

Town Place

MIDDLETOWN

APPLICATION FOR RESIDENCY

Date: _____

Apartment # _____

Personal Information:

_____ Responsible Resident

_____ Guarantor

[] Primary Applicant

First Name _____ Middle Initial _____ Last Name _____

Last Name Suffix (Jr., Sr., etc.) _____ Former Last Name (maiden, married) _____

Social Security Number _____ Date of Birth _____

No SSN, are you in the U.S. on a Visa? _____ Yes _____ No Marital Status (optional) _____

Visa Number _____ Exp. Date _____

Driver's License No. _____ Driver's License State _____

Occupant Information: (persons under 18 years of age)

[] same as Primary Applicant

Name & SSN _____ Date of Birth _____ Relationship _____

Name & SSN _____ Date of Birth _____ Relationship _____

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Name & SSN _____ Date of Birth _____ Relationship _____

Residence Information:

[] same as Primary Applicant

Current Street Address _____ Suite or Apt. _____

City _____ State _____ Zip Code _____

Country _____ Phone (____) _____ Email Address _____

Name of Apartment Community or Mortgage Co. _____

Type (circle one) Rent Own Other _____ Dates of Residency: From _____ To _____

Contact Name _____ Contact Phone _____

Monthly Payment _____ Reason for Moving _____

Employment Information/Additional Income:

Current Employer (as of move-in date) _____ Position _____

Industry _____ Annual Income _____

Street Address _____ Work Phone _____

City _____ State _____ Zip Code _____

Name of Supervisor _____ Phone _____ Dates of Employment: From _____ To _____

If there are other sources of income you would like us to consider, please list source and income amount. Sources of Additional Income _____

_____ Amount of Additional Annual Income (\$) _____

Date: _____

Apartment # _____

Eviction Information:

Have you ever been evicted or asked to move out? _____ Yes _____ No If Yes, Explain _____

Emergency Information:

Relationship _____
First Name (not an occupant) _____ Middle Initial _____ Last Name _____
Current Street Address _____ Suite or Apt. _____
City _____ State _____ Zip Code _____
Phone (____) _____ Type (circle one) Cell Home Work Allow Key Access _____ Yes _____ No

Vehicle Information:

[] same as primary applicant

Your Vehicle Make/Model _____ Year _____ Color _____ License Plate No. _____ State _____
Second Vehicle Make/Model _____ Year _____ Color _____ License Plate No. _____ State _____
Other Vehicles: _____

Pet Information:

Pets are allowed with Management approval only.

Will you have any pets in your apartment _____ Yes _____ No Do You Have Any Service Animals? _____ Yes _____ No

If Yes, How Many? _____ Type _____ Breed _____ Color _____ Weight _____ Name _____ Age _____

Conviction Information:

Have You Ever Been Convicted of, or Pleaded Guilty or "No Contest" to, a Misdemeanor or Felony a) Involving Sexual Misconduct, b) to a felony of illegal drug use, distribution, manufacture, or sale of controlled substances, or c) of violent felonies or illegal use of firearms?

_____ Yes _____ No If yes, when _____ What State _____ Explain: _____

In connection with this Application for apartment home no. _____ located at _____ (the "Apartment Home"), the undersigned ("you" or "your") hereby deposits with Baker Middletown LLC. ("we", "us", or "our") the sum of \$ _____ (the "Deposit"), plus the sum of \$ _____ (the "Application Fee"). We will apply the Deposit in accordance with the provisions set forth below. The Application Fee is a non-refundable application fee for processing this Application and will not be refunded to you. Upon receipt of this Application, the Deposit and the Application Fee, we will set aside and reserve the Apartment Home for you. If you give us a personal check (for your Security Deposit, Application Fee, Rent or other charges) and when we deposit the check it is returned for "insufficient funds" or for any other reason, you will owe us a Returned Check Charge of \$35. The Returned Check Charge is due with the redeeming payment.

