

RENTAL HISTORY VERIFICATION FORM

(TO BE FAXED TO YOUR PREVIOUS LANDLORD)

_____ (applicant) has made an application for a property managed by AAA Property Management, LLC (located at P O Box 729, Clinton, MO 64735). It is important that we determine the applicant's past rental history. The information that we ask you to supply will be kept confidential and used only for the purpose of evaluating the applicant's rental application. As indicated by the signature at the end of the form, the applicant has consented to the release of the information we request. **We request that this information be supplied within 24 hours so as not to unnecessarily delay this applicant.**

Please return this form via fax or email to: AAA Property Management, LLC

(questions call 660-890-0770 or 660-885-1204) Email: aaapropertymanagement729@gmail.com or aaapropertymanagement1204@gmail.com or Fax: 660-885-2528

Previous Address: _____

Rental History Questions:

1. Is the applicant currently living in your community? Yes / No
2. Are you related to the applicant? Yes / No
3. Did the applicant have a lease? Yes / No Monthly Rent? \$ _____
4. Date applicant moved in: _____ Moved out: _____
5. Did the applicant have a record of paying rent promptly? Yes / No
6. If applicant paid late, how many days late? _____ How often? _____
7. Did you ever begin eviction proceedings against the applicant for nonpayment? Yes / No
8. Does the applicant still owe you money? Yes / No If yes, how much? \$ _____
9. Did the applicant keep the unit clean? Yes / No
10. Did the applicant or applicant's family or guests damage the property or common areas beyond ordinary wear and tear? Yes / No Did the applicant pay for the damage? Yes / No
11. Did you keep any of the applicant's security deposit? Yes / No (If yes, how much and why?
_____)
12. Did the applicant ever threaten the welfare, health or safety of other residents or employees, become violent, or engage in criminal or drug-related activities? Yes / No
13. Did the applicant ever create any noise disturbances or disruptions? Yes / No
14. Did the applicant ever have any "non-approved" person (s) living in the unit? Yes / No
15. Did the applicant ever have any pets in the unit? Yes / No (If so, were they authorized? Yes / No
16. Did the applicant ever smoke in or around the unit? Yes / No If so, was smoking authorized? Yes / No
17. Did the applicant give you proper notice before moving? Yes / No
18. Would you rent to this applicant again? Yes / No Why or why not?

INFORMATION PROVIDED AND VERIFIED BY:

Company: _____ Name (please print) _____

Title: _____ Signature: _____ Date: _____

RESIDENT RELEASE

By my signature below, I hereby authorize the release of the information requested on this application to AAA Property Management LLC, Dena Gray owner/manager, P O Box 729, Clinton, MO 64735

Applicant Signature: _____

Date: _____