

Application Requirements

Thank you for considering leasing 2559 Rimcrest Rd. Brea, CA 92821 A fully completed C.A.R. application is required for each adult 18 years of age or older who will be residing in the home. (NO RentSpree) **Application Checklist:** Each application must include the following items:

A copy of a valid photo identification. The ID must include a photo and current address. Acceptable IDs include a driver's license, state identification card, military ID, passport. **If you do not have a social security/ Tax Number used for credit check please advise listing agent prior to applying.**

Proof of combined of monthly household income equal to at least 3 times the monthly rent. If employed: Copies of three (3) most recent pay stubs –OR– formal written verification from the employer indicating reportable income. Cash is not verifiable income.

If self-employed: Copy of Schedule C or 1099 to show gross income for most recent year. □

Copies of the last three months bank statements (all pages). If other: Proof of SSI / Disability. Proof of child support. Proof of Section 8 housing assistance. Proof of pension or retirement income.

□ **Landlord and Employer references (must include names and phone numbers for each).**

A non-refundable application fee of \$42 for each applicant payable online with a credit card to MYSMARTMOVE.COM **which will be emailed to you by Carrie Mitchell -Ricci Realty after application and documents have been reviewed.** Please provide 1 valid email address per applicant.

Equal Opportunity Housing We fully comply with the Federal Fair Housing Act and all state and local fair housing laws and do not discriminate against any person because of race, color, religion, sex, handicap, familial status, or national origin. **Application Screening:** We thoroughly screens all applications including credit reports, criminal background checks and verification of employment and landlord references. Any omissions, inaccuracies or adverse reports (such as low credit scores, delinquent accounts, collections, unpaid judgments, prior evictions, failure to pay rent, notices to vacate, criminal convictions, unstable employment or residence history, etc.) for any individual applicant may disqualify all applicants at the owner's sole discretion. **Holding Fee: Within 24 hours of application approval, applicant must provide the Security Deposit in full (by certified funds, money order or cashier's check only).** Property will remain on the market until this is received.

PLEASE SEND COMPLETED APPLICATIONS AND ALL OTHER REQUIRED DOCUMENTS IN No More than 3 PDF Files Per Person / Per applicant to Carriem@riccirealty.com

All applicants will be contacted as to status of their application. **Please allow 3 to 5 business days for us to process.**



Carrie Mitchell

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