

Royal Palms Manufactured Home & RV Community

APPLICATION FOR LEASE

(Attached to and a part of the Royal Palms Lease Agreement)

Spouses and Co-Applicants may submit a joint application

(a joint application is considered one application)

Each occupant over 17 that is not a Co-Applicant must submit a separate application

There is a \$75 fee for each individual application & a \$100 fee for each joint application.

Revised 06/16/2021

Date: _____

Application for Lot #: _____

ABOUT YOU

First Name _____ Middle Name _____ Last Name _____

Former Last Names (maiden & married): _____ Marital Status: S; M; D; W

Birthdate: _____ Soc Sec #: _____ DL #: _____ St: _____

Primary Phone #: _____ E-Mail Address: _____ May We Contact You by E-Mail? Yes; No

WHERE HAVE YOU LIVED Please provide the following information about places you have lived during the past five (5) years.

Present Address: _____ City: _____ St: _____ Zip: _____

Rent/Own? _____ Time at Residence? _____ Amount Paid _____ Reason for Leaving: _____

Name of Apartment: _____ Manager/Landlord's Name: _____ Mgr/Landlord Phone #: _____

Previous Address: _____ City: _____ St: _____ Zip: _____

Rent/Own? _____ Time at Residence? _____ Amount Paid _____ Reason for Leaving: _____

Name of Apartment: _____ Manager/Landlord's Name: _____ Mgr/Landlord Phone #: _____

Next Previous Address: _____ City: _____ St: _____ Zip: _____

Rent/Own? _____ Time at Residence? _____ Amount Paid _____ Reason for Leaving: _____

Name of Apartment: _____ Manager/Landlord's Name: _____ Mgr/Landlord Phone #: _____

YOUR WORK

Present Employer: _____ Work Phone #: _____ Supervisor's Name: _____

Employer's Address: _____ City: _____ St: _____ Zip: _____

Position/Title: _____ Date job began: _____ Gross Monthly Income \$ _____

Previous Employer: _____ Work Phone #: _____ Supervisor's Name: _____

Previous Employer's Address: _____ City: _____ St: _____ Zip: _____

Position/Title: _____ Date job began: _____ Date job ended: _____

YOUR SPOUSE OR CO-APPLICANT - Individual must execute Lease Agreement and becomes financially liable

First Name _____ Middle Name _____ Last Name _____

Former Last Names (maiden & married): _____ Marital Status: S; M; D; W

Birthdate: _____ Soc Sec #: _____ DL #: _____ St: _____

Primary Phone #: _____ E-Mail Address: _____ May We Contact You by E-Mail? Yes/No

WHERE HAVE YOU LIVED Please provide the following information about places you have lived during the past five (5) years.

Present Address: _____ City: _____ St: _____ Zip: _____

Rent/Own? _____ Time at Residence? _____ Amount Paid _____ Reason for Leaving: _____

Name of Apartment: _____ Manager/Landlord's Name: _____ Mgr/Landlord Phone #: _____

Previous Address: _____ City: _____ St: _____ Zip: _____

Rent/Own? _____ Time at Residence? _____ Amount Paid _____ Reason for Leaving: _____

Name of Apartment: _____ Manager/Landlord's Name: _____ Mgr/Landlord Phone #: _____

Next Previous Address: _____ City: _____ St: _____ Zip: _____

Rent/Own? _____ Time at Residence? _____ Amount Paid _____ Reason for Leaving: _____

Name of Apartment: _____ Manager/Landlord's Name: _____ Mgr/Landlord Phone #: _____

YOUR WORK

Present Employer: _____ Work Phone #: _____ Supervisor's Name: _____

Employer's Address: _____ City: _____ St: _____ Zip: _____

Position/Title: _____ Date job began: _____ Gross Monthly Income \$ _____

Previous Employer: _____ Work Phone #: _____ Supervisor's Name: _____

Previous Employer's Address: _____ City: _____ St: _____ Zip: _____

Position/Title: _____ Date job began: _____ Date job ended: _____

YOUR VEHICLES - List all vehicles to be parked by you, your spouse, or any occupants (including cars, boats, trucks, etc) NO MORE THAN TWO (2) VEHICLES PER RESIDENCE ARE ALLOWED AT ANY TIME.

Make: _____ Model: _____ Color: _____ Year: _____ Lic #: _____ St: _____

Make: _____ Model: _____ Color: _____ Year: _____ Lic #: _____ St: _____

OTHER OCCUPANTS - Names of all persons who will stay in your home more than 3 days a month. List any others on a separate page and submit to Office with this Application

Name: _____ Relationship: _____ Sex: _____

Birthdate: _____ Soc Sec #: _____ DL #: _____ St: _____

Name: _____ Relationship: _____ Sex: _____

Birthdate: _____ Soc Sec #: _____ DL #: _____ St: _____

Name: _____ Relationship: _____ Sex: _____

Birthdate: _____ Soc Sec #: _____ DL #: _____ St: _____

Name: _____ Relationship: _____ Sex: _____

Birthdate: _____ Soc Sec #: _____ DL #: _____ St: _____

ANIMALS - Only registered pets are allowed in the Royal Palms at any time; restrictions apply.

