



Property Address: \_\_\_\_\_

### ITEMS NEEDED FOR RENTING A HOUSE

Please be sure to fill out this application completely. Missing information will cause a processing delay! Anyone that is 18 years or older must fill out an application, NO EXCEPTIONS.

#### At Time of Application

- \_\_\_\_\_ \$75.00 Application Fee (NON-REFUNDABLE) per each adult over 18 in certified funds\*
- \_\_\_\_\_ Application
- \_\_\_\_\_ Pet Application with Color Photo (If Applicable)
- \_\_\_\_\_ Authorization for Landlord Verification
- \_\_\_\_\_ Property Disclosure
- \_\_\_\_\_ 2 Pay Stubs (bi-weekly) and/or 3 Months Bank Statements (MUST be current)
- \_\_\_\_\_ Copies of government or state-issued ID'S of everyone over the age of 18
- \_\_\_\_\_ Showing Agent: Duties Owed or Referral Form and W-9 PID# \_\_\_\_\_

#### After Approval (Funds Must be Paid within 24hrs of Approval)

- \_\_\_\_\_ Security Deposit
- \$ \_\_\_\_\_ Security Deposit (Equal to 1.5-2 month's rent based on credit/rental history)
- \_\_\_\_\_ \$300 Pet Deposit per Pet (If applicable)

#### At the Time of Lease Signing

- \_\_\_\_\_ 1st Month's
- \_\_\_\_\_ \$100 Admin Processing Fee
- \_\_\_\_\_ \$350 Cleaning Fee

***\*All Rents and Deposits are to be paid in separate certified (cashier's check, certified check or money order – NO CASH) funds***

APPLICANT INITIALS (\_\_\_\_)(\_\_\_\_)



# RENTAL APPLICATION



**Application is not complete until page 6 is signed. Unless this application is initialed on each page it will not be processed. (If more than two persons are applying, use additional applications.)**

**REQUIRED TO SUBMIT:**  
(Certified Funds or Credit Cards)  
Application (Non-Refundable)  
Fee \$ 75.00 **EA**  
Holding Fee \$ 0.00  
Amt. Received \$ \_\_\_\_\_

PROPERTY ADDRESS \_\_\_\_\_

MOVE-IN DATE \_\_\_\_\_

### OTHER AGENT INFORMATION

REFERRAL COMPANY \_\_\_\_\_ MLS # \_\_\_\_\_

AGENT: \_\_\_\_\_ P.I.D# \_\_\_\_\_

IS THE AGENT REPRESENTING THE APPLICANT? YES \_\_\_\_\_ -OR- NO \_\_\_\_\_ IF "NO," A Brokerage Referral Agreement \_\_\_\_\_ IS ATTACHED to this Rental Application, or \_\_\_\_\_ the showing Licensee WILL \_\_\_\_\_ -OR- WILL NOT \_\_\_\_\_ produce and deliver/email a Brokerage Referral Agreement to the Listing Brokerage's Office (as shown on the MLS listing) within \_\_\_\_\_ calendar days [FIVE (5) calendar days maximum].

