

S.F. Shannon Real Estate Management, L.L.C.

Rental Application

4917 McPherson #1B / St. Louis, MO 63108

314.367.1106

Fax: 314.361.2156

Name (Mr./Ms.) _____ Phone Number: (____) _____

Social Security Number _____ Date of Birth _____

Driver's License Number (if different from SSN) _____

Marital Status Married Separated Widowed Divorced Single How long? _____

Reason for moving (check as many as apply):

Getting married Getting divorced or separated Nicer apartment Lower rent Living at home

Present address _____ ZIP code _____ How long? _____

Landlord's name _____ Phone(____) _____ Rent: _____ wk mo

Previous address: _____ ZIP code _____ How long? _____

Landlord's name _____ Phone(____) _____ Rent: _____ wk mo

Employed by _____ Position _____ How long? _____

Address _____ ZIP code _____ Phone (____) _____

Supervisor _____ Phone (____) _____ Salary _____ hr wk mo

Previous Employer _____ Position _____ How long? _____

Address _____ ZIP code _____ Phone (____) _____

Supervisor _____ Phone (____) _____ Salary _____ hr wk mo

Other income: Source _____ Amount _____ wk mo

(If applicable) Caseworker and Agency _____ Phone (____) _____

Character References (Other than spouse)

Name Relation Address Phone (____) _____

Name Relation Address Phone (____) _____

Emergency contact (different from above)

Name Relation Address Phone (____) _____

(continue on page 2, please)

SF Shannon Real Estate Management, LLC PO Box 4675 St. Louis, MO 63108
sfshannon.com info@sfshannon.com

Financial Information:

Bank Name _____ Checking account number _____

Address _____ Savings account number _____

Is your paycheck currently being garnished for any reason, including child support?

Yes No Indicate amount _____

AUTOMOBILE:

Year Make License Number Monthly Payment Balance Bank & Acct. #

LEAD WARNING STATEMENT:

The apartment that I wish to rent was constructed prior to 1978 and therefore may contain lead-based paint. Lead from paint, paint chips, and dust can pose health hazards if not taken care of properly. Lead exposure is especially harmful to young children and pregnant women. If I am renting larger than a "zero-bedroom" apartment, I hereby acknowledge receipt of an EPA pamphlet concerning lead paint poisoning prevention.

I HAVE READ AND I FULLY UNDERSTAND the above disclosure.

Signed _____ Date _____

THE FOLLOWING PEOPLE AND NO OTHERS ARE ALLOWED TO OCCUPY THE APARTMENT:

Name/Birth date _____ Name/Birth date _____

Children (Names/Birth dates) _____

PETS are permitted ONLY with a pet deposit, which is to be determined based on type of animal, and your acceptance of the terms in the S.F. Shannon Pet Deposit Agreement)

I UNDERSTAND that all the above listed people must also follow all house rules. I also understand that any company I (or we) have must also follow the same house rules.

I UNDERSTAND that my rent is due on the FIRST of each month. **If my rent is past due** and not paid by the 10th of each month, I understand that I will be charged a late charge of \$ _____ per month.

For residents who pay weekly: Rent is due on FRIDAY of each week. **If I pay by the week, I understand** that if I do not pay by Monday following the Friday that my rent is due, I will be assessed a \$5.00 late charge for each week that my rent is late.

I UNDERSTAND that if anyone else moves into the apartment without first obtaining the WRITTEN CONSENT of the owners or their management, my rent *will be increased automatically* by the sum of **\$500 per month** per person.

Signed _____ Date _____

(continue on page 3, please)

SECURITY DEPOSIT AGREEMENT

You have paid a security deposit of \$_____ upon moving into this apartment. This deposit is NOT advance rent. Your deposit will be returned to you in full upon moving, provided that you present your receipt for the security deposit and that the following conditions have been met:

1. Rent and any late charges must be paid up to date
2. Apartment must be thoroughly cleaned. This includes cleaning all appliances and the bathroom and carpeting, if there is carpeting. Apartment must not be damaged. ALL TRASH MUST BE REMOVED FROM THE APARTMENT
3. Keys must be returned promptly

If you fail to leave the apartment in move-in condition, reasonable charges to complete the cleaning and/or repairs shall be deducted from your security deposit.

You have NOT entered into a lease for this apartment. You must give us at least one month's notice prior to moving, as required by law. Regarding the refund of your security deposit: After you move out, we have up to one month to inspect the apartment and refund your deposit (or provide explanation if your deposit is not refunded)

Should you remain in your apartment LESS THAN ONE YEAR, you will forfeit your ENTIRE security deposit.

I UNDERSTAND AND AGREE TO THE ABOVE CONDITIONS.

Signed _____ Date _____

HOUSE RULES

- ☞ All maintenance requests must be reported to the main office immediately
- ☞ Your apartment must have a working smoke detector. It is YOUR responsibility to keep a working 9-volt batter in your smoke detector
- ☞ You must keep your apartment clean. Trash must be disposed of regularly and in the proper places
- ☞ We hire a professional contractor to provide extermination services. You must allow management regular access to your apartment to accompany the exterminator. We will inform you, within reason, of the extermination schedule for your apartment, but will not call you each time that the exterminator is due to come
- ☞ St. Louis City code requires that apartments be heated to 65 degrees Fahrenheit during heating season. If you require a temperature much in excess of that required by code. You may not be happy in this apartment
- ☞ If you lock yourself out of your apartment, there is a mandatory let-in fee. Here is the schedule of charges:
 - \$25 between the hours of 9 a.m. and 5 p.m. Monday through Friday
 - \$50 between the hours of 9 a.m. and 5 p.m. on Saturday and Sunday
 - \$50 between the hours of 5 p.m. and 9 p.m. each day
 - \$100 between the hours of 9 p.m. and 9 a.m. each day
- ☞ Excessive noise is NOT ALLOWED at any time
- ☞ You are responsible for your behavior and for the behavior of your company
- ☞ Drinking, loitering and littering in public areas are STRICTLY PROHIBITED
- ☞ Never admit anyone to the building who is not your visitor
- ☞ **NEVER, NEVER** waste water! Sewer bills are tied to water use. Wasted water on your part may result in an increase in your rent. No washers, dryers, or automatic dishwashers are allowed in any apartment

I HAVE READ the above house rules and I understand them fully. **I AGREE** that if I violate any of these house rules, I cannot remain in my apartment and I will vacate the building immediately.

Signed _____ Date _____

(continue on page 4, please)

SF Shannon Real Estate Management, LLC PO Box 4675 St. Louis, MO 63108
sfshannon.com info@sfshannon.com

I, _____, agree to rent

Apartment Number _____ at _____

For \$ _____ per month/week and follow all house rules. I understand that any false statements made herein can subject me to full prosecution under the law. I hereby give S.F. Shannon Real Estate Management, LLC, permission to check my credit for purposes of approving or denying this rental application.

Signed _____ Date _____

Date application received: _____

THANK YOU!

NOTES

END OF APPLICATION
www.sfshannon.com

