this application date: _____

How did you hear about us?_____

GENERAL INFORMATION ON SPOUSE

First Name	Middle Initial	Last Name	Social Security Number

Present Street Address   City   State   Zip   Telephone No.

Date of Birth Driver/s License No. and State OR Govt. Issued Photo ID No.

E-mail address:_____

Have you ever been known under any other names or aliases? Yes ☐   No ☐ If yes, please list:

_____

List States resided in for the past 10 years from this application date: _____

GENERAL INFORMATION ON ADULT DEPENDENT (if applicable)

First Name	Middle Initial	Last Name	Social Security Number

Present Street Address   City   State   Zip   Telephone No.

Date of Birth   Driver's License No. and State   OR   Govt. Issued Photo ID No.

List States resided in for the past 10 years from this application date:

Do you or someone residing in the apartment need to request a special accommodation due to a disability? If yes, please list the accommodation request: _____

EMPLOYMENT HISTORY ON APPLICANT

_____

Name of Present Employer

_____

| Employer's Street Address | City | State | Zip | Telephone No. |

_____

| Position Held with Present Employer | Gross Monthly Income | Length of Employment |

_____

| Supervisor's Name | Telephone Number |

If current employment is less than 6 months, please complete previous employment

_____

Name of Previous Employer

_____

| Previous Employer's Street Address | City | State | Zip | Telephone No. |

| Position Held with Previous Employer | Gross Monthly Income | Length of Employment |

_____

| Previous Supervisor's Name | Telephone Number |

EMPLOYMENT HISTORY ON SPOUSE

Name of Present Employer

_____

| Employer's Street Address | City | State | Zip | Telephone No. |

_____

| Position Held with Present Employer | Gross Monthly Income | Length of Employment |

_____

| Supervisor's Name | Telephone Number |

If-current employment is less than 6 months, please complete previous employment

_____

Name of Previous Employer

_____

| Previous Employer's Street Address | City | State | Zip | Telephone No. |

_____

| Position Held with Previous Employer | Gross Monthly Income | Length of Employment |

_____

| Previous Supervisor's Name | Telephone Number |

CREDIT AND CRIMINAL HISTORY

_____

| Bank Name | City | State | Zip |

Do you have any other non-work income you want considered (alimony, child support, and investments)?
Yes ☐ No ☐ If yes, please explain: _____

Have you or any other prospective residents ever owned a home? ☐Yes ☐ No

Have you, your spouse any other prospective residents or occupants listed on this Application ever **(check if applicable**; you represent the answer is "No" to any item not checked below): ☐ been evicted or asked to move out? ☐ broken a rental agreement or lease contract?
☐been or are currently delinquent to a previous landlord?
☐declared bankruptcy; if so, when? _____
☐been convicted for either a felony, a sex-related offense or a misdemeanor? If yes, please explain:

_____

☐_ received deferred adjudication for either a felony, a sex related offense or a misdemeanor?
If yes, please: _____
☐been arrested for any crime which has not been fully adjudicated (by deferred adjudication dismissal, acquittal, or conviction)? If yes, please explain: _____

RENTAL HISTORY
List a minimum of 24 months of rental / mortgage history.

Name of Present Landlord	Monthly Rental Rate	Date Moved In	Date Moved Out
(If Applicant and Applicant 's Spouse are completing this Application, name all Landlords for both parties)			

Street Address	City	State	Zip

Telephone Number of Present Landlord

Name of Previous Landlord	Monthly Rental Rate	Date Moved In	Date Moved Out
(Immediately prior to the Present Landlord)			
(If Applicant and Applicant 's Spouse are completing this Application, name all Landlords for both parties)			

Street Address	City	State	Zip

Telephone Number of Previous Landlord

OTHER OCCUPANTS (list all persons not signing this Application who will be listed on the lease)

Name	Social Security Number	Relationship to Applicant

Present Street Address	City	State	Zip	Telephone No.

Date of Birth	Driver's License No. and State	OR	Govt. Issued Photo ID No.

Name	Social Security Number	Relationship to Applicant

Present Street Address	City	State	Zip	Telephone No.

Date of Birth	Driver's License No. and State	OR	Govt. Issued Photo ID No.

Name	Social Security Number	Relationship to Applicant

Present Street Address	City	State	Zip	Telephone No.

Date of Birth	Driver's License No. and State	OR	Govt. Issued Photo ID No.

ANIMALS
Do you or any other prospective residents have animals?