Other: \_\_\_\_\_

### RENT/DEPOSITS AND OTHER FEES

(NON-REFUNDABLE) APPLICATION FEE \$ 75.00 **EA** (NON-REFUNDABLE) PROCESSING FEE \$ \_\_\_\_\_

RENT \$ \_\_\_\_\_ SECURITY DEPOSIT \$ \_\_\_\_\_ OTHER DEPOSITS \$ \_\_\_\_\_

PET DEPOSIT \$ \_\_\_\_\_ (NON-REFUNDABLE) PET FEE \$ \_\_\_\_\_

KEY FEE \$ \_\_\_\_\_ CLEANING FEE \$ 350.00 OTHER \$ 100.00 HOLDING FEE \$ \_\_\_\_\_

EVIDENCED BY: CASH \_\_\_\_\_ CHECK \_\_\_\_\_ CASHIER'S CHECK  MONEY ORDER

### APPLICANT INFORMATION

APPLICANT: \_\_\_\_\_

HOME PHONE # \_\_\_\_\_ OTHER PHONE \_\_\_\_\_

EMAIL \_\_\_\_\_ SSN# \_\_\_\_\_

DL# \_\_\_\_\_ STATE \_\_\_\_\_ BIRTH DATE \_\_\_\_\_

CURRENT ADDRESS: \_\_\_\_\_

CITY, STATE, ZIP \_\_\_\_\_

LANDLORD NAME / MORTGAGE HOLDER: \_\_\_\_\_ PAYMENT: \_\_\_\_\_

PHONE # \_\_\_\_\_ FAX # \_\_\_\_\_ EMAIL ADDRESS: \_\_\_\_\_

HOW LONG? \_\_\_\_\_ (PLEASE CIRCLE ONE) \_\_\_\_\_ OWNED OR \_\_\_\_\_ RENT

REASON FOR LEAVING \_\_\_\_\_

PRIOR STREET ADDRESS: \_\_\_\_\_

CITY, STATE, ZIP \_\_\_\_\_

LANDLORD NAME / MORTGAGE HOLDER: \_\_\_\_\_ PAYMENT: \_\_\_\_\_

PHONE # \_\_\_\_\_ FAX # \_\_\_\_\_ EMAIL ADDRESS: \_\_\_\_\_

HOW LONG? \_\_\_\_\_ (PLEASE CHECK ONE) \_\_\_\_\_ OWNED OR \_\_\_\_\_ RENT

REASON FOR LEAVING \_\_\_\_\_

CURRENT EMPLOYER: \_\_\_\_\_

HOW LONG? \_\_\_\_\_ EMPLOYED AS \_\_\_\_\_

ADDRESS: \_\_\_\_\_

CITY, STATE, ZIP \_\_\_\_\_

PHONE # \_\_\_\_\_ FAX# \_\_\_\_\_

SALARY: \$ \_\_\_\_\_ PER/MO SUPERVISOR: \_\_\_\_\_

OTHER INCOME: SOURCE \_\_\_\_\_ AMOUNT: \$ \_\_\_\_\_

PRIOR EMPLOYER (IF LESS THAN 3 YEARS): \_\_\_\_\_ PHONE # \_\_\_\_\_

HOW LONG? \_\_\_\_\_ EMPLOYED AS \_\_\_\_\_

SALARY: \$ \_\_\_\_\_ PER/MO SUPERVISOR: \_\_\_\_\_

CREDIT REFERENCES: BANK \_\_\_\_\_ ACCT. # \_\_\_\_\_

ADDRESS \_\_\_\_\_

PERSONAL REFERENCES:

