

~ RENTAL APPLICATION ~
River Management, Development, & Realty, Inc.
297 Mill St. Poughkeepsie, NY 12601
Phone(845) **473-3711** FAX (845) **473-3749**

Date _____

Property: _____ Unit#: _____

Desired Move-In Date: _____ Agent: _____

PERSONAL INFORMATION

Applicant's Full Name: _____

Date of Birth: ____/____/____ Social Sec.# ____ - ____ - ____

<u>Co-Residents</u>	<u>Relationship</u>	<u>Age</u>
1. _____		
2. _____		
3. _____		
4. _____		

RESIDENTIAL HISTORY (Need Utility Bill)

Current Address: _____ Home Phone# _____

Landlord's Name: _____ Landlord Phone# _____

How Long at Current Address: _____ from _____ to _____ Rent: \$ _____ /per month

Reason for Leaving _____

Previous Address: _____

Previous Landlord's Name: _____ Landlord Phone# _____

How Long at Previous Address: _____ from _____ to _____ Rent: \$ _____ /per month

Reason for Leaving _____

EMPLOYMENT HISTORY (Need Proof of Income)

Current Employer: _____ Phone# _____

Address: _____

How Long at Present Job? _____ Position: _____ Supervisor _____

Monthly Income: \$ _____ (you must make atleast 3 times the rent as your monthly net income)

Previous Employer: _____ Phone# _____

Address: _____

How long at previous job?: _____ Position _____ Supervisor _____

Social Service Support: \$ _____ Section-8 Support: \$ _____

Caseworker: _____ Phone# _____

Were You Ever Evicted from an Apartment? Y ____ Year ____ N ____

If yes, please state reason for

eviction: _____

Please supply us with any information that might help in reviewing your application:

Emergency Contact: Name _____ Phone # _____

Bank _____ Address _____

Checking Acct# _____ Savings # _____

AUTOMOBILE INFORMATION

Make/Year / Model: _____ Color: _____

License Plate#: _____ State: _____

CONSENT TO BACKGROUND, REFERENCE AND CREDIT CHECK

I authorize River Realty to obtain information about me, to conduct a credit check and to seek references from my employer and former and current landlords. I authorize my credit sources, current and previous landlords and employers to disclose to River Realty such information about me as River Realty may request. I understand/ agree there is a non-refundable \$25.00 credit check fee,

In the event the applicant has been approved and changes their mind, ANY MONEY GIVEN WILL BE FORFEITED. In addition, we also reserve the right to retain the deposit if portions of the application are found to be false. No refunds unless tenants are disapproved for desired apartment. Applicant must pick up deposit within 30 days of disapproval or any money be forfeited in their entirety.

By signing I agree to these terms:

Name: _____

Address: _____

SS# _____ - _____ - _____ DOB _____

Signature * _____ (read paragraph above before signing)

INFORMATION REQUIRED TO PROCESS THIS APPLICATION:

1. **PROOF OF INCOME** (pay stub/ Letter from boss on letter head)
2. **BILL** (with name and current address).
3. **PICTURE ID/ STUDENTS MUST PROVIDE SCHOOL I.D.**
4. **\$200.00 Security Deposit** (which become part of the security if approved - If not approved this money is returned. **(MUST BE MONEY ORDER OR CERTIFIED CHECK)**)
5. **\$25.00 (NON- REFUNDABLE CREDIT CHECK FEE) PER EACH APPLICANT**
6. **\$150.00 Rental Fee** when approved for a apartment **(NON REFUNDABLE)**.

WE DONOT ACCEPT CASH OR PERSONAL CHECK, MUST BE MONEY ORDER ONLY!

FOR OFFICE USE ONLY

Landlord Present: _____

Landlord Prior: _____

Employment Present: _____

Employment Prior: _____

Approved: _____ Not Approved: _____