



COZYHOMES RENTAL APPLICATION DOCUMENTS

FAIR HOUSING: We do not discriminate against any person based on race, color, religion, sex, national origin, family status or handicap status.

Application Fee: \$65 per adult 18+.

Please submit applications to www.cozyhomestx.com. Please have all adults applicant submit their applications separately. The management will reach out to the applicants once the application is received from the system.

You can email the following additional requirements ahead to make the process faster to sarah@cozy-homes.com, apm@cozy-homes.com, and esrely@cozy-homes.com.

1. Paperwork to provide (for all leaseholder/occupant over 18):

- a. Last 2 paystubs with year to date total/summary.
- b. Copy of IDs (DL or passport + visa) for all adults occupying the property.
- c. Copy of social security cards for all adults occupying the property.
- d. Specific situations may require more paperwork see 6.

2. Income: should be 3 times rent as a minimum

3. Credit check: you will receive an online form to fill out

We will check your credit, please provide any explanation in advance to avoid surprises.

4. Background check: you will receive an online form to fill out

Background check will be done, please provide any explanation in advance.

5. Pet policy

Pets that are not classified as vicious or dangerous may be accepted. There is a fee of \$35 per pet per month and pet deposit depending on the sizes. Please refer to the pet policy document in the listing.

6. Special situations: Foreclosure, evictions, bad credit etc.

They are evaluated on a case by case basis, additional documents that may be asked:

- a. Bank account statements showing money coming in and out of the account.
- b. Approval may be conditioned to an additional security deposit.
- c. Approval may be conditioned to having a guarantor that must reside in the USA. Proof. of income, background and credit check will be done on guarantor.

7. Privacy policy

We do not disclose your personal information to any third party besides credit/background check company.