1. NAME \_\_\_\_\_ PHONE # \_\_\_\_\_

EMAIL \_\_\_\_\_ RELATIONSHIP \_\_\_\_\_

2. NAME \_\_\_\_\_ PHONE # \_\_\_\_\_

EMAIL \_\_\_\_\_ RELATIONSHIP \_\_\_\_\_

**CO-APPLICANT INFORMATION**

CO-APPLICANT: \_\_\_\_\_

HOME PHONE # \_\_\_\_\_ OTHER PHONE \_\_\_\_\_

EMAIL \_\_\_\_\_ SSN# \_\_\_\_\_

DL# \_\_\_\_\_ STATE \_\_\_\_\_ BIRTH DATE \_\_\_\_\_

CURRENT ADDRESS: \_\_\_\_\_

CITY, STATE, ZIP \_\_\_\_\_

LANDLORD NAME / MORTGAGE HOLDER: \_\_\_\_\_ PAYMENT: \_\_\_\_\_

PHONE # \_\_\_\_\_ FAX # \_\_\_\_\_ EMAIL ADDRESS: \_\_\_\_\_

HOW LONG? \_\_\_\_\_ (PLEASE CIRCLE ONE) \_\_\_\_\_ OWNED OR \_\_\_\_\_ RENT

REASON FOR LEAVING \_\_\_\_\_

PRIOR STREET ADDRESS: \_\_\_\_\_

CITY, STATE, ZIP \_\_\_\_\_

LANDLORD NAME / MORTGAGE HOLDER: \_\_\_\_\_ PAYMENT: \_\_\_\_\_

PHONE # \_\_\_\_\_ FAX # \_\_\_\_\_ EMAIL ADDRESS: \_\_\_\_\_

HOW LONG? \_\_\_\_\_ (PLEASE CIRCLE ONE) \_\_\_\_\_ OWNED OR \_\_\_\_\_ RENT

REASON FOR LEAVING \_\_\_\_\_

CURRENT EMPLOYER: \_\_\_\_\_

HOW LONG? \_\_\_\_\_ EMPLOYED AS \_\_\_\_\_

ADDRESS: \_\_\_\_\_

CITY, STATE, ZIP \_\_\_\_\_

PHONE # \_\_\_\_\_ FAX# \_\_\_\_\_

SALARY: \$ \_\_\_\_\_ PER/MO SUPERVISOR: \_\_\_\_\_

OTHER INCOME: SOURCE \_\_\_\_\_ AMOUNT: \$ \_\_\_\_\_

PRIOR EMPLOYER (IF LESS THAN 3 YEARS): \_\_\_\_\_ PHONE # \_\_\_\_\_

HOW LONG? \_\_\_\_\_ EMPLOYED AS \_\_\_\_\_

SALARY: \$ \_\_\_\_\_ PER/MO SUPERVISOR: \_\_\_\_\_

CREDIT REFERENCES: BANK \_\_\_\_\_ ACCT. # \_\_\_\_\_  
ADDRESS \_\_\_\_\_

PERSONAL REFERENCES:

1. NAME \_\_\_\_\_ PHONE # \_\_\_\_\_  
EMAIL \_\_\_\_\_ RELATIONSHIP \_\_\_\_\_  
2. NAME \_\_\_\_\_ PHONE # \_\_\_\_\_  
EMAIL \_\_\_\_\_ RELATIONSHIP \_\_\_\_\_

**VEHICLE INFORMATION**

AUTOMOBILES:

MAKE \_\_\_\_\_ MODEL \_\_\_\_\_ LIC# \_\_\_\_\_ STATE \_\_\_\_\_ YR \_\_\_\_\_ COLOR \_\_\_\_\_  
MAKE \_\_\_\_\_ MODEL \_\_\_\_\_ LIC# \_\_\_\_\_ STATE \_\_\_\_\_ YR \_\_\_\_\_ COLOR \_\_\_\_\_  
MAKE \_\_\_\_\_ MODEL \_\_\_\_\_ LIC# \_\_\_\_\_ STATE \_\_\_\_\_ YR \_\_\_\_\_ COLOR \_\_\_\_\_

**OTHER OCCUPANTS**

IN ADDITION TO APPLICANT(S), OTHER PERSONS TO BE AT PREMISES:

NAME	RELATIONSHIP	AGE	OCCUPATION	TELEPHONE NUMBER
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____

**PETS**

PETS? (Y/N) \_\_\_\_\_ HOW MANY? Cats \_\_\_\_\_ Dogs \_\_\_\_\_ Other \_\_\_\_\_  
Breed: \_\_\_\_\_

IF YES, PLEASE COMPLETE THE PET APPLICATION AND SUBMIT IT WITH THE RENTAL APPLICATION.

