

Applications are subject to credit approval. Please allow up to 5 days for credit review

Directions:

1. Sign the first page of the Application
2. Fill out and sign the second page of the Application
3. Application Fee is \$45.00 for 1 individual and \$55.00 for a married couple
4. Make check or money order to Advantage Properties, LLC
5. Deliver to:

Advantage Properties, LLC  
5 The Pines Court, Suite D  
Creve Coeur, MO 63141

6. Tenants responsible for all utilities: water, sewer, trash, electric, gas
7. Tenants responsible for yard maintenance
8. Security Deposit is equal to one months rent, if you have a pet (not listed below) an additional \$250 deposit is required per pet, limit 2

Pets - The following dogs are not allowed:

Akita

American Pit Terrier, also known as American Staff or Staffordshire Terrier

Chow or Chow Chow

Rottweiler

Wolf Hybrid (wolf mix with any breed)

German Shepherds

Huskies

Alaskan Malamutes

Doberman Pinschers

Great Danes

St. Bernards

# WELCOME HOMES CREDIT SERVICES

Phone (314) 344-0084

A Division of Credit Information Corporation

Fax (314) 344-2998

3800 McKelvey Rd. Bridgeton, MO 63044

bev@tenantscreeningonline.com

Account No. 1102

Real Estate Agent  
Requesting Report: Advantage Properties

Email: nancylynn15@gmail Phone # ( ) 314 453-0200

Address of Unit/Community: \_\_\_\_\_ Monthly Rent: \$ \_\_\_\_\_ Subsidized: NO  YES

NAME \_\_\_\_\_ PHONE NO. ( ) \_\_\_\_\_

SOCIAL SECURITY NUMBER \_\_\_\_\_ \*DATE OF BIRTH \_\_\_\_\_

\*DATES OF BIRTH ARE REQUESTED IN ORDER TO OBTAIN ACCURATE RETRIEVAL OF RECORDS.

MARITAL STATUS (Optional)  MARRIED  SEPARATED  WIDOWED  DIVORCED  SINGLE How Long? \_\_\_\_\_

SPOUSE'S NAME \_\_\_\_\_ MAIDEN NAME \_\_\_\_\_

SPOUSE'S SOCIAL SECURITY NUMBER \_\_\_\_\_ \*DATE OF BIRTH \_\_\_\_\_

| RENTAL/RESIDENCE HISTORY | Current Residence | Previous Residence | Prior Residence |
|--------------------------|-------------------|--------------------|-----------------|
| Street Address           |                   |                    |                 |
| City                     |                   |                    |                 |
| State & Zip Code         |                   |                    |                 |
| Rent Amount              |                   |                    |                 |
| Landlord/Mortgage Holder |                   |                    |                 |
| Phone Number             |                   |                    |                 |
|                          | From/To           | From/To            | From/To         |
| Dates of Residency       |                   |                    |                 |

| EMPLOYMENT HISTORY          | Current Local Employment | Previous Employment | Source of Other Income/ Amount  |
|-----------------------------|--------------------------|---------------------|---|
| Employed By                 |                          |                     |   |
| Address                     |                          |                     |   |
| Employer's Phone Number     |                          |                     |   |
| Occupation/Position         |                          |                     |   |
| Name of Supervisor          |                          |                     |   |
| Monthly Or Hourly Gross Pay |                          |                     | <input type="checkbox"/> Full Time <input type="checkbox"/> Part Time |
|                             | From/To                  | From/To             |   |
| Dates of Employment         |                          |                     |   |

| SPOUSE EMPLOYMENT HISTORY   | Current Local Employment | Previous Employment | Source of Other Income/Amount   |
|-----------------------------|--------------------------|---------------------|---|
| Employed By                 |                          |                     |   |
| Address                     |                          |                     |   |
| Employer's Phone Number     |                          |                     |   |
| Occupation/Position         |                          |                     |   |
| Name of Supervisor          |                          |                     |   |
| Monthly Or Hourly Gross Pay |                          |                     | <input type="checkbox"/> Full Time <input type="checkbox"/> Part Time |
|                             | From/To                  | From/To             |   |
| Dates of Employment         |                          |                     |   |

If you are responsible for child support, alimony or maintenance payments indicate amount \$ \_\_\_\_\_  Month  Year  
 Monthly child care expense (baby sitter, nursery, pre-school, etc.) \$ \_\_\_\_\_

**CHARACTER REFERENCES: NAME OF NEAREST RELATIVE (OTHER THAN SPOUSE)**

1. \_\_\_\_\_  
 Name Relation Full Address Phone  
 2. \_\_\_\_\_  
 Name Address City State Zip Phone

THE FOLLOWING OCCUPANTS (AND NO OTHERS) ARE TO OCCUPY SAID DWELLING: DATE OCCUPANCY IS TO BEGIN \_\_\_\_\_  
 (Birth dates are requested in order to determine the potentiality of contractual liability.)

