

PREMIERE PROPERTY SERVICES  
2829 S. GRAND BLVD. STE. 204  
SPOKANE WA 99203  
(509) 456-6570 office  
(509) 456-4976 fax

**CRITERIA TO RENT**

Thank you for the opportunity to consider your application for rental occupancy. Please review the following criteria. Incomplete applications will not be accepted. Falsification of an application is grounds for immediate denial. Submitting an application while under the influence of alcohol or illegal drugs is grounds for immediate denial.

- 1) Are you age 18 or older?  Yes  No
- 2) Is your verifiable income at least 2.5 times the rent amount?  Yes  No
- 3) Can you supply supporting documents for all sources of income?  Yes  No
- 4) Have you ever been evicted or had an unlawful detainer filed against you?  Yes  No Year: \_\_\_\_\_
- 5) Do you have an outstanding balance(s) from a past rental?  Yes  No Amount: \_\_\_\_\_
- 6) Will your current landlord or previous landlord give a poor rental reference?  Yes  No

Explain: \_\_\_\_\_

- 7) Have you ever broken a lease agreement(s)?  Yes  No Explain: \_\_\_\_\_
- 8) Does anyone who will be living at the property have any criminal history?  Yes  No  Felony  Misdemeanor  
**Felony convictions within seven years prior to application will result in immediate denial.**

Dates of offense and conviction: \_\_\_\_\_ Explain: \_\_\_\_\_

- 9) Are you currently in an open bankruptcy?  Yes  No  
If you answered "yes", is it Chapter 7, 11 or 13?  Chapter 7  Chapter 11  Chapter 13

**If you answered "No" to items 1-3 or "Yes" to items 4 -9, carefully consider submitting your application; you will most likely be denied.**

- 10) If your income source is from employment, how long have you been at your job(s)? \_\_\_\_\_
- 11) Do you have verifiable rental history?  Yes  No

If you answered "yes", is it at least six months worth?  Yes  No

- 12) Do you have credit collections, late payments, negative credit accounts?  Yes  No  
Explain: \_\_\_\_\_

**If you answered "No" to question 11, or "Yes" to question 12, you will most likely require a co-signer or pay a higher deposit.**

Co-signer applicants must live in Spokane County, have good credit and rental/homeowner history, no criminal history and verifiable income equal to three times the rent.

**All rental properties are non-smoking. No smoking is allowed inside the rented premises.**

- Do you have pets?**  Yes  No  
**If you answered "yes", please give description** \_\_\_\_\_

**All pets must be approved prior to submitting your application.**

**\*\*\*FEES\*\*\***

At the time of application, each adult applicant must pay the required application fee. An investigation will be made into your credit, criminal, public records, rental and employment background. A report will be compiled and a recommendation made by an independent screening agency. If you have pets that are approved, additional deposits and fees may be required at the time of your move in.

Applicant: \_\_\_\_\_ Date: \_\_\_\_\_

Spouse: \_\_\_\_\_ Date: \_\_\_\_\_

**IF YOUR APPLICATION IS APPROVED, ALL MOVE IN MONEY MUST BE IN THE FORM OF CASH OR MONEY ORDER. NO PERSONAL CHECKS ACCEPTED.**