

For Office Use Only

Date of Move-in _____	Date App Received _____	Leased By _____
Unit Assigned _____	Date Deposit Recv'd _____	Promo Special _____
Length Of Lease _____	Amt Of Deposit Recv'd _____	Approved / Not Approved _____
Rental Amount _____	Pet Deposit Amount _____	Date Of Approval _____

Regency Apartments Rental Application

PART 1 APPLICANT 1

Last Name	First	Middle Initial	Date of Birth	Social Security #	
Single	Married	Expected Move-In Date	Apt to be Occupied by _____Adults _____Children		Driver's License #
Legally Separated					
Present Address			City	State	Zip Code
			Date of Move In	Months at Current Address	
Cell Phone	Home Phone	Work Phone		Do you Rent or own currently?	
				Rent	Own
Name & Address of Present Landlord/Management Co. or Mortgage Co.				Phone Number	Monthly Rent Amount
Employed By		Supervisor's Name	Start Date	Months at Current Employer	
Employer's Address			City	State	Zip Code
			Phone #	Position Held	Monthly Salary
Additional income such as child support, alimony, or separate maintenance need not be disclosed unless such additional income is to be included for qualification hereunder.				Source of Additional Income:	
				Amount of Additional Income:	

Criminal History

In the past twenty years, have you been convicted of a felony or sex-related crime? YES NO

In the past ten years, have you been convicted of any misdemeanors involving drugs, vandalism, sex, theft, violent crimes, or weapons? YES NO

PART 2 APPLICANT 2

Last Name	First	Middle Initial	Date of Birth	Social Security #	
Single	Married	Expected Move-In Date	Apt to be Occupied by _____Adults _____Children		Driver's License #
Legally Separated					
Present Address			City	State	Zip Code
			Date of Move In	Months at Current Address	
Cell Phone	Home Phone	Work Phone		Do you Rent or own currently?	
				Rent	Own
Name & Address of Present Landlord/Management Co. or Mortgage Co.				Phone Number	Monthly Rent Amount
Employed By		Supervisor's Name	Start Date	Months at Current Employer	
Employer's Address			City	State	Zip Code
			Phone #	Position Held	Monthly Salary
Additional income such as child support, alimony, or separate maintenance need not be disclosed unless such additional income is to be included for qualification hereunder.				Source of Additional Income:	
				Amount of Additional Income:	

Criminal History

In the past twenty years, have you been convicted of a felony or sex-related crime? YES NO

In the past ten years, have you been convicted of any misdemeanors involving drugs, vandalism, sex, theft, violent crimes, or weapons? YES NO

Part 3 Applicants' Child(ren)'s Information						
Name	Date of birth	Sex		Name	Date of birth	Sex
Name	Date of birth	Sex		Name	Date of birth	Sex
Part 4 Pet Information						
Do you have pets?		Yes	No	If Yes, How many? _____		
Pet 1	Breed	Name		Weight	Age	
	Breed	Name		Weight	Age	
Pet 2	Breed	Name		Weight	Age	
Part 5 Vehicle Information						
Applicant 1						
Make	Model	Color	Year	License #	State	
Applicant 2						
Make	Model	Color	Year	License #	State	
Part 6 Emergency Contact						
Applicant 1						
Name	Phone #	Relation				
Applicant 2						
Name	Phone #	Relation				
How did you find out about us? _____						

Agency Disclosure

This disclosure is to advise prospective lessees that Regency Apartments and its licensed brokers, agents, and representatives act on behalf of the owners of lessors (our Clients) of the properties we manage. As agents of our Clients, we are bound by a fiduciary duty to protect and promote our Client's interests. We also honor our statutory obligations toward other parties in our real estate transactions.

I hereby state and represent that the information in this application is complete and accurate. I understand that in the event a lease is entered into it may be canceled by the landlord if any of the information provided in the application is materially inaccurate or incomplete. I authorize you to verify the above information through a consumer-reporting agency. This agency is *Tenant Screening*. The function of this agency includes but is not limited to tracking and maintaining records, such as your resident conduct, personal credit history and criminal background check. *Tenant Screening* will also obtain a credit report on all applicants. Applicant understands and agrees that by signing this application it authorizes management to remove this rental unit from the market. Applicant is legally obligated for the rental unit and should applicant cancel after three (3) days from the date of the application approval, the entire deposit will be retained as termination charges.

1st Applicant Signature _____ E-Mail Address: _____ DATE: _____

2nd Applicant Signature _____ E-Mail Address: _____ DATE: _____

APPLICATION FEE \$35.00 PER APARTMENT (NON-REFUNDABLE)



2505 Devils Glen Road
Bettendorf, IA 52722
Phone: 563-332-0400 • Fax 563-332-4479

SECURITY DEPOSIT AGREEMENT

I/We certify the application contained herein is true and correct to the best of my/our knowledge, and that I/we are the only people who will reside in the apartment if this application is approved. I/We hereby acknowledge and agree that the agent may contact all persons listed on this application and I/we have no objections in checking my/our application for the purposes of verification and information furnished and the availability of apartment and owner shall have the absolute discretion to accept or reject my/our application.

