

CAMERON'S MOBILE ESTATE'S
A 55+ PARK
8712 N. MAGNOLIA AVENUE
SANTEE, CA 92071
OFFICE: (619) 448-2133 | FAX (619) 448-2033

GUIDELINES FOR COMPLETING AN APPLICATION FOR TENANCY

We have put together this packet of forms and information to advise you of the information and procedures which need to be completed in order to send your application to our main office for review.

In order to be approved as a Resident in this park you must meet the qualifications below. If you do not meet these standards, we suggest you do not fill out an application until you are able to meet these qualifications.

1. All Tenants and their spouses, roommates, etc., must be 55 years of age or older,
2. Gross monthly income must be equal be 2.5 times the monthly rental rate of your space, and
3. Your credit must be 620 or higher credit score
4. Anyone who is on the lease must submit an application.

In order to apply for approval as a Resident within our mobile home park you are required to completely fill out the application and submit the information required as stipulated below.

Section # 1 **CREDIT APPLICATION:**

This credit application must be completely filled out. We require that you have good credit rating, with no outstanding or delinquent debts.

Section # 2 **PROFF OF AGE:**

When submitting your application, you must bring at least one of the following documents into the park office to be verified by management.

- (A) Provide an original certified copy of your (Head of household, Spouse, [i.e., all prospective tenants], Birth Certificate, and/or
- (B) Original, current California Driver's License.

Section # 3 **LANDLORD REFERENCES:**

We require at least five years of rental history.

Section # 4 **FINANCIAL QUALIFICATION:**

1. VERIFICATION OF INCOME.
2. SIGN THE AUTHORIZATION PORTION OF THESE FORMS AND RETURN TO THE PARK OFFICE.

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INCOME VERIFICATION:

Check stubs	401 K Retirement
Form C: Social Security (SSA)	Railroad Pension
S.D. I	Pension Accounts
S.S. I	Other
General Relief/Welfare	

Pension notices and / or updated (Name, S.S # and monthly income must be reflected on notice), can be used in lieu of the Income Verification form in order to verify the amount of Pension or Social Security Benefits.

BANK ACCOUNTS AND OTHER INCOMES:

Copies Of:

Form D: Saving and Checking Accounts
Form E: IRA, 401 K / other retirement.
Form F: Real Estate owned (from which you receive income)
Form G: Self Employment (the only exception in which you fill out the entire form).
Form H: Tax information
Form I: Listing of home if currently selling

Section # 5 **GENERAL**

Other documents you feel will help in the verification / approval process of your application.

After all forms have been completed ACCORDING TO OUR DIERCTIONS, please call or drop off or email for approval.

Please be advised that within 15 business days of receiving all the information requested form a prospective homeowner, the management shall notify the prospective homeowner, keep in mind however: that if forms are not filled out or proper financial paperwork is not provided correctly, incorrect addressees are given, your application would be incomplete, and the time would be extended until all information is n. Your promptness in returning the attached documents will help to speed this process.

Sincerely,

Park Manager
CAMERON'S MOBILE ESTATE'S
8712 N. Magnolia Avenue
Santee, CA 92701
(619) 448-2133

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PERSONAL:

Name of Person Making Application: _____

Present Address: _____

Street Address

City

Zip

Driver License #: _____ Birthdate: _____

Phone No: _____ Social Security No: _____ - _____ - _____

E-Mail Address: _____

Landlord or Mortgage Co: _____ Years: _____

Monthly Rent or Mortgage Payments: \$ _____

OTHER PERSONS WHO WILL OCCUPY SPACE:

Name: _____ Age: _____ DOB: _____

Driver's License #: _____ Relationship: _____

Spouse: _____ Maiden Name: _____

Phone No: _____ Social Security No: _____ - _____ - _____

PREVIOUS RESIDENCY FOR LAST FIVE YEAR'S:

Landlord: _____ From: _____ To: _____

Address: _____ Phone Number: _____

Monthly Rent or Mortgage Payments: \$ _____

Landlord: _____ From: _____ To: _____

Address: _____ Phone Number: _____

Monthly Rent or Mortgage Payments: \$ _____

Landlord: _____ From: _____ To: _____

Address: _____ Phone Number: _____

Monthly Rent or Mortgage Payments: \$ _____

Have you ever been asked to terminate your residency elsewhere; or have you ever been evicted?