**OTHER INFORMATION**

HAS ANY APPLICANT EVER FILED BANKRUPTCY? \_\_\_\_\_ GIVE DETAILS \_\_\_\_\_

HAS ANY APPLICANT EVER BEEN EVICTED? \_\_\_\_\_ EXPLAIN \_\_\_\_\_

HAS ANY APPLICANT EVER WILLFULLY REFUSED TO PAY RENT WHEN DUE? \_\_\_\_\_ EXPLAIN \_\_\_\_\_

HOW LONG DOES APPLICANT PLAN TO LIVE HERE? \_\_\_\_\_

DOES APPLICANT PLAN TO USE LIQUID FILLED FURNITURE? \_\_\_\_\_ TYPE \_\_\_\_\_

DOES ANYONE IN THE HOUSEHOLD SMOKE? Y/N \_\_\_\_\_

**EMERGENCY CONTACT**

*APPLICANT IN CASE OF EMERGENCY, PERSON TO NOTIFY:* \_\_\_\_\_

*RELATIONSHIP:* \_\_\_\_\_ *PHONE #* \_\_\_\_\_

*CO-APPLICANT IN CASE OF EMERGENCY, PERSON TO NOTIFY:* \_\_\_\_\_

*RELATIONSHIP:* \_\_\_\_\_ *PHONE #* \_\_\_\_\_

DISCLOSURE

**PLEASE READ CAREFULLY BEFORE SIGNING**

1. APPLICANT UNDERSTANDS THAT CENTURION MANAGEMENT IS THE LEASING AGENT AND REPRESENTATIVE FOR THE LANDLORD OF THE PREMISES LOCATED AT \_\_\_\_\_ AT A MONTHLY RENT OF \$ \_\_\_\_\_.
2. APPLICANT DECLARES THAT THE INFORMATION CONTAINED HEREIN IS TRUE AND CORRECT, AND APPLICANT AUTHORIZES AN EMPLOYMENT CHECK, CRIMINAL RECORDS CHECK, CREDIT CHECK, VERIFICATION OF REFERENCES AND CURRENT AND PREVIOUS LANDLORDS.
3. APPLICANT HEREBY PAYS \$ 75.00 EA AS A NON-REFUNDABLE APPLICATION FEE AND \$ 0.00 AS HOLDING FEE. IF APPLICANT IS DECLINED, THE HOLDING FEE WILL BE REFUNDED WITHIN N/A BUSINESS DAYS. IF, AFTER APPROVAL, APPLICANT DECIDES NOT TO FULFILL THIS AGREEMENT BY COMPLETING LEASE AGREEMENT AND PAYING SECURITY DEPOSIT, HOLDING FEE SHALL BE FORFEITED BY APPLICANT PURSUANT TO THE TERMS OF THE HOLDING FEE AGREEMENT.
4. APPLICANT AGREES TO EXECUTE A LEASE AGREEMENT BEFORE POSSESSION IS GIVEN AND TO PAY THE RENT AND SECURITY DEPOSIT WITHIN 1-2 BUSINESS DAYS AFTER BEING NOTIFIED OF ACCEPTANCE OF THIS APPLICANT.
5. LANDLORD AND AGENT WILL NOT BE BOUND BY ANY REPRESENTATIONS, AGREEMENTS OR PROMISES, WRITTEN OR ORAL, MADE BY LANDLORD OR AGENT UNLESS CONTAINED IN THE LEASE AGREEMENT SIGNED BY LANDLORD OR LANDLORD'S AGENT.
6. APPLICANT HAS REVIEWED THE PUBLIC RECORD INFORMATION ON THE CLARK COUNTY RECORDER'S WEBSITE SHOWING THE POSSIBILITY OF PAST OR CURRENT LIENS RECORDED AGAINST THE PROPERTY AS OF THE DATE OF THIS APPLICATION. APPLICANT AGREES TO LEASE THE PROPERTY SUBJECT TO THIS INFORMATION, AND HOLD THE LANDLORD AND ITS AGENTS HARMLESS BASED UPON THIS INFORMATION AND FUTURE USE OF THE PROPERTY.
7. APPLICANT DOES HEREBY RELEASE LANDLORD, AGENT AND THIS COMPANY FROM ANY AND ALL DAMAGES OR LIABILITIES WHICH MIGHT RESULT FROM THE ABOVE INFORMATION. APPLICANT RELEASES PRESENT LANDLORD AND ALL PREVIOUS LANDLORDS FROM ANY AND ALL LIABILITY FOR ANY DAMAGE OR INJURY WHATSOEVER CAUSED BY PROVIDING INFORMATION TO LANDLORD OR AGENT REGARDING APPLICANT.
8. APPLICANT UNDERSTANDS AND ACKNOWLEDGES THAT A FALSE STATEMENT MADE HEREIN IS GROUNDS FOR DENIAL OF RENTAL TO APPLICANT. ANY STATEMENT HEREIN MAY BE CONSTRUED AS A CONDITION PRECEDENT TO ANY BINDING LEASE AGREEMENT OR CONTRACT BETWEEN APPLICANT AND LANDLORD.
9. APPROVAL FOR RESIDENCY IS MADE WITHOUT REGARD TO RACE, COLOR, RELIGION, SEX, NATIONAL ORIGIN, AGE, GENDER IDENTITY OR EXPRESSION, FAMILIAL STATUS, SEXUAL ORIENTATION, ANCESTRY, OR HANDICAP.
10. APPLICANT UNDERSTANDS THAT APPLICANT ACQUIRES NO RIGHTS TO PREMISES UNTIL EXECUTION OF A LEASE AGREEMENT IN THE FORM SUBMITTED AND DEPOSIT OF RENT AND SECURITY DESCRIBED ABOVE.

