

# Rental Application

**Applicant Information: (\$35.00 Rental Application Fee)**

Applicants Full Name		Telephone	Date of Birth	Social Security No.
Present Address		City	State/Zip	Drivers License #
Present Landlord		Landlord Telephone	Email Address	
How long have you lived at present address?		Amount of Rent	Reason for Moving	
Previous Address:		City	State/Zip	Landlord Telephone
Previous Landlord and how long have you lived at address?		Amount of Rent	Reason for Moving	

**Employment Information**

Current Employer:			
Employer Address:			How long?
Phone:	Position:	Monthly Income including additional income:	Hourly Salary
<b>In Case of Emergency Notify:</b>		Relationship:	
Telephone:	Address:	City/State/Zip	

**Other Person(s) to Occupy Residence**

Name:	Social Security No. & DOB	Relationship	Age	
Vehicle Make & Model	Color	Year	License #	State
Vehicle Make & Model	Color	Year	License #	State

**AUTHORIZATION FOR RELEASE OF INFORMATION POLICY STATEMENT**

All prospective tenants applying for property owned or managed by **Sterling Development Group**. Are asked to give authorization for the release of all information, including private/nonpublic information, from previous landlords, management companies, local and national credit reporting companies and governmental agencies (including law enforcement agencies) concerning the applicant's rental and financial history and any and all information maintained by law enforcement agencies including but not limited to applicant's criminal history.

**PROCEDURE STATEMENT**

All applicants will be screened and their rental and criminal histories will be considered as a part of the approval process. This information will be used by the authorized agent solely for purpose of assessing the applicant's suitability for occupancy. I hereby authorize **Sterling Development Group** to obtain any and all information pertaining to my rental and criminal history from governmental agencies and former management companies or landlords whose properties I have resided in during the last five (5) years, and any and all information, including private/nonpublic information, maintained by law enforcement agencies, including but not limited to my criminal history, for the purpose of reviewing my rental application. I recognize that this application for an apartment is subject to acceptance or rejection. I hereby state the information set forth above is true and complete and authorize verification of the information given. I understand this residence is not available on a first come basis but that it is management's obligation to their owner to rent to the most qualified applicant.

You warrant that neither you, nor any member of your household, have any criminal charges pending, awaiting disposition or looming in any way. Neither you nor any member of your household have any criminal charges in the process of being filed or are awaiting filing by any government entity. You warrant that neither you, nor any member of your household, have been involved in any activity that may result in and arrest or criminal charges. You agree that if tenancy is accepted an any criminal charge is later learned of by the landlord that the landlord may immediately terminate your tenancy by eviction or otherwise and you will be responsible for the attorney's fees, costs, collections fees, concessions, break lease fees or other charges, including rent until the premises are re-rented.

**CRIMINAL HISTORY**

1. Have you ever been convicted or plead guilty or no contest to a felony (whether or not resulting in a conviction)? \_\_\_\_\_Yes \_\_\_\_\_No
2. Have you ever been convicted or plead guilty or no contest to any charge involving sexual misconduct or ever been a registered sex offender? (whether or not resulting in a conviction)? \_\_\_\_\_Yes \_\_\_\_\_No
3. Have you ever been convicted of possession, dealing or manufacturing illegal drug paraphernalia? \_\_\_\_\_Yes \_\_\_\_\_No
4. Have you ever been on parole or probation? Please explain conditions of parole and the reason and years you were on parole/probation\_\_\_\_\_

\_\_\_\_\_  
Applicant

Date\_\_\_\_\_

\_\_\_\_\_  
Co-Applicant

This application is for use exclusively by  
**Sterling Development Group, LLC.**  
**505 North Broadway, Suite 201, Fargo, ND 58102**

## Rental Reference Verification and Release

**Applicant:** Please fill out this top portion for the rental reference and sign the release.

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

Company: \_\_\_\_\_ Attn: \_\_\_\_\_

Phone: \_\_\_\_\_ Fax: \_\_\_\_\_

We would greatly appreciate your help in verifying a rental reference for the following individual(s). Your prompt reply by fax or phone would be greatly appreciated. Thank you.

### APPLICANT INFORMATION

Name: \_\_\_\_\_

Street Address: \_\_\_\_\_

Apartment Number: \_\_\_\_\_

City, State, Zip: \_\_\_\_\_

### PERMISSION FOR RELEASE OF INFORMATION

I authorize you to furnish the information requested below.

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

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### LANDLORD: PLEASE ANSWER THE FOLLOWING QUESTIONS:

Resident's Move in Date (month/year) \_\_\_\_\_ Move Out Date \_\_\_\_\_

Pay their rent on time? **YES NO** if no, how many times were they late \_\_\_\_\_

Take proper care of the rental unit and grounds? **YES NO**

Ever have pets in the rental home without consent of landlord? **YES NO**

Allow individuals other than household members to live in the rental home? **YES NO**

Did they or guest disturb their neighbors? **YES NO**

Has law enforcement been in the residents unit that you are aware of? **YES NO**

If yes what was the reason and what actions were taken \_\_\_\_\_

Was proper notice give to vacate? **YES NO**

Was there any unpaid rent or damages? **YES NO**

Are you evicting this tenant? **YES NO**

Would you rent again? **YES NO**

Landlord's Signature \_\_\_\_\_ Date: \_\_\_\_\_

**STERLING DEVELOPMENT GROUP FOUR, LLC. 701-271-1551-OFFICE, 701-235-5435-FAX**