



MONEM CORPORATION

TENANT SELECTION CRITERIA

- 1) Applicants must be 18 years of age or older with valid ID.
- 2) Applicants must have a combined monthly income of minimum **two times the rental amount**. Must provide proof of such income with application. ***Digital/Phone Snap Shot is NOT Sufficient.***
- 3) Applicants must have United States Social Security Number (if a U.S. Citizen). If not a U.S. Citizen, documents of proof of legal status must be provided.
- 4) All applicants over the age of 18 must submit a signed application along with documents requested and pay the \$25 application fee / per adult.
- 5) **Credit FICO score must be at least 650 or above. To qualify for move in specials (if any) all applicants must have a minimum of a 700 FICO.**
- 6) **Pet Policy:** For properties that do accept pets, they are allowed under 25lbs full grown. Dog Deposit is \$500 with \$25/month pet rent. Cat Deposit is \$300 with \$20/month pet rent.
All applications with pets must submit photos of pet/s at time of application along with applicable pet record including recent vaccination certification showing Breed, Age, Weight, Color and Name.
- 7) Breed Restrictions for Dogs Pet: The following breeds, but not limited to, Pitbulls, Rottweilers, German Shepards, Chows, Doberman, Labradors or Jack Russell Terriers are not permitted. Owner reserves right to deny pets based on individual pet demeanor.
- 8) Other Restrictions: No Ferrets or poisonous/exotic animals such as snakes or spiders
- 9) All move in funds (Deposit and First Month Rent) shall be in the form of a cashier's check or money order.
- 10) IF application qualifies for a guarantor the guarantor must be in the state of CA. No out of state guarantors will be accepted. Guarantor must submit Application, Fee and Proof of Income.

To begin the application process please pay the application NON REFUNDABLE fee of \$25.00 and return the completed application along with a copy of each applicants picture identification and proof of monthly income.

The Application Fee can be paid at www.paypal.com using leasing@monemco.com as the payee account and all application documents can be properly scanned and send to leasing@monemco.com or faxed to the attention of the Director of Leasing at **310-478-7615**. Email is recommended for faster receive.



APPLICATION TO RENT
Complete separate application for each adult tenant

Name: LAST FIRST MIDDLE Social Security #:

Driver's Lic./ID #: State Birthdate

Home Phone () Work Phone () Cell Phone ()
Email

I hereby apply to rent/lease Apartment No. at for \$ per month.

Leasing Agent: When do you Plan on moving in?

Source: How did you find us?

CURRENT

Address: STREET UNIT # CITY STATE ZIP

How Long? From (Month/Year): To: Last Rent Paid: Month Amt. \$

Owner/Manager Tel: Reason for Leaving

PREVIOUS

Address: STREET UNIT # CITY STATE ZIP

How Long? From (Month/Year): To: Last Rent Paid: Month Amt. \$

Owner/Manager Tel: Reason for Leaving

CURRENT EMPLOYMENT

Company Name Address

Company Phone Occupation/Position Type of Business

Name of Supervisor Dates of Employment - From: To: Monthly Salary

PREVIOUS EMPLOYMENT

Company Name Address

Company Phone Occupation/Position Type of Business

Name of Supervisor Dates of Employment - From: To: Monthly Salary

For purposes of credit & rent liability only: LIST ALL ADDITIONAL ADULTS AND CHILDREN WHO WILL OCCUPY UNIT.

If this box is checked there shall be no additional occupant(s).

Name Age Relationship
Name Age Relationship
Name Age Relationship

ADDITIONAL INFORMATION

1. Have you ever had any credit problems? Yes No
2. Have you ever had an unlawful detainer and/or ever been convicted of a felony. Yes No
3. Have you ever been evicted for non-payment of rent or for any other reason? Yes No
4. Have you ever filed bankruptcy? Yes No
5. Do you have any Pets? **YES** How many _____ **NO** ****This application is **NOT COMPLETE** without this information below requested****

If **YES**, Please specify Breed, Age, and Weight

Breed	Age	Weight

*Applicant **MUST** include a **Recent Vaccination** (showing breed, age, and weight) and **Pictures of pet**.*

6. Will you be using any water-filled furniture in your residence? Yes No
If Yes, do you have insurance coverage? Yes No
7. Do you have any musical instruments? Yes No If yes, what kind _____
8. Do you smoke? Yes No Does any other proposed occupant smoke? Yes No
9. Please explain any "YES" answers.

CREDIT REFERENCES (Credit Cards/Car Payments/Other Loans)

Company Name _____ Address/City: _____
Account #: _____ Present Balance _____ Monthly Payment: _____

Company Name _____ Address/City: _____
Account #: _____ Present Balance _____ Monthly Payment: _____

Personal reference	Address/City	Relationship	Phone Number	Time Known

VEHICLES (Operable Automobiles including Trucks, Vans, Motorcycles)

Vehicle	Model	Year	Color	Vehicle License Plate #	State

Applicant represents that statements made are true and correct and hereby authorizes verification of references to include but not limited to credit checks and unlawful detainer checks and agrees to furnish additional credit references upon request. I authorize verification of the information contained herein solely for the purpose of establishing my qualifications as a tenant. I release anyone verifying such information or providing information, from liability. I understand that incomplete or incorrect information provided in the application may cause a delay in processing and can result in denial of tenancy. Application fees are non-refundable. **A NON REFUNDABLE \$25.00/Per Adult Application** is hereby submitted for the cost of Credit Reports and processing this application.

By Signing below, I also agree to have read the terms and Tenant Selection Criteria,

Applicant Signature _____ **Date** _____