



CHARLES ISAAC

P: (314) 647-1857

F: (314) 644-2798

Charles@Hanoah.com

www.Hanoah.com

Rental Application

**Please be sure to answer every question honestly.
All of the information you provide will be verified!**

If something does not apply to you, simply mark N/A or Not Applicable.

Hanoah Properties represents the owner of this property and is acting as an agent on their behalf.

All applicants over the age of 18 must complete and sign their own application.

The \$50.00 per adult fee is non-refundable and covers the cost of ordering the following:

- Credit report
- Bad check report
- Eviction report
- Criminal history / Sexual Predator background check

We will verify the following:

- Your Social Security Number
- Driver's license or personal ID
- Your current and past rental history
- Your employment history & income

**Questions? Call Mr. Isaac at
(314) 647-1857.**

**This form may be faxed to
(314) 644-2798.**

Your application will be declined if it appears you have knowingly withheld information, or provided incorrect information that contradicts what is found on your background search. Please provide all pertinent information on this application, regardless of whether you have already spoken with a Hanoah Properties representative.

You can expect to notify of your acceptance / denial within 3 working days of receipt of this application and fee.

We will not hold any unit without a security deposit. If you are approved for occupancy in this unit, you must immediately deliver your Security Deposit along with a copy of your photo ID in person or mail it to the following address:

Hanoah Properties, P.O. Box 190791, Saint Louis, MO 63119

*****ONCE YOUR APPLICATION IS APPROVED AND YOU HAVE GIVEN US YOUR SECURITY DEPOSIT, THAT DEPOSIT IS NON-REFUNDABLE UNTIL THE END OF THE TERM OF YOUR LEASE. IF YOU SUBMIT A DEPOSIT TO HOLD A PROPERTY UNTIL YOU MOVE, AND THEN CHANGE YOUR MIND FOR ANY REASON AND DO NOT LEASE THE PROPERTY THAT YOU HAVE BEEN APPROVED FOR, THE SECURITY DEPOSIT WILL NOT BE REFUNDED UNDER ANY CONDITIONS.*****

Disclosures: We are an equal opportunity housing provider.

(1) Hanoah Properties, is a Missouri based property management company and we represent the owner of this property. Charles Isaac is a Missouri licensed real estate agent . (2) The following credit reporting agencies are used: Equifax, Experian, and/or TransUnion. The credit agency does not make any decisions as to the applicant's qualifications. Applicant has the right to get a copy of the credit report, to dispute the report, and add their own "consumer statement" to their report. (3) If applicant is rejected based on their credit history, applicant has the right to submit a written request to landlord or their agent for disclosure of the reason. (4) Applicant is highly recommended to make a copy of this application for their own records. (5) We do business in accordance with the Federal Fair Housing Law and state and local fair housing laws and ordinances. It is illegal to discriminate against any person because of race, color, religion, sex, handicap, familial status, or national origin. (6) Privacy policy: Information on this form will not be shared with non-related 3rd parties except landlords, credit bureaus and agencies, and real estate brokerages and their agents involved with this transaction.



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Unit Address: _____ Leasing Rep. _____ Today's Date _____

Full Name(s) including middle name: _____

Any other names or aliases you have used: _____

Social Security #: _____

Driver's License / ID#: _____

Date of Birth: _____

Telephones: (Home) _____ (Cell) _____

Email address _____

Desired move in date: _____ How long do you intend to stay? _____

How many people plan to reside in premises? _____

Information on any children (need full names, social security numbers, and dates of birth):

1) _____

2) _____

3) _____

4) _____

Rental / Tenant History

Present Address: _____ City _____ State: _____ Zip: _____

How long have you resided at your present address? _____

Name of Current Landlord: _____ Telephone: _____

Current Monthly Rent: \$ _____

Why are you moving? _____

Prior Address : _____

How long did you reside at your prior address? _____

Why did you move? _____



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Employment History

Name of Current Employer: _____ Position: _____

How long have you worked here? _____

Name and phone number of supervisor: _____

If less than 2 years at this position: Name of previous employer: _____

Position: _____ Name and phone number of previous supervisor: _____

How long did you work there? _____

Why did you leave this position? _____

Current Income after deductions & Taxes \$ _____

Income sources other than employment (Alimony, Child Support, Section 8 Voucher, etc): _____ \

Do you have any pets (all types – dogs, cats, hamsters, fish, birds, reptiles, etc.)? _____

If yes, please give breed, color and weight of each animal (if applicable)?

Please be advised that there is a \$250 pet deposit for all pets on the premises. No aggressive dogs or what the state has labeled "vicious breeds" will be accepted. Residents are allowed 3 complaints for their pets. After the third complaint, Residents agree to remove the pet from the premises.

How many vehicles will be parked on premises? _____

Vehicle Make/Model: _____ Year: _____ Color: _____ Tag #: _____ State: _____

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Have you ever been served an eviction notice or been asked to vacate a property you were renting?
 Yes No

Have you ever intentionally refused to pay rent when due?
 Yes No

Have you ever been convicted of any crime – felony or misdemeanor? If yes, please explain below.
 Yes No

Do you know of anything that could interrupt your income or ability to pay rent?
 Yes No

Do you have any credit problems, collections, delinquent bills, or pending lawsuits against you?
 Yes No

Are there any other factors you wish us to consider in processing your application? _____



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**AUTHORIZATION
Release of Information**

I authorize Hanoah Properties, to verify my references, tenant history, criminal history, credit score, bank information, and employment history for the purposes of renting a property from this owner/manager. I recognize that as a part of your procedure for processing my application, an investigative consumer report may be prepared whereby information may be obtained through personal interviews with others with whom I may be acquainted. This inquiry includes information as to my character, general reputation, personal characteristics and mode of living. I understand that this \$50.00 fee is per adult and it is non-refundable. I also understand that Hanoah Properties, reserves the right to reject my application based on findings of the above information. Any deposit that is submitted to Hanoah Properties, to "hold" the property ("Earnest Money) will be returned to me in whole if my application is denied.

Name (please print)

Name (please print)

X _____
Signature

Date

Rental Information Release

I give permission to all previous property managers, owners, and landlords to release to Hanoah Properties all necessary information regarding my residency in previous rental homes.

X _____

Date

Employment Information Release

I give permission to my employer (past and present as requested) to release to Hanoah Properties all necessary information regarding my employment.

X _____

Date