

# LANDLORD'S SCREENING REQUIREMENTS

This form helps landlords and agents document their tenant screening criteria in compliance with California Civil Code §1950.6 (as amended by AB 2493). It should be disclosed to all applicants prior to collecting an application or screening fee.

ADDRESS:

2554 Olive Drive, Apt 92 Palmdale, CA

| REUSABLE SCREENING REPORTS? | IS YOUR CLIENT GOING TO ACCEPT A TENANT WITHOUT A CREDIT REPORT? | MINIMUM CREDIT SCORE: |
|-----------------------------|------------------------------------------------------------------|-----------------------|
| ?                           | Needs credit report                                              | Varies                |

INCOME VERIFICATION REQUIREMENTS (EX: 2 MO. BANK STATEMENTS):

Yes

MINIMUM RENTAL HISTORY:

3 years

PRIOR LANDLORD REFERENCES:

Yes.

| MAXIMUM NUMBER OF OCCUPANTS ALLOWED: | CO-SIGNER OR GUARANTOR ACCEPTED? |
|--------------------------------------|----------------------------------|
| 2                                    | Yes                              |

IDENTIFICATION AND DOCUMENT REQUIREMENTS:

DL, Proof of Income, HUD Voucher, if any.

| CRIMINAL HISTORY CONSIDERED? | PETS ALLOWED? |
|------------------------------|---------------|
| No Criminals                 | No            |

PET RESTRICTIONS (SIZE, NUMBER, BREED):

No Pets

SMOKING, PARKING, NOISE, HOA RESTRICTIONS:

No smoking of any kind in the unit. Must follow HOA Rules. There is one assigned parking space for the tenant.

Landlords and agents must ensure these criteria are applied consistently and comply with all Fair Housing laws, including prohibitions on discrimination based on race, color, religion, sex, gender identity, sexual orientation, familial status, disability, national origin, source of income, and other protected characteristics.