

Herman Realty Group, Inc
4019 Locust Street
Philadelphia, PA 19104

Telephone: 215-222-5500
Fax: 215-222-1144

Rental Application

Building: _____ Apartment #: _____ Commencement Date: _____

Name of Applicant: _____ DOB: _____ SSN: _____
Applicant's Driver's License Number: _____ State: _____

Other occupant / children name(s): 1. _____ age: _____
2. _____ age: _____ 3. _____ age: _____

Present Address: _____ Home telephone: _____
City, State, Zip: _____ Cell telephone: _____
E-mail address: _____ Fax telephone: _____
Check one: _____ rent _____ own _____ parents monthly payment: \$ _____
How long have you lived at present address? _____
Present Landlord or Mortgage Company: _____ Telephone: _____

Previous Address (incl. zip): _____
Check one: _____ rent _____ own _____ parents monthly payment: \$ _____
How long did you live at previous address? _____

Employment Information

Present or New Employer: _____ Telephone: _____
Address (incl. zip): _____
Position: _____ Salary: _____ Length of time employed: _____
(Immediate supervisor's name) (Immediate supervisor's telephone number)
Previous or Last Employer: _____ Telephone: _____
Address (incl. zip): _____
Position: _____ Salary: _____ Length of time employed: _____
(Immediate supervisor's name) (Immediate supervisor's telephone number)

Bank Information

Bank: _____ Checking Acct. #: _____
Address: _____ Savings Acct. #: _____
City, State, Zip: _____ Phone: _____
Branch Office Used: _____
(street address) (city, state) (zip)

Personal References

	Name	Relationship	Phone
Personal	_____	_____	_____
Family	_____	_____	_____
Professional	_____	_____	_____

Student Information

Institution Presently Attending or Starting: _____ Years There: _____
Major: _____ Full/Part Time _____ Anticipated Year of Graduation: _____

Parent Information

Father's Name: _____ Home Phone: _____

Address (incl. zip): _____

Present Employer: _____ Work Phone: _____

Mother's Name: _____ Home Phone: _____

Address (incl. zip): _____

Present Employer: _____ Work Phone: _____

Other Information

Do you have a pet? ☐ Yes ☐ No

What kind of pet? _____

We require an additional deposit equivalent to one (1) month's rent for a pet.

Number of Vehicles (including company cars) _____ Make/Model: _____

Year _____ Color _____ Tag# _____ State _____

Have you, or anyone who is included in this application ever: Filed for bankruptcy? _____

Been evicted? ☐ Refused to pay rent? ☐ Violated or broken any lease agreement? ☐

If the answer is "Yes" to any of these questions, please explain in detail, stating places, names and dates on the back of this application.

Referral Information

How were you referred to us? _____
(newspaper name, realtor name, etc.)

DISCLOSURE

RADON GAS — Notice to Prospective Tenant(s): Radon is a naturally occurring radioactive gas that, when it has accumulated in a building in sufficient quantities, may present health risks to persons who are exposed to it over time. Levels of radon that exceed federal and state guidelines have been found in buildings in this state. Additional information regarding radon and radon testing may be obtained from your county public health unit.

Authorization Notice: I authorize Herman Realty Group Inc., to obtain information about me from the following; including without limitation, my present and past employer(s), schools, credit sources and personal character references. I authorize all of these previously mentioned sources to disclose to Herman Realty Group Inc., such information about me as Herman Realty Group Inc., may request.

Deposit Monies: Applicant(s) understands that in order to secure a unit a security deposit ("Deposit") equivalent to one month's rent must be deposited with the landlord. Applicant(s) understands that in the event that the applicant(s) later decides not to take the unit, any and all monies deposited will be forfeited; and that any and all monies deposited are **non-refundable**.

I(We) certify that all of the information provided in this application is true and correct.

Applicant's Signature

Date

Spouse's/Co-Applicant's Signature

Date

Return completed application with two (2) checks (\$65.00 application fee and a security deposit equal to one month's rent. Once prospective Lessee receives the Lease Agreement and applicable attachments, Lessee will have five (5) business days to execute same and return with last month's rental payment, otherwise, Lease Agreement is null and void.

DEPOSIT AGREEMENT

This agreement shall serve as supplemental agreement between Landlord, Herman Realty Group, Inc. (the "Landlord"), and Prospective Tenant _____ (the "Prospective Tenant(s)") to be attached and incorporated into the application form.

WHEREAS, Landlord, as consideration for, and in reliance upon, this Agreement, is removing the _____ (the "Premises") for rent from the open market.

WHEREAS, as further consideration, Landlord requires, and Prospective Tenant agrees to pay, a non-refundable deposit equal to **One Months Rent** (the "Deposit"); plus a Sixty Five Dollar (\$65.00) non refundable application fee.

NOW, THEREFORE, in consideration of the foregoing, and intending to be legally bound, the parties hereto agree as follows:

1. Simultaneous with the execution of this Agreement, Prospective Tenant shall pay to Landlord the aforementioned non-refundable Deposit; which shall be considered the Security Deposit for the lease agreement.
2. On or before the earlier of Five (5) days from the date of receipt of the lease agreement, and prior to the commencement date of the lease (the "Delivery Date"); Prospective Tenant shall execute and deliver to the Landlord, the lease agreement with required monies pursuant to the lease agreement, which was prepared by Landlord and delivered/sent to Prospective Tenant.
3. In the event Prospective Tenant fails to timely comply with the provisions of paragraph 2 hereof on or before Delivery Date, which time shall be deemed of the essence of this Agreement, Landlord shall retain, and Prospective Tenant shall forfeit, the Deposit, as liquidated damages for Prospective Tenant's breach of the terms of this Agreement. Such liquidated damages shall be in lieu of any other measure of damages and shall not be constituted as a penalty.
4. In the event Landlord is unable to rent the premises to Prospective Tenant due to their credit or any other extenuating circumstance beyond the control of Landlord, the Prospective Tenant shall be promptly notified and the Deposit shall be promptly returned to Prospective Tenant.
5. In the event Prospective Tenant decides not to lease the premises after payment of the Deposit; the Deposit shall be forfeited on the part of Prospective Tenant.

EXECUTED BY:

LANDLORD:
Herman Realty Group, Inc.

TENANT(S):

By: _____

Dated: _____

Dated: _____