

FIG RENTAL PROPERTIES
P. O. Box 2949
Wise, Virginia 24293
www.figenterprises.net

**NOTE: We must have application for each adult tenant
Person living in the unit.**
(276) 328-4344 Fax: (276) 328-1143

RENTAL APPLICATION

Is there a specific Location You Are Applying For: _____
We must have your full name including middle name and maiden names.

Last Name: _____ First Name: _____

Middle Name: _____ Maiden Name: _____

Home Phone: _____ Cell Phone: _____

Email: _____ Checked Freq? _____

Soc #: _____ Date of Birth: _____

Send Application Results to me via: _____ Email. _____ Fax. _____ Mail (List Address Below)

Address Where you currently receive mail: _____

**NOTE: You must provide a complete list of each and every place you have resided
for the past 2 years. If additional space is needed use the back of this page.**

**WE WILL NOT APPROVE ANY APPLICATION WITH INCOMPLETE RENTAL
HISTORY INFORMATION.**

Present Address: _____

How Long at this Address? _____ Present Rent: \$ _____

Reason For Moving: _____ Landlord/Owner: _____

Phone: _____ **WARNING: We must be able to contact landlords/owners.**

Previous Address: _____

Dates at this Address? _____ Rent: \$ _____

Reason For Moving: _____ Landlord/Owner: _____

Phone: _____ **WARNING: We must be able to contact landlords/owners.**

Name and relationship of every person 18 years of age or older **WHO WOULD BE LIVING
WITH YOU IN THE RENTAL UNIT.** _____

You must turn in an application for each adult person listed here.

What kind of pet do you currently have? _____

I understand that there are non-refundable ANIMAL FEES plus a REGULAR DEPOSIT? Yes No

I understand that Animal Rents are always higher than the published/advertised rates ? Yes No

I understand that large dogs and multiple animals are almost never approved? Yes No

Describe any Animals You Want To Live With: _____

Present Occupation: _____ Employer: _____ Phone: _____
How long at this job: _____ Supervisor: _____ Phone: _____

Current amount you "Bring Home" per month (after deductions) \$ _____
List sources and amounts of other income: \$ _____

Do you have a Bank account? Yes No List Bank: _____
Do you have a major credit card? Yes No List Bank: _____
Have you ever filed Bankruptcy? Yes No Ever been evicted? ? Yes No If "yes" explain:

Have you ever been asked to leave a tenancy under threat of eviction? Yes No
Have you had landlord disagreements in the past? Yes No Landlord's Fault? Yes No
Did you go to Court over it? ? Yes No Explain: _____

Who will co-sign the Tenant Rental Agreement with you if your credit alone will not qualify you? (Students must normally have BOTH parents co-sign if parents are together)

Name: _____ Relationship: _____
How employed: _____ Phone: _____
Mailing Address: _____
Physical Address if Different: _____ What County? _____
Have they agreed to co-sign? ? Yes No Do they own their home or real estate? ? Yes No

Name: _____ Relationship: _____
How employed: _____ Phone: _____
Mailing Address: _____
Physical Address if Different: _____ What County? _____
Have they agreed to co-sign? ? Yes No Do they own their home or real estate? ? Yes No

WE EVALUATE ALL APPLICANTS BASED ON THEIR CURRENT STATUS. It is not an automatic disqualification if the applicant has criminal convictions or unpaid debts unless they are not reported and listed here.

Have you been convicted of a felony or a crime involving lying, cheating, or stealing? ? Yes No
Do you have any such offenses pending at this time? ? Yes No Where? _____
Have you ever been convicted of a crime involving drugs or alcohol? ? Yes No
Are you now or have you ever been on probation? ? Yes No Where? _____
If "yes" to any describe here: _____

Do you owe debts that are old and not paid? ? Yes No Have you been to court? Yes No
How would you personally rate your credit standing? Excellent. Good. Fair. Bad. No Credit.
Do you have unpaid court fines? ? Yes No Where: _____
If yes, explain: _____

When are you looking to rent a new place? _____

Do you have a written lease where you live now: Yes No

Does your current landlord know you are moving? Yes No

Will someone be helping you with your rental payments? ? Yes No Who: _____

Do you have the money to move NOW? Yes No

Have you used a HUD voucher before? Yes No Do you have voucher now? Yes No

List any other information that you want considered as part of this application:

PLEASE INDICATE THAT YOU HAVE READ AND UNDERSTAND THE FOLLOWING:

I understand that the landlord requires a damage deposit that must be paid and maintained? Yes No