YES _____ NO _____

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IF YES, EXPLAIN: _____

Have you ever lived in a mobile home Park before? ____YES ____NO

If Yes, Address: _____

Date of Residency: _____

VEHICLES:

DESCRIPTION OF VEHICLES (CAR, R.V., TRAILER, BOAT)

MAKE	MODEL	YEAR	LICENSE	STATE	COLOR
------	-------	------	---------	-------	-------

MAKE	MODEL	YEAR	LICENSE	STATE	COLOR
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APPLICANT EMPLOYMENT:

Employer: _____ Phone Number: _____

Address: _____ City: _____ State / Zip: _____

Position: _____ Gross Monthly Income: _____

Immediate Supervisor: _____ Length of Employment: _____

Other Income: _____ Explain: _____

CO-APPLICANT EMPLOYMENT:

Employer: _____ Phone Number: _____

Address: _____ City: _____ State / Zip: _____

Position: _____ Gross Monthly Income: _____

Immediate Supervisor: _____ Length of Employment: _____

Other Income: _____ Explain: _____

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REFERENCE:

Business: Name _____ City: _____ Phone: _____

Name _____ City: _____ Phone: _____

Business: Name _____ City: _____ Phone: _____

Business: Name _____ City: _____ Phone: _____

PERSON(S) TO NOTIFY IN CASE OF AN EMERGENCY (OTHER THAN CO-RESIDENT):

Name: _____ Relationship: _____

Address: _____ City: _____ Zip: _____

Home Phone: _____ Mobile Phone: _____

PETS:

IF YOU HAVE A PET PLEASE DESCRIBE: (INCLUDE: AGE, SEX, COLOR, WEIGHT, AND SIZE.)

DESCRIPTION OF HOME: (HOME PURCHASE ONLY)

Make: _____ Size: _____ Year: _____ License / Decal: _____

Breaker Size: _____ D.O.H. NO.: _____

Purchase Price of Coach: \$ _____

Numbers Of Bedroom: _____ Number of Baths: _____

LEGAL OWNER NAME/ADDRESS:

THE UNDERSIGNED REPRESENTS AND WARRANTS THAT THE ABOVE INFORMATION IS TRUE AND CORRECT AND AGREES TO FURNISH ADDITIONAL CREDIT REFERENCES ON REQUEST. THE PARK MANAGEMENT HAS PERMISSION TO VERIFY ANY AND ALL INFORMATION OFFERED ON THIS APPLICATION.

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THE UNDERSIGNED GRANTS THE PARK MANAGEMENT PERMISSION TO OBTAIN A CREDIT REPORT OR OTHER FINANCIAL RECORDS WHICH WILL ASSIST IN REVIEWING THEIR APPLICATION.

THE UNDERSIGNED UNDERSTANDS THAT IN THE EVENT THAT ANY OF THE ABOVE INFORMATION CANNOT BE VERIFIED BY THE MANAGEMENT OF THE PARK, THAT THE MANAGEMENT OF THE PARK HAS THE RIGHT TO DENY THE APPLICATION. THE UNDERSIGNED FURTHER UNDERSTANDS THAT PROSPECTIVE RESIDENTS SHALL HAVE NO RIGHTS OF TENANCY UNTIL A RENTAL AGREEMENT HAS BEEN SIGNED BY THE PARK MANAGEMENT AND THE PROSPECTIVE RESIDENT.

**THE UNDERSIGNED ALSO UNDERSTANDS THAT THERE WILL BE 72 HOUR HOLDING PERIOD SHOULD HE EXECUTE A LONG-TERM LEASE WHICH IS EXEMPT FROM RENT CONTROL. THE LEASE MAY BE SUBMITTED TO ESCROW FOR PROOF OF PARK APPROVAL FOLLOWING THE 72 HOUR HOLDING PERIOD.*

Space rent: \$ _____ Security deposit required: \$ _____ Other: _____

–Applicant Signature:

–Applicant Signature:

Date of Application: _____ Application Complete? ____yes ____no

Other items needed to complete application:

Application for Space No.: _____ Property name:

Time: _____ Date: _____ Manager: _____

**FOR 55 AND OLDER COMMUNITIES, APPLICANT MUST ATTACH PHOTO IDENTIFICATION WITH
PROOF OF AGE.**

*INFORMATION REQUESTED BELOW IS OPTIONAL AND MAY BE USED FOR COMMUNITY NEWSLETTERS.
BIRTHDAYS: WEDDING ANNIVERSARY:*

Do not write below this line. Office use only.

A. \$ _____ x 2.5 % = _____ \$ _____
income

B. \$ _____ + _____ = \$ _____
space rent house payment

(Line A must be greater than or equal to Line B)

APPROVED REJECTED DATE NOTIFICATION LETTER SENT TO BUYER
DATE NOTIFICATION LETTER SENT TO SELLER

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APPLICATION DISCLOSURE FORM

APPLICATION: COMPLETE AND SIGN

Applicant's Name: _____

Address: _____

City/State/Zip: _____

Social Security Number: _____

Date of Birth: _____ Driver's License #/State: _____

I authorize **CAMERON'S MOBILE ESTATES** to obtain my consumer credit report and public records from a Credit Bureau and to investigate any personal information on me necessary to arrive at an applicant decision. I understand there is a \$35.00 fee to obtain my credit report.

Signature _____ Date: _____