By submitting this Application, you agree to enter into a lease ("Lease") for the Apartment Home under the terms specified in this Application. We may require you to sign the Lease concurrently with your submission of this Application. However, if we put you on a waiting list for an Apartment Home, you will not be obligated to sign a Lease until we advise you (in writing, in person or by telephone) that an Apartment Home is available, and you accept the Apartment Home. You will have 24 hours after you are notified by us to accept or reject the Apartment Home, which you may do in writing, in person or by telephone. **If you accept the Apartment Home, you will have 24 hours to pay all associated deposits and you must sign a lease within ten (10) days or your rights to lease the Apartment Home will terminate.** If you do not timely notify us of your acceptance of the Apartment Home, we will thereafter have no obligation to lease the Apartment Home to you. If, for any reason, we decline this Application, then we will refund the Deposit to you in full. If we approve this Application, we will ask that you execute the Lease (if you have not already done so). Upon your execution of the Lease, we will apply a portion of the Deposit to the Security Deposit and the remainder of the Deposit, if any, to the Common Area Amenities [Charge/Rent] that is due upon the execution of the Lease. If, however, you decide prior to executing the Lease that, notwithstanding this Application, and our approval, you no longer wish to proceed with the Lease, you must so notify us in writing (the "Termination Notice"). To be effective, the Termination Notice must be delivered by you during regular business hours to one of our representatives at the leasing office where the Apartment Home is located. Concurrently with your delivery of the Termination Notice to us, in consideration for our having held the Apartment Home off the market and reserved the Apartment Home for you, you agree to pay to us a "Reservation Fee" in an amount equal to the product of (i) the number of days from the date of this Application until we received the Termination Notice; multiplied by (ii) the base rent that would have been payable by you under the Lease for the Apartment Home (calculated on a per diem basis). After our receipt of the Termination

Notice, we will refund the Deposit to you in accordance with our customary practice, less the full amount of the Reservation Fee, unless you have previously paid the Reservation Fee to us, in which case no deductions from the Deposit will be made.

Apartment # _____

In all events, if you have not executed and returned the Lease to us within ten (10) days after this Application is signed by you, we will assume that you are not interested in proceeding, the Apartment Home will no longer be reserved for you, and we will refund the Deposit to you, less the full amount of the Reservation Fee.

By accepting the Deposit and the Application Fee from you, we are not obligated to approve this Application or rent the Apartment Home to you. Our approval of this Application is contingent upon our receipt of a satisfactory report of your rental history, credit history and other information that we deem necessary.

By signing this Application, you certify that all persons over eighteen years of age who will be occupying the Apartment Home have completed and provided to us a separate Application for Residency, and that each such occupant of the Apartment Home will sign the Lease at the time required by us.

You authorize us, through our designated agent or employees, to obtain and verify all credit information for the purpose of determining whether or not to lease the Apartment Home to you. You understand that should you enter into the Lease for the Apartment Home; we and our designated agents and employees will have a continuing right to review your credit information, rental application, payment history and occupancy history for account review purposes and for improving application methods.

By signing this Application, you certify that all information contained in this Application is true, correct, and complete.

It is unlawful to discriminate against an applicant or tenant because of their race, color, national origin, religion, gender, familial status, disability, or any other basis that may be protected under applicable State or local law.

_____/_____/_____
Signature of Applicant Date

_____/_____/_____
Signature of Management Date

FOR OFFICE USE ONLY:

Summary of Monthly Rent/Charges:

Base Rent _____
Pet Rent/Charge _____
Storage Rent/Charge _____
Total Monthly Rent _____

First Month Proration _____

Cancellation Reason _____

Approved/Declined By _____

Summary of Non-Recurring Rent/Charges:

Common Area Fee _____
Non-Refundable Pet Fee _____

Summary Of Deposits:

Security Deposit _____

Term:

Lease Begin Date _____

Lease End Date _____

Move-In Date _____

Cancellation Date _____

Approval/Declined Date _____