I understand that unauthorized animals on premises will lead to certain eviction? Yes No

I understand that water and electrical services must be continuously maintained in unit? Yes No

I understand that unauthorized persons staying on the premises will lead to certain eviction? Yes No

I understand that there is "No-Tolerance" for late rental payments. It leads to certain eviction? Yes No

I understand the landlord has a Detailed Lease Agreement and strictly enforces it? Yes No

See www.figenterprises.net for a copy of the rental agreement

I understand that failure to list where I have lived for the last 2 years will keep me from being approved? Yes No

I understand that the landlord inspects properties on a regular basis both inside and outside? Yes No

I understand the landlord does not HOLD properties for any reason and rents to first qualified applicant: ? Yes No

I understand that an APPROVAL LETTER issued by the landlord is valid only for a short period of time? Yes No

WHERE DID YOU LEARN ABOUT THIS VACANT UNIT OR OUR COMPANY?

Check all that apply.

- From internet search (Google, Hotpads, Bing, Company Web Site)
 - Facebook or Twitter
 - Newspaper Ad. . Indicate whether: Post Coalfield Progress Other: _____
 - Other Ad such as Bargain Finder, Sports Program, Chamber of Commerce etc.
 - From a friend, or family member
 - From a current or former tenant.
 - Referral from College Personnel or Work Site
 - Realtor or Housing "Hunter"
 - Yard Sign, Vehicle Sign, or inquiry from Company Employee
 - Other flyer such as at restaurant, convenience store, bulletin board, etc.
- Other List:

ANSWERS TO FREQUENTLY ASKED QUESTIONS:

1. We seldom allow persons who do not have an APPROVAL LETTER to view inside properties.
2. We have, over time, become more "Animal-Tolerant". We could not be considered "Animal Friendly".
3. Animal units require a non-refundable Fee. a regular Performance Deposit, **and** a higher rental amount.
4. Some properties qualify as "animal allowed" and some do not. Always ask Web Site is not always accurate.
5. Switching roommates is allowed. There are "hoops" to jump through and fees to be paid to do so.
6. We will not referee roommate and co-tenant disputes. If you break-up and go you are still on lease.
7. If we have to evict or take collection action we will sue you and ALL your co-signers. Be forewarned.
8. 3 certain ways to get evicted. (1) Pay us late, (2) Damage our property, (3) Cause us problems.
9. We evict people each and every year because they will not mow their yards or take off their trash.
10. There is a common belief that once in a rental unit you can move someone else in. It won't work here.
11. If you have a HUD voucher and get court-evicted you could lose your HUD forever.
12. HUD is a rental payment assistance program. We both "rent to" and "turn down" HUD applicants daily.
13. We often do "Deposit-Payment" plans. A missed payment is the same as missed rent = eviction..
14. There are high fees for late payments. There are high court costs for evictions. We NEVER waive them.
15. We have many tenants who have been with us for years. We rent to students with co-signers.

RELEASE AND AUTHORIZATION

I authorize any bank, business, current or prior employer, school or university, water company, electrical company including Old Dominion Power Company and Appalachian Electric Power Company, and any municipality, ie Town or City, and any person where-so-ever located to release any and all information on me, or any accounts associated with me to a representative of Fig Enterprises LLC for the purpose of verification of my references, credit, and court records as they relate to my tenancy, present and future rental payments, post-lease collection actions, and/or any other Company Use without limitation.

I authorize any such person to give their opinions to a representative of Fig Enterprises LLC as they pertain to my character, standing in the community, suitability as a tenant, and reputation for paying my just bills and expenses.

I authorize any current or past employer to release any information in any personnel file and any other information on me to the company representative including amount of wages paid and any disciplinary actions on file.

I authorize and encourage any such person contacted to provide to the company representative any information that this person deems pertinent to my rental application.

I authorize any bank or credit institution of any kind to release any and all account information that they may have on file to a company representative upon request.

I hereby agree to hold any such person harmless and without blame of any kind or sort for any information, including opinions, so provided as they pertain to my rental application and suitability as a tenant.

Signed: _____ Date: _____

Date of Birth: _____ Social Security Number: _____

We cannot process your application unless this page is signed and the social security number and date of birth written in BY THE APPLICANT.

STATE OF _____

COUNTY OF _____

This release was sworn and signed before me on this ____ day of _____, 2018

NOTARY PUBLIC

Commission Expires: _____

Commission Number: _____

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Revised: July 10, 2018