Type	Breed	Weight	Color	Age

Type	Breed	Weight	Color	Age

YOUR VEHICLE(S) If Applicant will be parking a vehicle on the property, please provide the following information:

Vehicle Type (car, motorcycle, truck)	Make of Vehicle	Model	Year	State/License Plate No.
Vehicle Type (car, motorcycle, truck)	Make of Vehicle	Model	Year	State/License Plate No.
Vehicle Type (car, motorcycle, truck)	Make of Vehicle	Model	Year over the age of 1 8 years):	State/License Plate No.

EMERGENCY In case of emergency, notify (preferably a relative

Name	Relationship	Address	Home Phone No.	Work Phone No.

In the event that the Applicant becomes a resident for property applied for, Applicant's execution of this Application shall authorize the Owner, in the event of the Applicant's death to: (i) grant to the person designated above access to the Applicant's unit at a reasonable lime and in the presence of the Owner or the Owner's agent; (ii) allow this person to remove any of the Applicant's property or any other contents found in the Applicant's unit or any of Applicant's property located in the mailbox, storerooms or common areas; and (iii) refund the Applicant's security deposit, less lawful deductions, to this person. Applicant also authorizes the Owner to allow this person access to remove all contents of the unit as well as property in the mailbox, storerooms and common areas if Applicant becomes seriously ill.

AUTHORIZATION: Applicant represents that all the above information is true and complete and authorizes the verification of same and the performance of a credit check on Applicant as appropriate by all available means. If Applicant provides any false or misleading information in this Application, Owner shall have the right to automatically reject this Application, and the Application Deposit and Security Deposit will be automatically forfeited by the Applicant. Applicant further acknowledges that an investigative consumer report includes information as to character, general reputation, personal characteristics: and mode of living, whichever area applicable, of the Application may be made and that any person on which an investigative consumer report will be made has the right to request a complete and accurate disclosure of the nature and scope of the investigation requested and also has the right to request a written summary of the person's right under The Fair Credit Reporting Act. Applicant hereby authorizes the Owner or the Owner's Agent to obtain and hereby instructs any consumer reporting agency designated by Owner or Owner's Agent to furnish a consumer report under The Fair Credit Reporting Act to Owner or Owner's Agent to use such consumer report in attempting to collect any amount due and owing under this Application, the Applicant's lease (to be executed after Application approval) or for any other permissible purpose.

Applicant acknowledges that Owner's acceptance of Applicant as a resident at the property is conditional upon: (i) Owner's approval Q/- this Application; and (ii) receipt of an executed Apartment Lease Agreement from Applicant. In the event any of these conditions have not been met, Owner shall have no obligation to lease to Applicant.

Security Deposit Refunded:

If this Application is denied, the Security Deposit will be refunded to Applicant.

Security Deposit Retained by Owner

Owner shall be entitled to retain the Security Deposit as liquidated damages; in which case, all further obligations to lease the premises to Applicant shall be terminated if: (i) the Application is withdrawn for any reason, after signing this Application; (ii) the Application is accepted, but Applicant does not sign an Apartment Lease Agreement as and when required by Owner; or (iii) if the Applicant has provided false or misleading information within this Application. For the purposes of this provision, the Applicant is required to pay an additional Security Deposit in order to qualify for occupancy, the Application shall be deemed conditionally accepted prior to the payment Of such additional Security Deposit and the failure ta pay the additional Security Deposit will entitle Owner to retain the originally paid Security Deposit, even if the Application is subsequently rejected by the Applicant •s failure to pay the required additional Security Deposit

Security Deposit as a Hold deposit

If approved, the security deposit will be treated as a hold deposit, and will be applied to the total amount of security deposit required upon move in.

Applicant acknowledges that Owner's standard Lease which Applicant will be asked to sign provides that, after the initial term of the Lease, the Lease will automatically continue on a month-to-month basis until terminated by either party giving at least sixty (60) days prior written notice
Or termination to the other, whether such termination date is to be on the date of the expiration of the initial term or any renewal term thereafter.

Applicant further acknowledges that Owner's standard Lease provides that the resident will have the right, in the resident's sole discretion, to terminate the Lease prior to the expiration of the initial or renewal term by following certain procedures, which will include paying a Cancellation Payment in an amount specified in the Cancellation Option contained in the Lease and signing a Buyout Agreement. Applicant is encouraged to review Owner's standard Lease, as well as the State Addendum to the Lease for the state in which the property is located, prior to signing and to ask any questions Applicant may have regarding any Lease provisions.

Dated effective on the date Owner or Owner's representative has received a completed Application from Applicant, as indicated above.

REPRESENTATIVE OF OWNER: APPLICANT(S):

_____   _____
Signature on Behalf of Owner   Signature   Name Printed   Date

_____   _____
Name Printed   Signature   Name Printed   Date

_____   _____
Date   Signature   Name Printed   Date