HUSBAND (NAME/BIRTHDATE) \_\_\_\_\_ WIFE (NAME/BIRTHDATE) \_\_\_\_\_  
 CHILDREN (NAME/BIRTHDATE) \_\_\_\_\_ OTHER (NAME/BIRTHDATE) \_\_\_\_\_

|  |                             |   |                             |   |  |
|--|-----------------------------|---|-----------------------------|---|--|
| <b>Have you ever been convicted of a Felony?</b> |                             | <b>Are you a registered sex offender?</b> |                             | <b>How many pets do you have? (list type, breed, approx. weight, age)</b> |  |
| Yes <input type="checkbox"/>                     | No <input type="checkbox"/> | Yes <input type="checkbox"/>              | No <input type="checkbox"/> |   |  |

|   |                                   |
|---|-----------------------------------|
| <b>Have you ever been evicted? If so, when?</b> | <b>How did you hear about us?</b> |
|   |                                   |

|  |  |  |
|--|--|--|
| <b>Do you have an open Chapter 13 Bankruptcy?</b>        | <b>Do you have any garnishments?</b>                     | <b>Anyone living in the unit smoke?</b>                  |
| Yes <input type="checkbox"/> No <input type="checkbox"/> | Yes <input type="checkbox"/> No <input type="checkbox"/> | Yes <input type="checkbox"/> No <input type="checkbox"/> |

**RELEASE OF INFORMATION AUTHORIZATION**

In signing this authorization the undersigned states that the lease application information is warranted to be true and hereby authorizes the firm to whom the application is made and Welcome Homes Credit Services (WHCS) investigate the references herein used, or the statements or other data obtained from me or from any other firm or person pertaining to my employment background, source of income, credit history, residential history, financial responsibility or possible criminal history. The undersigned specifically authorizes WHCS to obtain my credit report. The undersigned agrees that this application shall remain the property of WHCS and the firm to whom this application is made. The undersigned further recognizes that WHCS, in its investigation procedures does not consider any information obtained, through its investigation, to be confidential and a full disclosure of pertinent facts may be made to the landlord or other firm(s).

I understand that any discrepancy or lack of information may result in the rejection of this application. I understand that this is an application for rental housing and does not constitute a rental or lease agreement in whole or part. I further understand that there is a non-refundable fee to cover the cost of processing my application and I am not entitled to a refund even if I'm declined for housing.

Notice to applicant: An investigative consumer report including information as to credit and financial responsibility, character, general reputation, personal characteristics and mode of living, whichever are applicable, may be presented to the firm to whom this application is made. You may request a copy of your credit report by calling Equifax at 800-685-1111 or log into [www.equifax.com/FCRA](http://www.equifax.com/FCRA) and follow the prompts.

**ANY MISREPRESENTATION OF THE APPLICATION INFORMATION WILL CAUSE AN IMMEDIATE DENIAL**

Signed: \_\_\_\_\_ Signed: \_\_\_\_\_ Date: \_\_\_\_\_  
 Applicant Spouse

\_\_\_\_\_  
 Registered Manager/Authorized Agent

**NOTE TO APPLICANT: HERE ARE SOME TIPS FOR HELPING US TO EXPEDITE YOUR RENTAL APPLICATION PROCESS:**

1. Complete your rental application thoroughly. It takes extra time for us to obtain information from outside sources.
2. Make sure all contact information on your application is accurate (provide names, phone numbers and addresses, etc.)
3. Provide valid verification of income such as a recent pay stub. If self-employed we will require a copy of your most recent income tax return, a copy of your current P & L statement, and balance sheet. If your source of income is not through employment (i.e. retirement pension, SSI, Child Support, etc.) we would require proof of income. If you have acquired new employment we may require a copy of your offer letter.
4. If you are currently under a Chapter 13 Bankruptcy, please provide your monthly payment and proof of payment history from the bankruptcy trustee/court.

Providing this information with your rental application will expedite the processing time. Normal turn around time is 24-72 hours.