

RENTAL CRITERIA

It is the policy of RMMC, INC. to uphold Fair Housing laws and to adhere to the following guidelines in qualifying all rental applications. RMMC, INC. is an Equal Housing Opportunity Company.

Rental rates quoted are based on a one-year lease. All applications are processed on a first come first serve basis. Please be aware that other applications may have been received and other applicants may be pending.

OCCUPANCY STANDARDS

These standards state the maximum number of persons to occupy the unit:

3 BEDROOM = 3 adults or 2 adults/4 minors

2 BEDROOM = 2 adults or 1 adult/2 minors

1 BEDROOM = 2 adults/no minors

APPLICANT QUALIFICATIONS

No application can be accepted or processed without payment of an application fee, which is NON-REFUNDABLE. Applicants who have been evicted within the previous three years will be rejected. Falsification of any part of the rental application or omission of pertinent facts, are grounds for rejection of application and termination of any lease agreement that may be entered into between company and applicant.

Age: All applicants must be at least 21 years old.

Income: Pre-tax income (gross) must be a minimum of three times the market rent.

Employment: Applicants must have stable and verifiable local employment for a minimum of six months. Note: A current payroll check stub is required to verify income and employment.

Rental History: Applicants must have prior satisfactory rental history for a minimum of six months or verifiable mortgage payment history. Applicant cannot currently be under lease with any other property manager or owner in the community. If so, application will be rejected unless satisfactory arrangements can be worked out between all parties.

Credit History: Excellent credit history for the previous two years. No credit, credit ratings less than a C or equivalent and bankruptcies are reviewed carefully and may be cause for refusal.

Conditional Acceptance: Applicants who do not meet the above qualifications may still be accepted provided a deposit in the amount of one-month's rent is paid.

Pet Policy: A maximum of two domestic animals are allowed per apartment with an executed pet agreement. Pet weight limit is 8lbs. If pets are allowed, a non-refundable pet fee of \$300.00 will be charged.

Applicants must post by certified check or money order a security deposit within 3 business days after being notified that application is accepted. Should this not occur, RMMC, INC. shall be under no obligation to lease said property to applicant. Please note that all monies due upon move-in will only be accepted in the form of a money order/cashiers check. No cash will be accepted.