\_\_\_\_\_  
*SIGNATURE OF APPLICANT*      *DATE* \_\_\_\_\_      *TIME* \_\_\_\_\_

\_\_\_\_\_  
*PRINT NAME*

\_\_\_\_\_  
*SIGNATURE OF CO-APPLICANT*      *DATE* \_\_\_\_\_      *TIME* \_\_\_\_\_

\_\_\_\_\_  
*PRINT NAME*

THE GREATER LAS VEGAS ASSOCIATION OF REALTORS® PROVIDES THIS FORM FOR MEMBERS ONLY AND IS IN NO WAY DEEMED RESPONSIBLE FOR INFORMATION PROVIDED HEREIN.



**Authorization for Landlord Verification**

I, hereby give my authorization for Centurion Management Services to do a rental verification of my current place of residence.

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

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

Phone #: \_\_\_\_\_ Cell#: \_\_\_\_\_

Email: \_\_\_\_\_

\_\_\_\_\_

**Client Signature**

\_\_\_\_\_

**Date**

\_\_\_\_\_

**Client Signature**

\_\_\_\_\_

**Date**





**\*\*AUTHORIZATION\*\***  
**PLEASE READ CAREFULLY**

Your signature on this form indicates that you have read, understand and agree to the terms outlines herein. If you do not understand, please seek legal advice prior to paying the application fee and your Security Deposit(s). Centurion Management Services will be referred to as "CMS" here in this document.

The \$75 per adult application fee is NON REFUNDABLE, and is payable by money order or cashier check at the time you submit your application to lease the property at \_\_\_\_\_, CMS will run a credit report for each adult (18 years of age and older) planning to reside at the property. We will also contact your employer(s) and your current and previous landlord(s) to verify the information you have provided. **It is important that the information on this application be accurate and complete.** By signing, you represent and warrant its accuracy and authorize CMS to verify your references, rental history and employment.

When your application is approved, a Security Deposit is due and payable by cashier check or money order within 24 hours of approval. All move-in funds must be certified and made payable to Centurion Management Services. We will take the property off the rental market once the application is approved and the deposit is paid. **The property will be held for a maximum of fourteen (14) days before the rent starts, from the date the Security Deposit is received.**

**Applicant(s) understand that all rental properties are 'as-is' condition upon move-in.**

If you choose not to take possession of the property, for whatever reason, the Security Deposit will NOT be automatically refunded. CMS will apply the Security Deposit toward rent for the time the property was held off the market, re-renting the property along with a \$250 administrative fee. If you are unable to move into the property due to it being uninhabitable (because of flood, fire, earthquake, etc. or other unforeseen catastrophe) the Security Deposit is fully refundable.

AGENCY DISCLOSURE: CMS is working for the property owner under a separate leasing/management agreement. As agent for the owner, we have an obligation of trust and loyalty to work toward the OWNER'S best interests. As REAL ESTATE AGENTS, we strive to treat you and all parties to this transaction honestly and fairly.

**I HAVE READ AND UNDERSTAND:**

_____	_____
Applicant	Date
_____	_____
Co-Applicant	Date
_____	_____
Co-Applicant	Date