LANDLORDS OF IOWA, INC.
APPLICATION FOR TENANCY

Each Adult Must: Provide Photo ID; Complete APPLICATION, Read Our Rules. We collect as many Applications as possible. We check references for Applicants. We do not rent to anyone whose references we can't contact. We do not allow anyone to move in immediately. We require 1 personal non-relative reference knowing you 3 years. We do not rent to the 1st Applicant; we rent to BEST APPLICANT meeting requirements. We make decisions based on Personal History, not Personal Appearance. We may require Co-Signer.

Learned of vacancy ❑ AD IN PAPER ❑ FOR RENT SIGN ❑ CALLED OFFICE ❑ From NAME _____

NAME _____ MAIDEN NAME _____ Date of Birth_____

Address or type of unit applied for _____ Rent $_____ Possession Date _____

HOME\MESSAGE IN WHOSE NAME IS _____ BEST TIME OF DAY

PHONE # _____ PHONE LISTED?_____ TO CONTACT YOU _____ WORK PHONE#_____

NAMES AND RELATIONSHIPS OF EVERYONE WHO WILL OCCUPY UNIT including ages of minors:

1._____ _____ 3._____ _____ 5._____ _____

2._____ _____ 5._____ _____ 6._____ _____

Provided Landlord 30-**Days' Written Notice**? Yes ❑ No ❑ **If on SECTION 8: How many years? _____ Total rent? $_____Your share $ ___**

SOCIAL SEC.# _____ DRIVER'S LICENSE #_____ STATE ____ EXP-DATE_____ PHOTO ID _____

IMPORTANT! INCLUDE 3 YRS LANDLORD /EMPLOYMENT/INCOME REFERENCES! Use backside if needed.

PRESENT ADDRESS_____ **PRESENT LANDLORD**_____ **PHONE** _____

Dates of Occupancy MO_____YR_____--- MO _____YR____ Rent $_____ Reason for Moving _____

PREVIOUS ADDRESS_____ **PREVIOUS LANDLORD**_____ **PHONE** _____

Dates of Occupancy MO_____YR_____--- MO _____YR___ Rent $_____ Reason for Moving _____

EMPLOYER'S NAME_____ COMPANY _____PHONE _____

ADDRESS _____ HOW LONG? _____ POSITION_____

SHIFT: Day ____Night____ Supervisor_____ PHONE _____Subject to transfer? Yes____ No____

MY INCOME SOURCE #1_____ APPROXIMATE MONTHLY AMOUNT $ _____ HOW LONG? _____

MY INCOME SOURCE #2_____ APPROXIMATE MONTHLY AMOUNT $ _____ HOW LONG? _____

OUTSTANDING LOAN_____BALANCE DUE _____ MONTHLY PAYMENT $ _____

OUTSTANDING LOAN_____BALANCE DUE _____MONTHLY PAYMENT $ _____

BANK/CREDIT UNION & ADDRESS_____ Checking Account? Yes ❑ No ❑ Savings Account? Yes ___ No_____

RENT PAYMENTS EVER BEEN LATE? Yes ___ No___ EVER BEEN EVICTED? Yes ___No___ If yes, explain on back. __

ABLE TO MEET REQUIREMENTS OF TENANCY THAT APPLY TO ALL TENANTS? Yes ___ No___ May make extra comments on backside.

NEED INTERPRETER? NAME _____ ADDRESS_____ PHONE_____

PLAN IN-RESIDENCE BUSINESS ACTIVITIES? Yes ___ No ___ If yes, explain_____

CAN OBTAIN A CO-SIGNER? Yes ____ No ___ If yes, name of person _____

HAVE\EXPECT TO HAVE PETS? Yes ___ No ___ If yes, what? _____ WATERBEDS Yes ___No ____

UTILITIES PRESENTLY\RECENTLY IN YOUR NAME? ❑ WATER ❑ SEWER ❑ GARBAGE PICKUP ❑ GAS ❑ ELECTRIC ❑ NONE

EQUIPMENT PRESENTLY OWNED? ❑ VACUUM CLEANER ❑ LAWN MOWER ❑ SNOW SHOVEL\BLOWER ❑ SPONGE MOP

DO YOU READ ENGLISH? ___Yes __No If not, name & phone# of person completing App _____#_____

NUMBER OF CARS ____ NUMBER OF LICENSED DRIVERS_____ NAMES _____

Make #1_____ Year #1_____ License #1_____ Make #2_____ Year #2_____License #2_____

NON-RELATIVE REFERENCE _____ Address _____ Phone _____

NEAREST LIVING RELATIVE _____ Address_____ Phone_____

EMERGENCY CONTACT_____ Address_____ Phone_____

I authorize Landlord to check information for verification by all available means: consumer reporting agencies, public records, and current/previous rental property owners/employers/personal references. Re-verification or investigation of preliminary findings is not required. If any of my answers are found to be incorrect, any Rental Agreement becomes void & will be sufficient reason for eviction & loss of Security Deposit. I also authorize verification of Employment, Military status, Bank accounts, Credit History [including Credit Bureau Report], Criminal Records, Rental history. Income, Evictions\Judgments, Student status. I declare that my Rental history & Credit records are in good standing & understand that if I am accepted & fail to complete this transaction by promptly signing any required papers, any deposit will be forfeited.

