



Welcome to our community!

Community: \_\_\_\_\_

Date: \_\_\_\_\_

**Resident Application**  
**HOMES MUST BE OWNER OCCUPIED**  
**AND**  
**PRODUCE CERTIFICATE OF TITLE AS PROOF OF OWNERSHIP UPON APPROVAL**

**ONLY COMPLETE applications will be accepted.**  
Each applicant **MUST** provide two (2) months proof of income.

Subject to the approval of this application by the undersigned Agent for the Owner, applicant will purchase / will reside **(Circle One)** at the Home on lot # \_\_\_\_\_

Applicant's Last Name \_\_\_\_\_ First \_\_\_\_\_ Initial \_\_\_\_\_ Driver's License # & State \_\_\_\_\_

\_\_\_\_ Single \_\_\_\_ Married \_\_\_\_ Separated

CoApplicant's Last Name \_\_\_\_\_ First \_\_\_\_\_ Initial \_\_\_\_\_ Driver's License # & State \_\_\_\_\_

Number of persons who will occupy home \_\_\_\_ Please list all occupants that will occupy the home  
**Additional occupants 18 years of age and older: please provide 2 forms of I.D. and SSN**

Names	Age	Date of Birth	Relationship
1) _____	_____	_____	_____
2) _____	_____	_____	_____
3) _____	_____	_____	_____
4) _____	_____	_____	_____

Email Address \_\_\_\_\_

**RESIDENT HISTORY**

If you were referred, by whom? \_\_\_\_\_

**Present address** \_\_\_\_\_ Applicant Phone # \_\_\_\_\_  
Reason for leaving \_\_\_\_\_

Present Landlord \_\_\_\_\_ Landlord's phone # \_\_\_\_\_  
Move in Date: \_\_\_\_\_ Move out Date: \_\_\_\_\_

Rent/Mortgage payment: \_\_\_\_\_

**Previous address** \_\_\_\_\_ Move in Date: \_\_\_\_\_ Move out Date: \_\_\_\_\_  
Reason for leaving \_\_\_\_\_

Rent/Mortgage payment: \_\_\_\_\_  
Previous Landlord \_\_\_\_\_ Landlord's phone # \_\_\_\_\_

**EMPLOYMENT HISTORY** (Must provide 2 months of paychecks)

Applicant Employed By: \_\_\_\_\_ Supervisor's Name \_\_\_\_\_  
Address \_\_\_\_\_ Phone # \_\_\_\_\_ Position \_\_\_\_\_ Salary \$ \_\_\_\_\_ per hour  
Start Date: \_\_\_\_\_ End \_\_\_\_\_

Previous Employment \_\_\_\_\_ Supervisor's Name \_\_\_\_\_  
Address \_\_\_\_\_ Phone # \_\_\_\_\_ Position \_\_\_\_\_ Salary \$ \_\_\_\_\_ per hour  
Start Date: \_\_\_\_\_ End \_\_\_\_\_

Social Security Benefits: \_\_\_\_\_ per month **(MUST PROVIDE DOCUMENTATION)**  
Start Date: \_\_\_\_\_ End \_\_\_\_\_

Additional Lessee Employed By \_\_\_\_\_ Supervisor's Name \_\_\_\_\_ Start/End date \_\_\_\_\_  
Address \_\_\_\_\_ Phone # \_\_\_\_\_ Position \_\_\_\_\_ Salary \$ \_\_\_\_\_ per hour  
Start Date: \_\_\_\_\_ End \_\_\_\_\_



**APPLICATION FEE**

**There will be an application fee per applicant. Fee is nonrefundable.**

All applicants who will be living in the home who is 18 years or older must do a background check.

Receipt of which is acknowledged by management. This sum is not a rental payment or administrative fee. In the event this application is disapproved, this sum will be retained by management to cover the cost of processing application as furnished by applicant.

If Management accepts my application, I agree to execute Management's usual rental agreement on or **before the occupancy date** set forth in this application. If for any reason Management decides to decline my application, then Management will refund this good faith deposit to me in full. I understand that I may cancel this rental agreement by written notice within 72 hours and receive a full refund of this good faith deposit. If I cancel after 72 hours, or fail to execute Management's usual rental agreement, or refuse to occupy the premises on the agreed date, I understand this deposit will be held until Management can determine if it has incurred any expense or rent loss due to my cancellation. These costs will be deducted from this deposit and the balance will be refunded.

