

CRF Properties

1122 Brinkley Avenue

Murfreesboro, TN 37129

Office: 615-893-8860 • Fax 615-848-9296

Residential Application

WE DO BACKGROUND CHECKS

In order for us to process your application, you must provide the following information.

- **PROOF OF INCOME:** Provide two (2) months of recent paycheck stubs from your current employer. If you do not have a paycheck stub, you will need a notarized letter from your employer stating the amount you are paid, and how often.

Your net income must be **greater than two times the monthly rental rate.** (If you can't provide proof of income, CRF Properties will not accept your application.)

You must be on the job at least 60 days.

- **PHOTO ID:** Provide a Driver's License or government issued photo ID.
- **APPLICATION FEE:** A **\$50.00** application fee is required from the primary applicant and any proposed occupant(s) over the age of 18 who will reside with you.
- **CREDIT:** We check your credit for any evictions or balances owed to past landlords. If you have either of these in your credit history, CRF Properties **Will Not rent to you.**
- **CRIMINAL BACKGROUND:** We check your background for any misdemeanors regarding drugs and theft, domestic abuse, or like charges within the last 3 years. **Any felony offenses within 5 years, or falsified information,** will result in a declined application. Serious charges, beyond the five (5) year limitation, will be reviewed by CRF Management on a case-by-case basis.

If you can provide all of the above, completely fill out the application including name(s), phone number(s), landlord(s) information, and four references.

THIS APPLICATION EXPIRES IN 30 DAYS

FOR OFFICE USE ONLY

Applicant's Name _____ Date Turned in _____
Income _____ UNIT REQUESTED: _____ PLACE _____
App Fee _____
Rental History _____ REFERRED BY: _____
Credit _____
Criminal _____ MOVE-IN DATE: _____ DEPOSIT PAID: \$ _____

APPROVED: ___Yes ___No

Pet Information

ONLY TWO PETS ALLOWED PER UNIT

Do you have any pets? _____

If yes, please provide the following information:

Type _____ Breed _____
Weight _____ Age _____

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Primary Applicant

Applicant's Name _____ Birth Date _____
 First MI Last

Social Security # _____ - _____ - _____ Phone Number _____

Email Address _____ Work Number _____

Present Address _____ City _____ St. _____ Zip _____

Landlord's Name _____ Phone _____ Rent Amount: \$ _____

Reason For Moving _____ How Long _____ Yrs. _____ Mos.

Has Applicant Ever: Been Evicted _____ No _____ Yes Criminal Record _____ No _____ Yes

Lived with CRF Properties in the past _____ No _____ Yes Refused to pay rent _____ No _____ Yes

Automobile Information: Driver's License # _____ State Issued: _____

Make: _____ Model: _____ Year: _____ Color: _____ Tag# _____

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Current Employer _____ Position Held _____

Employer's Address _____ Phone _____

How Long _____ Yrs. _____ Mos. Salary \$ _____ Weekly _____ Biwk _____ Mthly _____

In Case of Emergency Please Notify:

Name: _____ Phone _____ Relationship _____

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List at least Four (4) reference:

Name: _____ Phone _____ Relationship _____

Address _____ Years Known _____

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Name: _____ Phone _____ Relationship _____

Address _____ Years Known _____

Rental History or Mortgage Information:

Landlord / Mortgage: _____ Phone: _____ Move-In Date _____

Address: _____ City: _____ ST _____ Zip Code: _____

Move-Out Date: _____ Reason for Moving: _____

Landlord / Mortgage: _____ Phone: _____ Move-In Date _____

Address: _____ City: _____ ST _____ Zip Code: _____

Move-Out Date: _____ Reason for Moving: _____

Applicants Release: The applicant gives permission for CRF Properties to check credit, criminal, and verification from my current or former landlord.

Further, I understand that the right to accept or reject this application is at the sole discretion of CRF Properties and/ or its' agent. This application, if accepted, is to become an integral part of any future lease agreement. Any misleading information is a Breach of Contract.

Applicant Signature

Date

Second Applicant or Co-Signer

Applicant's Name _____ Birth Date _____
 First MI Last

Social Security # _____ - _____ - _____ Phone Number _____

Email Address _____ Work Number _____

Present Address _____ City _____ St. _____ Zip _____

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Address _____ Years Known _____

Rental History or Mortgage Information:

Landlord / Mortgage: _____ Phone: _____ Move-In Date: _____

Address: _____ City: _____ ST _____ Zip Code: _____

Move-Out Date: _____ Reason for Moving: _____

Landlord / Mortgage: _____ Phone: _____ Move-In Date _____

Address: _____ City: _____ ST _____ Zip Code: _____

Move-Out Date: _____ Reason for Moving: _____

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Date

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The following rules and regulations are made a part of the lease that you will sign if approved.

Conduct disturbing to others IS NOT permitted and will not be tolerated. Every person at your residence, including any guest or visitors, should respect the privacy of others. If there are complaints of disturbances, you will be given one (1) warning notice. If the inappropriate behavior does not cease, you will be issued a Move Notice and will have three (3) days to vacate the premises

1. Occupancy Standards: Four Person Max Occupancy.
2. Babysitting is restricted to a maximum of four (4) children including your own.
3. No fires, fire pits or burning trash is allowed.
4. Tenants shall not produce any noise or sound that will interfere with any other tenant's peace in their dwelling.
5. The landlord acknowledges the right of tenant to entertain friends /guests, but requires that perfect order and peace prevail.
6. Sink, toilet, and all other plumbing shall be used only for the purpose for which they were constructed for. Feminine Products, rags, ashes, oils/grease, or any other foreign substances shall not be thrown therein. There will be a minimum charge of \$85.00 to unstop drains and toilets for unnecessary /foreign objects caused by the tenant.

7. Lessor reserves the right to make periodic inspections of the rented premises and if such inspection reveals lack of care and cleanliness, lessee shall be allowed 48 hours to restore the premises to an acceptable condition or the tenant will be asked to move.
8. No automobiles repairs or car washing permitted. Inoperable automobiles with no tags will be towed immediately at tenants/owners expense.
9. Balconies and Patios are to be kept orderly and clean.
10. Lessee is responsible for cleaning up after there pet. There are 2 Dog Waste stations located on property.

I have read and understand the above regulations.

Signature: _____ **Date:** _____

Signature: _____ **Date:** _____