

TYSON MANAGEMENT COMPANY
RENTAL APPLICATION
2410 MLKing Blvd., New Bern, NC 28560
Office 252/514-0188 ~ Fax 252/633-0024
Leasing Agent: Vicki Rice
www.tysonandhooksrealty.com
tysonrealty@embarqmail.com

The undersigned hereby makes application to rent Unit # _____ located at _____ beginning on _____ at a monthly rental rate of \$ _____.

PERSONAL HISTORY

FULL NAME: _____
TELEPHONE: _____ DATE OF BIRTH: _____
SSN #: _____ LICENSE # & STATE: _____
NAME OF CO-APPLICANT: _____
E-MAIL ADDRESS: _____

OTHER PERMITTED OCCUPANTS:

List the head of your household and all other occupants who will live in your residence. Give the relationship of each.

MEMBER	FULL NAME	BIRTH DATE	RELATIONSHIP	AGE	SSN	STUDENT?
Head						
2						
3						
4						
5						
6						

PETS: BREED/NUMBER/WEIGHT/AGE: _____

RESIDENTIAL HISTORY

CURRENT ADDRESS: _____
MONTH & YEAR MOVED IN: _____
REASON FOR LEAVING: _____
LANDLORD/TELEPHONE# _____

TYSON MANAGEMENT COMPANY
PAGE 2

PREVIOUS ADDRESS (IF WITHIN 3 YRS): _____
MONTH & YEAR MOVED IN: _____
REASON FOR LEAVING: _____
LANDLORD/TELEPHONE# _____

PREVIOUS ADDRESS (IF WITHIN 3 YRS): _____
MONTH & YEAR MOVED IN: _____
REASON FOR LEAVING: _____
LANDLORD/TELEPHONE# _____

EMPLOYMENT INFORMATION

STATUS: FULLTIME _____ PARTTIME _____
STUDENT _____ RETIRED _____ UNEMPLOYED _____

CURRENT EMPLOYER: _____
ADDRESS/TELEPHONE #: _____
DATES OF EMPLOYMENT: _____
POSITION: _____
SUPERVISOR/TELEPHONE#: _____
GROSS MONTHLY SALARY:\$ _____

PREVIOUS EMPLOYER: _____
ADDRESS/TELEPHONE #: _____
DATES OF EMPLOYMENT: _____
POSITION: _____
SUPERVISOR/TELEPHONE#: _____
GROSS MONTHLY SALARY:\$ _____

ADDITIONAL MONTHLY INCOME:\$ _____
SOURCE: _____

TYSON MANAGEMENT COMPANY
PAGE 3

BANK AND CREDIT REFERENCES

BANK / CITY-STATE-BRANCH / ACCOUNT & TYPE / TELEPHONE

1: _____

2: _____

3: _____

VEHICLES

TOTAL NUMBER OF VEHICLES (INCLUDING COMPANY VEHICLES): _____

MAKE/MODEL/YR/COLOR/TAG: _____

MAKE/MODEL/YR/COLOR/TAG: _____

MAKE/MODEL/YR/COLOR/TAG: _____

HAVE YOU OR CO-APPLICANT EVER:

BEEN SUED FOR NON-PAYMENT OF RENT? YES / NO

BEEN EVICTED OR ASKED TO MOVE OUT? YES / NO

BROKEN A RENTAL AGREEMENT/LEASE? YES / NO

PLEASE GIVE ANY ADDITIONAL INFORMATION THAT MIGHT HELP MANAGEMENT EVALUATE YOUR APPLICATION: _____

HOW DID YOU HEAR ABOUT TYSON MANAGEMENT COMPANY?