Applicant hereby authorizes verification of any and all information set forth on the Application, including release of information by any bank, employer (past or present) & any lender. All such information hereon & released is authorized above will be kept confidential.

APPLICANT REPRESENTS THAT THE INFORMATION SET FORTH ON THIS APPLICATION IS TRUE & COMPLETE.

Material misstatements or representation on the Application will constitute a default under Lease or Rental Agreement between the Parties.

**ACCEPTED & AGREED:**

**The potential resident(s) cannot move into the home or purchase a home in this community until they are approved by JRB Community. Lot rent must be paid up to date before the new resident is to move in.**

By: \_\_\_\_\_  
Property Manager

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Printed Name

Dated \_\_\_\_\_

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Printed Name

Dated \_\_\_\_\_

# RELEASE AND AUTHORIZATION FORM

In accordance with my right to privacy, I have been advised by that the information described below is required to assist the same in making a tenant screening determination concerning me and that execution of this form is voluntary.

I hereby authorize Et All, Inc., 4382 E. La Palma Ave Anaheim, CA 92807 714-572-5680 or any qualified agent bearing this document or a copy thereof, to obtain information from all personnel, educational institutions, government agencies, to include the Department of Justice and The Youth Authority, companies, corporations, workers compensation information, law enforcement agencies or individuals relating to my past activities to supply any and all information concerning my background and release same from any liability resulting from providing such information. The information received may include, but is not limited to academic, job performance, attendance, personal history, financial record history, driving records, disciplinary and criminal history. I understand that the information released is for consideration of my rental application

I further hereby release any individual associated with the compilation of such information to include record custodians, directors, officers, agents, employees, if authorized representatives of the same, from any and all liability for damages of whatever kind of nature, which may at any time accrue to me on account of (1) reliance by such person on the information submitted in my rental application; (2) reliance by such persons on the information obtained pursuant to this authorization; (3) compliance with, or any attempt to comply with, this authorization; and (4) rejection of my rental based on information obtained after commencement thereof pursuant to validity of this authorization. If adverse action is taken based in whole or in part on the consumer report, we will provide to you with a copy of the consumer report and a summary of the consumer's rights as prescribed by the FCRA. This report will not be used in violation of any federal or state laws and/or equal employment opportunity laws or regulations..

I hereby certify that all the statements and answers set forth on this application form and documents signed are true and complete to the best of my knowledge, and I understand that if, subsequent to employment any of such statements and/or answers are found false or that information has been omitted, such false statements or omissions will be just cause for rejection of my rental application.

## PLEASE PRINT CLEARLY

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SIGNATURE OF APPLICANT / EMPLOYEE

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DATE

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PRINT NAME

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ADDRESS

Other Last Names used within the past 7 years: \_\_\_\_\_

**For purposes of gathering this information, I agree to supply the following information which may be required by law enforcement agencies and other entities for positive identification purposes when checking records. It is confidential and will not be used for any other purpose.**

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DATE OF BIRTH

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DRIVERS LICENSE

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STATE

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SOCIAL SECURITY NUMBER

# Authorization to Obtain Credit Information

In accordance with the Consumer Credit Reporting Reform Act of 1996 Section 604 (B), I hereby authorize \_\_\_\_\_ and Et All Inc. or it's agents to obtain an Tenant Screening Credit Report concerning my current credit status. I understand that such an inquiry is relevant to the rental for which I am applying. I understand that a credit report will be obtained and that I am entitled to a copy of this report. If adverse action is taken, based in whole or in part on the consumer report, we will provide to you a copy of the consumer report and a summary of the consumer's rights as prescribed by the FCRA. The report will not be used in violation of any federal or state laws and/or equal employment opportunity laws or regulations.

\_\_\_\_\_  
SIGNATURE OF APPLICANT

\_\_\_\_\_  
DATE

\_\_\_\_\_  
PRINT FULL NAME

\_\_\_\_\_  
SOCIAL SECURITY NUMBER

ADDRESS: HOW LONG AT THIS ADDRESS \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Please list prior address if you have lived at the above address less than 2 year

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_