



Desert River Realty LLC

Address: 10000 N. 31 Ave, D218, Phoenix AZ 85051 Tel: 602-266-1238 Fax -1-866-252-5641

AUTHORIZATION

This application must be signed by the applicant (s) before consideration by the Agent. Acceptance of application by the Agent and any monies, except the non-refundable Application Fee, will be applied to the deposit required in the lease. The landlord reserves the right to require that the entire amount of the security deposit be paid by the applicant within 24 hours of acceptance to hold the home. Applicant agrees to sign a lease agreement in the standard form required by Agent. Should applicant withdraw after acceptance or fail to take occupancy on the agreed date for any reason, the entire security deposit will be retained by the landlord as damage for taking the home off the rental market. The prevailing party in any legal action will be entitled to attorney fees and court fees and other expenses.

If the application is declined, all monies will be refunded with the exception of the Application Fee. Under no condition the Application Fee will be refunded. Refunded monies must be picked up at the office within 90 days, or they will be forfeited.

The information on this application is true and correct. I hereby authorize Desert River Realty LLC, to investigate the information supplied by me and to conduct inquiries concerning my income, family composition, mode of living, credit, and character for the purpose of verifying and qualifying for residency. A full disclosure of pertinent facts may be made to the Agent and Home Owner. **FALSIFYING INFORMATION ON THIS APPLICATION IS GROUNDS FOR DENIAL AND FORFEITURE OF ALL DEPOSITS**

Signed: _____ SS #: _____ Date: _____

Signed: _____ SS #: _____ Date: _____

AUTHORIZATION FOR VERIFICATION OF RENT AND EMPLOYMENT

By Signing below, we hereby authorize Desert River Realty LLC to verify rental history on our behalf with our current landlord and Employment. The form is to be transmitted directly to the brokerage company and is not to be transmitted through the applicant of any other party except for the landlord.

Application's Signature

Date

Application's Signature

Date

OFFICE USE ONLY:

VERIFICATION OF RENT

Name of Tenant(s): _____

Your Current Property Address: _____

Current Landlord/Property Manager: _____

Tel: _____ Fax: _____

Landlord or Property Manager use Only:

1) Tenant has rented since _____ to _____ 2) Amount of rent _____ per _____

2) Is rent in arrears? Yes ___ NO ___ 4) Is account satisfactory? Yes ___ NO ___

5) Number of time late? 5 days late ___ 10 days late ___ 15 days late ___ 30 days late ___ eviction _____

Additional information which may be assistance in determining applicant/ creditworthiness:

Landlord / Property Manager Signature: _____ Date: _____

Employer Use Only:

Verification of Employment

Applicant Employer: _____ Hire Date: _____ Gross Income: _____

Present Position: _____ Probability of Continued employment: Yes: _____ No: _____

Signature of Employer: _____ Date: _____ Title: _____ Tel: _____