

YANG & E, LLC

Basic Rental Criteria / Rental Application

- All applicants **MUST** be at least eighteen (18) years of age or older.
- Applicant **MUST** have verifiable current employment or income with a gross monthly income of two times of the rental rate. In the event that the applicant has been at his or her current job for a period of six (6) months or more, then the applicant must provide verification of prior employment. Should the applicant be self-employed, he/she must provide a copy of the previous Year's Tax Return and YTD.
- Applicant credit report must be in a good and acceptable standing. Medical collection accounts will be the **ONLY** exception in determining acceptable credit. Personal bankruptcies shall be allowable as long as the applicant meets all the other qualifications and criteria and has re-established a good credit rating.
- Any and all adults must complete a rental application, pay an application fee of \$ 75.00 per applicants, be listed on the Lease as a resident, and have full liability to fulfill all terms and condition of the lease.
- Roommate must each have a gross monthly income of at least two (2) times of the rental rate, and they must each fill out an application and pay an application fee and meet all requirement.
- The **non-refundable** application fee must be paid before the approval process can begin.
- A Lease Guarantor will be accepted on behalf of Full-time students and for person with no prior rental or credit history. A Lease Guarantor must complete a Lease Contract Guaranty and pay an application fee. Income requirement for Co-Signer are four (4) times the rental amount.
- Application must consent to a background, sex offender, eviction, and criminal investigation search. Criminal charges and or convictions may be grounds for **Denial**.
- Pet may be permitted upon landlord/management approval. If approved, there will be a (1) pet per units limitation. Application shall be required to provide a pet deposit of \$100.00 for one (1) pet, of which are non-refundable for repair and cleaning purposes after the premises are vacated. Our policy may exclude the approval of some breeds.
- **MAXIMUM OCCUPANCY STANDARDS:**
 - 1 Bedroom has a maximum occupancy of two (2) persons
 - 2 Bedroom has a maximum occupancy of four (4) persons
 - 3 Bedroom has a maximum occupancy of six (6) persons
 - 4 Bedroom has a maximum occupancy of eight (8) persons

I HAVE READ AND AGREE TO THE ABOVE RENTAL CRITERIA REQUIREMENT:

Print Name:

Applicant Signature:

Date:

P.O. Box 4602 Boynton Beach, FL 33424

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