

Security Deposit Amount: \$ \_\_\_\_\_  
Date Paid: \_\_\_\_\_  
Cash \_\_\_ M.O. \_\_\_

Address: \_\_\_\_\_  
 \$50.00 App. Fee Paid  
 \$35.00 Co-App. Fee Paid  
Cash \_\_\_ M.O. \_\_\_  
Date Paid: \_\_\_\_\_  
Approved      Not Approved  
Notes: \_\_\_\_\_

**Investors Choice**  
**PO BOX 233**  
**Aiken, SC 29802**  
**(864) 332-4733**  
[info@investorschoiceinc.com](mailto:info@investorschoiceinc.com)

## Rental Application

**Please read before completing:** The following information is strictly confidential. This information will be used by Investors Choice solely to determine suitable housing based on number of occupants, available financing & income and related criteria. All applicants are screened based on rental history, credit checks, employment verification and criminal background. *The Security Deposit may vary based on above criteria. All application fees are non-refundable.*

### Personal Information

Name: \_\_\_\_\_ SS#: \_\_\_\_\_ - \_\_\_\_\_ - \_\_\_\_\_  
Date of Birth: \_\_\_\_\_ / \_\_\_\_\_ / \_\_\_\_\_  
Present Address: (No P.O. Boxes) \_\_\_\_\_  
City: \_\_\_\_\_ State: \_\_\_\_\_ ZIP: \_\_\_\_\_  
Best/Cell Phone #: \_\_\_\_\_ How long at present address? \_\_\_\_\_  
Monthly Rent: \_\_\_\_\_ Landlord's Phone # \_\_\_\_\_  
Landlord's Name & Address: \_\_\_\_\_  
Previous Address: \_\_\_\_\_  
How long at previous address? \_\_\_\_\_ Have you even been evicted? \_\_\_\_\_  
Vehicle Make, Model & Year: \_\_\_\_\_  
Emergency Contact Name & Phone #: \_\_\_\_\_

### Employment Information

Present Employer: \_\_\_\_\_ Phone #: \_\_\_\_\_  
Job Title: \_\_\_\_\_ Supervisors Name: \_\_\_\_\_  
Business Address: \_\_\_\_\_  
How long at present job? \_\_\_\_\_ Salary: \_\_\_\_\_  
Previous Employer: \_\_\_\_\_  
Job Title: \_\_\_\_\_ Phone #: \_\_\_\_\_  
How long at previous job? \_\_\_\_\_ Salary: \_\_\_\_\_

### General Information

How many occupants will be living at new residence? \_\_\_\_\_  
Do you have any pets? \_\_\_\_\_ How Many? \_\_\_\_\_ What Kind? \_\_\_\_\_  
\*Monthly Household income: \_\_\_\_\_  
\*List government supplements separately: \_\_\_\_\_  
\*Have you ever filed bankruptcy? If so, when?: \_\_\_\_\_

**By signing, I give Investors Choice permission to verify the above information.**

**Signature:** \_\_\_\_\_ **Date:** \_\_\_\_\_

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**TO ALL POTENTIAL TENANTS OF INVESTORS CHOICE:**

\*After being approved for a property, you must pay the security deposit in order to take it off of the market and guarantee that it is held for you until you sign your lease. Security deposits only hold a property for five days, at which point it becomes available for other applicants. You will be asked to set up an appointment to read through and sign our Residential Lease Agreement with one of our staff members.

**\*If you pay a security deposit for a rental property and decide for any reason that you will not take it on or before the date below, you will forfeit half of your security deposit and any other monies paid to INVESTORS CHOICE.** We incur charges when we take the rental property off the market, when we pick up our signs, and when we prepare various forms and paper work. Investors Choice LLC will not hold a rental property more than five days unless otherwise provided by INVESTORS CHOICE in writing.

\*It is required that you have **all utilities** transferred into your name before you come in to sign your lease. On the day of your lease, you will pay your first month's rent and will be required to show proof that **all utilities** have been turned on in your name. If you sign your lease after the 5<sup>th</sup> day of the month, your first month's rent will be prorated.

\*Some property owners allow pets in their units. If you choose to have a pet, you will be charged a non-refundable pet fee at the beginning of your lease. The fee is \$300 per pet (25lbs or less) or \$500 per pet (over 25lbs). INVESTORS CHOICE does not allow any aggressive breed of animal to include exotic pets. (It's the prospective tenant's responsibility to verify if their pet will be accepted). The pet owner will be required to show proof of pet vaccination records, proof of flea and tick protection as well as a photo of the animal before any pets will be considered for approval.

**I, the potential tenant, have read, understand and agree to the above policies and procedures.**

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Tenant's Signature

Date

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Property Address

Move-In-Date

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Landlord's Signature

Date