EMERGENCY CONTACT INFORMATION:

DAYTIME #: _____ WORK #: _____

IN CASE OF EMERGENCY NOTIFY: _____

RELATIONSHIP: _____ ADDRESS: _____

HOME #: _____ WORK #: _____

PLEASE READ CAREFULLY BEFORE SIGNING

Tyson Management Company provides rental services for Property Owners. We represent their interest in all rental transactions. Rental units are offered on first come, first serve basis to qualified applicants. **FOR QUALIFIED APPLICANTS, RENTAL UNITS ARE NOT RESERVED UNTIL THE SECURITY DEPOSIT IS PAID. IF A SECURITY DEPOSIT IS PAID AND THE RENTAL UNIT IS RESERVED UNTIL A RESIDENTIAL LEASE AGREEMENT IS SIGNED BY THE QUALIFIED APPLICANT, IF FOR ANY REASON THE QUALIFIED APPLICANT FAILS TO SIGN THE RESIDENTIAL LEASE AGREEMENT THEN SAID SECURITY DEPOSIT SHALL BE FORFEITED BY THE QUALIFIED APPLICANT AND SHALL BE CONSIDERED AS LIQUIDATED DAMAGES SUFFERED BY THE PROPERTY OWNER DUE TO THE QUALIFIED APPLICANT'S FAILURE TO SIGN THE RESIDENTIAL LEASE AGREEMENT. THE AMOUNT SO FORFEITED SHALL BE DETERMINED BY THE FOLLOWING FORMULA:**

$$\# \text{ OF DAYS UNIT RESERVED BEGINNING WITH DATE SECURITY DEPOSIT PAID} \times \frac{\text{AMOUNT OF SECURITY DEPOSIT}}{30 \text{ DAYS}} = \text{AMOUNT FORFEITED}$$

Security deposits, unless otherwise stated, are equal to one month's rent; however, we reserve the right to require additional security deposit in the case of unsatisfactory credit or other verification. Your application can be denied if your credit history shows unpaid judgments, liens, charge-offs, repeated late payments or poor landlord references.

I do hereby authorize and give permission for Tyson Management Company to obtain a Credit Report through the local Credit Bureau, to verify landlord, employment and other information provided on this Application in order to process any application. In the event that I vacate the Rental Unit and owe any sums of money in excess of the security deposit, I do hereby authorize Tyson Management Company to run an additional Credit Report to locate my whereabouts. This information may also be provided to the Property Owner.

I understand this application WILL NOT be processed without payment of the \$50.00 application fee per applicant and that this application fee is non-refundable.

I certify that I am of at least 18 years of age and that all the information provided on this application is correct and true to the best of my knowledge.

Signature of Applicant

Signature of Applicant

Print Name: _____

Print Name: _____

Date: _____

Date: _____

THIS APPLICATION IS / IS NOT APPROVED. IF NOT APPROVED, LETTER ATTACHED.
(CIRCLE ONE)

TYSON MANAGEMENT COMPANY
PAGE 5

TENANT RELEASE & CONSENT

I/We _____ the undersigned hereby authorize all persons or companies in the categories listed below to release without liability, information regarding employments, criminal history, income and/or assets to Tyson Management Company for purposes of verifying information on my/our rental unit. This information may also be provided to the owner/s of the property being leased.

INFORMATION COVERED

I/We understand that previous or current information regarding me/us may be needed. Verification and inquiries that may be requested include, but are not limited to personal identify, employment, income and assets, medical or child care, allowances. I/We understand that this is authorization cannot be used to obtain any information about me/us that is not pertinent to my eligibility for and continued participation as a qualified tenant.

GROUPS OR INDIVIDUALS THAT MAY BE ASKED

The groups or individuals that may be asked to release information include but are not limited to: Past & present employers, previous landlords including public housing agencies, support and alimony providers, welfare agencies, state unemployment agencies, Social Security Administration, medical and child care providers, Veterans Administration, retirement systems, banks and other financial institutions.

CONDITIONS

I/We agree that a photocopy of this authorization may be used for the purpose stated above. The original of this authorization is on file and will stay in effect for a 90 day period from the date signed. I/We understand that we have a right to review this file and correct any information that is incorrect.

SIGNATURES

Applicant/Resident	Print Name	Date
Co-Applicant/Resident	Print Name	Date
Co-Applicant/Resident	Print Name	Date

Note: This General Consent may not be used to request a copy of a tax return. If a copy of a tax return is needed, IRS Form 4506, "Request for Copy of Tax Form", must be prepared and signed separately.