



Property _____ Unit _____ Desired Move in Date _____ Rental Amount _____ Security Deposit Amount _____

General Terms Condition:

1. A non-refundable **\$50** application fee per person (in checks/money orders) is due when turning in this application.
2. When the application is approved, you have **10 days** to pay the applicable security deposit (i.e., **1.5 months' of rent**) in order to place a hold on the apartment.
3. **Failing to pay the applicable security deposit will result in cancellation of this application.**
4. Within 7 days of placing the applicable deposit, **Applicant must Move-In** & Pay in full all Move in costs balance (1st & last months of rent i.e., 2 months of rent).
5. **No move-in will be performed without the entire balance of the move-in cost being paid.**
6. **Applicant/s hereby irrevocably confirm, acknowledge and agree that failing to move in, on the Desired Move-In date while all move in costs as mentioned at section 2 & 4 above were paid, will result on **CANCELLTION OF THIS APPLICATION AND FORFEIT OF THE SECURITY DEPOSIT (Hereinafter:" Landlord Move-In preparations compensation Costs")**.**

Please answer the following questions in full:

PERSONAL INFORMATION:

Applicant 1: _____

Driver's License No. _____ State of Issuance: _____

Social Security Number: _____ Date of Birth: _____

Present Address: _____

City, State & Zip Code: _____

Cell Phone #: _____ Home #: _____ Work #: _____

Email: _____

Description of your vehicle (make, model, year, license plate) # _____

Applicant 2: _____

Driver's License No. _____ State of Issuance: _____

Social Security Number: _____ Date of Birth: _____

Present Address: _____

City, State & Zip Code: _____

Cell Phone #: _____ Home #: _____ Work #: _____

Email: _____

Description of your vehicle (make, model, year, license plate) # _____

EMPLOYMENT – PERSON 1

Employment or student status: _____

Name of current employer: _____

Employer's address and phone #: _____

Length of time with current employer: _____ Gross month income: \$ _____

Position with current employer: _____

Prior Employer, name and #: _____

EMPLOYMENT – PERSON 2

Employment or student status: _____

Name of current employer: _____

Employer's address and phone #: _____

Length of time with current employer: _____, Gross month income: \$ _____, Net month income: \$ _____, Other income (monthly) \$, _____

Position with current employer: _____

Prior Employer, name and #: _____





RENTAL HISTORY
(Please provide at least two years of rental history)

Name of current landlord: _____

Address, phone # of current landlord: _____ E-mail: _____

Date current lease expires: _____ Have you given notice? _____

Length of time at your current address: _____ Property Management in place: _____

Please provide last year rental ledger and / or receipts Y ____N ____

Name of previous landlord: _____

Phone # of previous landlord: _____

Date previous landlord lease expired: _____ Length of time at this address: _____

Have you ever been **evicted or sued by a landlord**? ____ If yes, explain: _____

Name, address and phone # of closest relative not residing with applicant: _____

Nature of relationship to that relative: _____

Name or your current **creditors**, including **charge cards**, student loans, and **commercial loans**: _____

Have you ever been convicted of a **criminal offense**? ____ If yes, explain: _____

Have you ever filed for **bankruptcy**? ____ If yes, explain: _____

Did anyone refer you to us? ____ If yes, explain: _____

Have you rented with us before? _____

"I declare that the above information to be true and accurate and I understand that the owner/manager of the property will rely on this information in entering into a rental agreement with me. I further represent that my rental and credit records are in good standing with no judgments or liens against me. I also understand this is not a lease and should my application be accepted; I agree to sign your lease form currently in use. If for any reason whatsoever you are unable to make the apartment which is subject of this application available at the beginning of the lease term, I hereby waiver any and all rights to seek to recover any damages whatsoever against you including without limitation actual, punitive, or consequential damages. **I have been duly informed that NO PETS are allowed at our properties.**

" I hereby authorize XLNC INVEST LLC to obtain a consumer report, and any other information it deems necessary, for the purpose of evaluating my application. I understand that such information may include, but is not limited to, credit history, civil and criminal information, records of arrest, rental history, employment/salary details, vehicle records, licensing records, and/or any other necessary information. I understand that subsequent consumer reports may be obtained and utilized under this authorization in connection with an update, renewal, extension or collection with respect or in connection with the rental or lease of a residence for which application was made. **I hereby expressly release XLNC INVEST LLC and any procurer or furnisher of information, from any liability what-so-ever in the use, procurement, or furnishing of such information, and understand that any application information may be provided to various local, state and/or federal government agencies, including without limitation, various law enforcement agencies.**"

Signature of Applicant (1): _____ Date: _____

Signature of Applicant (2): _____ Date: _____

For Office Use Only:

Date Received: _____, **Date Approved:** _____, **Approved by (Name)** _____, **Approval Signature:** _____

Entered into RM: _____, **Security Deposit Date:** _____, **Security Deposit \$** _____, **Lease Begin:** _____, **Lease End:** _____

Denied: (circle one) income, credit, resident history, criminal, other.....





EMPLOYMENT VERIFICATION LETTER

Employer Name: _____

Address: _____

City: _____ State: _____

Zip: _____

RE: Verification of Employment for _____ [Name of Employee]

To whom it may concern:

Please accept this letter as confirmation that _____ [Name of Employee] has been employed with _____ [Employer Name] since _____ [Employee Start Date].

Currently, _____ [Name of Employee] holds the Title of _____ and works on a Full-Time Part-Time basis of _____ hours per week while earning \$ _____ payable Hourly Daily Weekly Bi-weekly Monthly Quarterly Annually and No Bonus a Bonus of \$ _____.

If you have any questions or require further information, please don't hesitate to contact me at _____ [Employer Phone Number].

Sincerely yours,

Signature _____ Print Name: _____

Title: _____ E-mail address: _____





XLNC LANDLORD VERIFICATION FORM

Applicant Name: _____

Current Address: _____

Name of Community Contacted:

() Current Landlord () Previous Landlord () Other

Dates of Residency: _____ to _____

1. Rent Payments

- How much was rental amount? _____
- Is/was applicant current on rent? _____
- Number of times late? _____
- How late? _____
- How often? _____
- Have you ever started eviction proceedings for nonpayment? _____

2. Caring for the Unit

- Has the applicant, family member, or guest damaged the property? _____
- If yes, please describe: _____
- Has the applicant paid for damages? _____

3. General

- Did the applicant obey the rules of the community? _____
- If no, please describe: _____
- Did the applicant provide any false information? _____
- If yes, describe: _____
- Would you rent to the applicant? Yes _____ No _____

This form was completed by:

Name Title Date

Company Contact Phone Number

Please return this form to JOANNA@XLNCRESIDENCES.COM or mail to:

XLNC RESIDENCES 18045 Lahser Rd. Apt. 1 Detroit, MI 48219