Will you or any occupant have an animal? No; Yes How many? _____ : Describe each below:

Animal Type #1: _____ Breed: _____ Responds To: _____ Weight: _____ lbs. Age: _____ years

Animal Type #2: _____ Breed: _____ Responds To: _____ Weight: _____ lbs. Age: _____ years

YOUR RENTAL & CRIMINAL HISTORY - Place an "x" in every box that applies

Have you, your spouse, or any occupant listed above ever: been evicted or asked to move out? moved out of a dwelling before the end of the lease term without the owner's consent? declared bankruptcy? been sued for rent? been sued for property damage? been convicted of a felony or sex crime that was resolved by conviction, probation, court ordered community supervision, or pretrial diversion? been convicted for a felony or sex-related crime that has not been resolved by any method? Please indicate the year, location and type of each felony and sex crime other than those resolved by acquittal. **You represent the answer is "no" to any item not checked above.**

DESCRIBE THE MFG HOME/RV/CAMPER YOU WISH TO MOVE INTO THE ROYAL PALMS

Year: _____ Make: _____ Model: _____ Box Size: _____ ft by _____ ft
(excl tongue)

S/N: _____ Owner (Name on Title): _____ Owner Address: _____

Owner Phone #: _____ If Mortgaged, Name of Mortgage Co: _____

EMERGENCY - Emergency contact person over 18, who will not be living with you

Name: _____ Relationship: _____ Phone #: _____ Alt Phone#: _____

Name: _____ Relationship: _____ Phone #: _____ Alt Phone#: _____

Name: _____ Relationship: _____ Phone #: _____ Alt Phone#: _____

If you die, are seriously ill, missing, or have vacated the premises according to a legal affidavit (check one or more) the above person(s), your spouse/co-applicant, or your parent or child, we may allow such person(s) to enter your dwelling to remove all contents, as well as your property. If no box is checked, any of the above are authorized at our option. If you are seriously ill or injured, you authorize us to call EMS or send for an ambulance at your expense. We are not legally obligated to do so.

AUTHORIZATION

Application Fee (non-refundable): You have delivered to our representative one or more application fee(s), and these payments partially defray the cost of administrative paperwork. *They are non-refundable.*

Completed Application: An Application will not be considered "completed" and will not be processed until 1.) a separate Application has been fully filled out and signed by all other occupants over 17 who will be living in the home at the address for which you are making application and 2.) the application fee for each Application has been paid to us.

Nonapproval in Seven Days: We will notify you whether you've been approved within seven days after the date we receive all completed Applications. Notification may be in person or by mail or telephone unless you have requested that notification be by mail. You must not assume approval until you receive actual notice of approval.

If You Fail to Sign Lease After Approval: You and all co-applicants must sign the Lease Agreement within three business days after we notify you of your approval in person or by telephone or the Application will be discarded and the Lot will be made available to another applicant.

Notice to or from co-applicants or occupants: Any notice we give you or your co-applicant is considered notice to all co-applicants; and any notice from you or your co-applicant is considered notice from all co-applicants.

Authorization: You authorize us to verify, by all available means, the above, including reports from consumer reporting agencies before, during and after tenancy on matters relating to the lease, and income history and other information reported by employer(s) to any state employment security agency. Work history information may be used only for this Rental Application. Authority to obtain work history information expires 365 days from the date of this Application.

Acknowledgment: You declare that all your statements on this Application are true and complete. You authorize us to verify the same through any means, including consumer reporting agencies and other rental housing owners. If you fail to answer any question or give false information, we may reject the application, retain all application fees and deposits as liquidated damages for our time and expense, and terminate your right of occupancy. Giving false information is a serious criminal offense. In lawsuits relating to the application or Lease Contract, the prevailing party may recover all attorney's fees and litigation costs from the losing party. We may at any time furnish information to consumer reporting agencies and other rental housing owners regarding your performance of your legal obligations, including both favorable and unfavorable information about your compliance with the Lease Contract, the rules, and financial obligations. Fax signatures and Electronic signatures are legally binding.

Right to Review the Lease: Before you submit an application or pay any application fee or security deposit, you have the right to review the Application for Lease and Lease Agreement, as well as any community rules or policies we have. You may also consult an attorney. These documents are binding legal documents when signed. You are entitled to an original of the Lease Agreement after it is fully signed.

Applicant Signature: _____ Date: _____

Spouse or Co-Applicant Signature: _____ Date: _____