APPLICANT'S SIGNATURE_____ DATE_____

DO YOU HAVE AN EMAIL ADDRESS: _____

A01

Revised 4-1-11

This Application can be: Mailed / Faxed / Dropped off / Emailed as instructed below:

(drop off and call when you do is the quickest way to get y our application processed)

Be sure to include with your applicaton a copy of your Drivers license and confirmation of your social security number.
Application cannot be processed unless a deposit has been received and application is complete.
We cannot hold a unit for any applicant unless a Deposit has been received.
Do not drop or mail cash.. (check or money order please)

Mail to:
COOK PROPERTY
3500 Dodge St. #149
Dubuque, Iowa 52003

Fax:
563 556-9048

Drop Box:
1338 Main Street
Dubuque Iowa
(Just inside the door on your right is a Drop Box for Rent and applications - Please call if you drop off your application)

Email To:
cook property@aol.com
(enter "My application" on subject line

Phone:
Office: 563 / 583-3783
Cell: 563 / 580-0453

APPLICATION FOR TENANCY- Page 3
LANDLORDS OF IOWA, INC.

Please answer the following as they apply to **you**, to **current household** members, **or anyone** who **will be living with you**. [Use another sheet if necessary.]

1. Ever **convicted** on a charge involving **Illegal use, abuse, possession, manufacture or distribution** of a **controlled substance OR plead "No Contest"** to any **drug and/or alcohol charges?**

You: Yes ___ No ___ Household member name _____ Yes____ No____
If yes for anyone, please indicate: Date _____ Court _____
Violations _____
Resolution _____
Other facts _____

2. A current **legal or illegal user** of a **controlled substance**?

You: Yes___ No___ Household member name_____ Yes___ No____
If yes for anyone, please indicate: Date _____ Court _____
Violations _____
Resolution _____
Other facts _____

3. Ever **convicted** of a **felony or aggravated misdemeanor**?

You: Yes___ No___ Household member name _____ Yes ___ No ____
If yes for anyone, please indicate: Date _____ Court _____

Violations_____
Resolution _____
Other facts _____

4. **Have you or any household member ever been:**
Charged/convicted/pleaded "No contest" to any sex offender charges? Yes ___ No ___
Registered or required to be registered as a sex offender? Yes ___ No ___
On any state's sex offender list? You ___ No ___

You Yes ___ No ___ Household member name/aliases _____ Yes___ No ___
If yes for anyone, please explain: Date _____
Where _____
Violations _____
Resolution _____
Other facts _____

5. **Ever been a DEFENDANT in a Forcible Entry and Detention FE&D [eviction] action**?

You: Yes___ No____ Household member name _____ Yes ____ No ___
If yes for anyone, please indicate: Date _____ Court _____
Violations _____
Resolution _____
Other facts _____

6. **Ever been a DEFENDANT in Money Judgment action for:**
Unpaid rent/utilities? Yes ___ No ___; Damages? Yes ___ No ___; Noncompliance? Yes ___ No ____

You: Yes ___ No ___ Household member name _____ Yes ___ No ___
If yes for anyone, please explain: Date _____
Court _____
Violations _____
Resolution _____
Other facts _____

7. **Any adverse credit conditions/situations in recent history that will show up on a credit report**?

You Yes ___ No ___ Household member name_____ Yes ___ No ___
If yes for anyone, please explain: Date _____
Violations _____
Outcome _____
Other facts _____

Applicant Signature_____**Date**_____

A01

Are you looking to buy a home, Rent or rent to own? (circle one)

How much down payment can you invest in your new Home?

What Price range?

What kind of payments can you afford?

What area do you want?

How many bedrooms and bathrooms?
What kind of construction?

Is a garage mandatory? _____

How is your credit? __ Good __ Fair __ Poor

Have you tried to buy before? _____ What was the problems if there was one? _____

When are you ready to buy? _____

What is the problem (if there is one)? _____

How many square feet requested? _____

How is your credit? Good, Fair, Poor. _____

Do you know what your credit score is? _____

* We may be able to help you Repair your Credit and increase your Credit Score.. Would like someone to contact you and explain how we may be able to do this? _____

* Would you like one of our Mortgage Brokers to contact you and see if you qualify for any special financing programs available?

Other Requirements?

How did you find me / HOMEBUYERS LLC ?
Subscribers are one of the first to learn about our new listings as they come available.
If the listings I have right now do not fit your preference be sure to sign up online for our future alert listings. Go to:
www.greatdealdubuquehomes.com

Applicant Signature_____**Date**_____