



Rental (814) 234-7368
 Fax: (814) 231-4784
 E-mail RLH1525@aol.com

Application Fee: \$ _____
 Security Deposit: \$ _____
 Total: \$ _____

Payment Method _____



CONSUMER NOTICE: Heritage Realty hereby states that with respect to this property, I am acting in the following capacity: An agent of the owner pursuant to a Property Management Agreement.

I acknowledge that I have received this notice. _____ (please initial) E-mail _____

Name _____ SSN _____

Date of Birth _____ Current Phone Number _____

Drivers License # _____ State _____

Premises Applied For _____ Rent per month _____

Lease Start Date _____ Lease End Date _____ Do you have a Pet? _____

Other persons to occupy the apartment on a regular basis:

_____	_____	_____	_____
full name	relation	full name	relation

Present Address _____
 Street _____ City _____ State _____ Zip _____

Present Landlord _____ Landlord Phone Number _____ Monthly Rent _____

Lease Dates _____ to _____ Have you ever been convicted of a crime? _____ If yes, please explain _____

Additional Reference _____
 Name _____ Address _____ Phone _____

Present Employer _____ Occupation _____ Yearly Income _____

Name of Supervisor _____ Phone Number _____

Future Employer (if not currently employed locally) _____ Occupation _____

Yearly Income _____ Supervisor _____ Phone Number _____

If not employed how will rent be paid? _____

Parent or Guardian's Name _____ Phone Number _____

Address _____ In case of an Emergency Contact: _____

_____	_____
Relationship	Phone Number

CONDITIONS OF APPLICATION AND AGREEMENT TO LEASE

Deposit paid by applicant will be held in an Escrow Account as a Security Deposit until such time as the lease is terminated and the premises are vacated. The cost of necessary cleaning, repairs or replacements shall be deducted from the Security Deposit at termination of the lease.

THIS IS A LEGALLY BINDING OFFER TO ENTER INTO A LEASE AGREEMENT FOR THE PREMISES ON THE FORM IN CURRENT USE BY HERITAGE REALTY GROUP INC AND CONTAINING THE ABOVE TERMS. I UNDERSTAND THAT I AM OBLIGATED TO EXECUTE SUCH A LEASE AFTER IT HAS BEEN TENDERED TO ME. If I refuse to execute such a lease, Heritage Realty Group Inc will make reasonable efforts to relet the premises on my behalf. If Heritage Realty is successful, I understand and agree that the said deposit will be forfeited and retained as liquidated damages by Heritage Realty for its efforts in processing this application, holding the premises open on my behalf pending approval of this application, and making the necessary investigation of my character and reputation. However, until such time as Heritage Realty Group Inc is able to relet the premises, I understand and agree that I shall remain liable for the monthly rental payments and other charges imposed in accordance with the terms of the proposed lease, which is agreed to be binding whether executed by me or not. No agreement except contained herein will bind applicant, agent, or owner.

I agree and understand that the lease I will be signing is a JOINT AND SEVERAL Lease. This means all Tenants and Guarantors hold joint liability for the entire amount due on the lease, as well as, the care and condition of the premises. I understand that in the event that one or more tenant(s) fail to make good on their obligation that the remaining tenant(s) will be held legally responsible.

I WARRANT THAT THE ABOVE INFORMATION IS TRUE AND CORRECT AND AGREE TO THE TERMS AND CONDITIONS PRINTED ON THIS APPLICATION. BY THE SIGING OF THIS RENTAL APPLICATION, I AUTHORIZE HERITAGE REALTY GROUP INC TO MAKE ANY INVESTIGATIONS ON MY BEHALF, AND AT ANY TIME, INCLUDING FUTURE INQUIRIES, WHICH MAY INCLUDE: CHARACTER REFERENCES, BANK REFERENCES, PRIOR RENTAL VERIFICATIONS, CREDIT HISTORY, EMPLOYMENT HISTORY AND INCOME VERIFICATION.

Applicant's Signature _____ Date _____

Applicant's Signature _____ Date _____