An earnest deposit of **\$500.00**, is herewith made, which shall be used to hold the apartment until the rental agreement is executed by all parties.

It is understood and agreed that the amount herewith deposited is to be held by Regency Apartments subject to the approval of the application by the owner or its agents. In the event the owner or its agents do not approve this application, a refund of the earnest deposit shall be made to the applicant within two (2) weeks from the date of refusal. It is understood that should applicant(s) decide not to take occupancy after 72 hours of receipt of the deposit that applicant(s) shall forfeit all claims to this deposit.

Applicant 1: _____

Date: _____

Applicant 2: _____

Date: _____

Owner/Agent: _____

Date: _____



2505 Devils Glen Road
Bettendorf, IA 52722
Phone: 563-332-0400 • Fax 563-332-4479

APPLICANT #1 EMPLOYMENT VERIFICATION

I hereby give *Regency Apartments* permission to contact my current and/or previous employer for the purpose of verification and credit processing of my rental application.

Applicant #1 Signature

Date

Property Representative Signature

Date

Employment Information for: _____
Applicant #1's Name

Applicant #1's Social Security Number

Length of Employment: _____

Verified by: _____

Gross Income: _____

Verified by: _____

Comments: _____

Please fax back to *Regency Apartments* at your earliest convenience.



2505 Devils Glen Road
Bettendorf, IA 52722
Phone: 563-332-0400 • Fax 563-332-4479

APPLICANT #2 EMPLOYMENT VERIFICATION

I hereby give *Regency Apartments* permission to contact my current and/or previous employer for the purpose of verification and credit processing of my rental application.

Applicant #2 Signature

Date

Property Representative Signature

Date

Employment Information for: _____

Applicant #2's Name

Applicant #2's Social Security Number

Length of Employment: _____

Verified by: _____

Gross Income: _____

Verified by: _____

Comments: _____

Please fax back to *Regency Apartments* at your earliest convenience.



2505 Devils Glen Road
Bettendorf, IA 52722
Phone: 563-332-0400 • Fax 563-332-4479

APPLICANT #1 EMPLOYMENT VERIFICATION

I hereby give *Regency Apartments* permission to contact my/our current and/or previous landlord for the purpose of verification and credit processing of my/our rental application.

Applicant #1 Signature

Date

Applicant #2 Signature

Date

Property Representative Signature

Date

Rental Information for: _____
Applicant's Name(s)

Applicant's Address

Rental Amount: \$ _____

Verified by: _____

Months at Address: _____

Verified by: _____

Times Late: _____

Verified by: _____

Of NSF Checks: _____

Verified by: _____

Would you rent to this person again? _____

Any damages to property or outstanding balance? _____

Comments: _____

Please fax back to *Regency Apartments* at your earliest convenience.



2505 Devils Glen Road
Bettendorf, IA 52722
Phone: 563-332-0400 • Fax 563-332-4479

APPLICANT #2 EMPLOYMENT VERIFICATION

I hereby give *Regency Apartments* permission to contact my/our current and/or previous landlord for the purpose of verification and credit processing of my/our rental application.

Applicant #1 Signature

Date

Applicant #2 Signature

Date

Property Representative Signature

Date

Rental Information for: _____

Applicant's Name(s)

Applicant's Address

Rental Amount: \$ _____

Verified by: _____

Months at Address: _____

Verified by: _____

Times Late: _____

Verified by: _____

Of NSF Checks: _____

Verified by: _____

Would you rent to this person again? _____

Any damages to property or outstanding balance? _____

Comments: _____

Please fax back to *Regency Apartments* at your earliest convenience.



2505 Devils Glen Road
Bettendorf, IA 52722
Phone: 563-332-0400 • Fax 563-332-4479

UTILITIES TRANSFER CLAUSE

Regency Apartments requires that all residents transfer the utilities into their name before they take occupancy. Each resident is responsible for calling MidAmerican Energy and supplying Landlord with your account number prior to moving in.

I, _____, have transferred the utilities stated above into my/
our name(s). I/We realize that failure to do so is a violation of the lease agreement and
could result in eviction.

Resident: _____ Date: _____

Resident: _____ Date: _____

Account Number: _____ Date: _____

Authorized Representative: _____ Date: _____

Welcome Home to Regency Apartments

2505 Devils Glen Road apt. _____
Bettendorf, Iowa 52722

Thank you for choosing Regency Apartments! Below are the contact numbers for the gas/electric, cable, and satellite companies. We hope this will be helpful in establishing your new home.

- * Mid-American Energy Gas/Electric 888-427-5632
- * Mediacom Cable, ect. 309-684-0935
- * Century Link Internet/Phone 888-285-6808
- * Dish it Up Dish Network/Direct TV 563-359-DISH
- * Astra Furniture Rent/Buy 563-322-2141

Regency Office: 563-332-0400

Maintenance Emergency: 563-210-7262

Sincerely,

Natasha Williams
Property Manager

Sarah Mazar
Leasing Consultant