

J & C Management

PARLMONT PARK BUILDING #10
NORTH BILLERICA, MASSACHUSETTS 01862
PHONE: (978) 667-0751 FAX: (978) 663-7597

Date: _____ Type of Apt. Wanted: _____ Desired Occupancy Date: _____

PRIMARY APPLICANT'S PERSONAL INFORMATION

APPLICANT Name _____ Phone: (____) _____ Soc. Sec. # _____
Address: Street _____ City _____ State _____ Zip _____
Driver's license # _____ State _____

RESIDENT HISTORY

Present Landlord: _____ Phone (____) _____ How Long? _____
I currently *OWN* / *RENT*. Reason Moving? _____
Do you have pets? _____ If yes, What type? _____

EMPLOYMENT INFORMATION

Employer: _____ How Long? _____ Work Phone (____) _____
Employer's Address: _____ City _____ State _____ Monthly Income _____
For employment verification, contact _____ Phone (____) _____
Other Source of Income: _____ Amount: _____ Per _____

SECONDARY APPLICANT'S INFORMATION

CO-APPLICANT's Name _____ Home Phone: (____) _____ Soc. Sec. # _____
Address: Street _____ City _____ State _____ Zip _____
Driver's license # _____ State _____

RESIDENT HISTORY

Present Landlord: _____ Phone (____) _____ How Long? _____
I currently *OWN* / *RENT*. Reason Moving? _____
Do you have pets? _____ If yes, What type? _____

EMPLOYMENT INFORMATION

Employer: _____ How Long? _____ Work Phone (____) _____
Employer's Address: _____ City _____ State _____ Monthly Income _____
For employment verification, contact _____ Phone (____) _____
Other Source of Income: _____ Amount: _____ Per _____

RENTAL POLICY

A deposit of 1/2 of the 1st month's rent is required to hold an apartment until the occupancy date. Also required is an application fee of \$25.00 per person to be listed on the Tenancy-At-Will. ***Please note that all adults who will be residing in the apartment must apply and sign our Tenancy-At-Will Agreement.** The application fee should be paid by a separate check payable to J & C Management. Both the deposit and the application fee will be applied to the 1st month's rent payment. In the event that you do not move in, the application fee will be forfeited, and the deposit may be forfeited if the apartment you choose cannot be rented on the occupancy date you have chosen.

A check or money order in the amount of the balance of the 1st month's rent; security deposit and a \$50.00 key deposit are due and payable on the 1st day of rental. **Cash cannot be accepted.** Rent is due in advance on or before the 1st day of each month.

Sixty (60) Day Tenancy-At-Will: Rental period shall commence on the 1st day of each month and end sixty (60) days from that day. Tenancy may be terminated by written notice given by either party to the other, before the 1st day of any rental period, and shall be effective on the last day of that rental period.

I understand that for all Tenancy-At-Wills which terminate sooner than twelve months after the move-in date, will be subject to pay an **Administrative Fee** in accordance with the terms of the Tenancy-At-Will.

Only two people allowed per bedroom

PETS: One (1) cat shall be permitted in the residence. Pet deposit & rent required.

MOTORCYCLES: Motorcycles & Motorbikes are not allowed on the premises.

I hereby make application to lease an apartment and certify that this information is correct, I am eighteen years of age or older, and that I fully understand that I may be charged an Administrative fee if I wish to terminate sooner than a Twelve (12) month period in accordance with the Tenancy-At-Will by initialing here _____. I authorize you to contact any employment, rental and credit references I have listed. I understand that J & C Management will be requesting and receiving a credit report. All applicants are screened by the Real Page Screening Model. If adverse information is received, the applicant will receive the deposit back. The application fee will be used for processing the application.

<u>APARTMENT TYPE</u>	<u>PRICES (SUBJECT TO CHANGE)</u>
Studio	\$860.00
One Bedroom	1015.00
With Balcony	1065.00
Two Bedroom, Building 1	1150.00
Buildings 2-9	1170.00
With Balcony	1220.00
With Double Balcony	1245.00

RENT INCLUDES: Buildings 2-9- Heat, Hot Water, & Gas for Cooking – Building 1, Only - Heat, Hot Water, & Balcony

How did you hear about us? _____

Applicant's Signature _____

Co-Applicant's Signature _____

NOTICE: By signing this application, you declare that all of your responses are true and complete and authorize the owner to verify this information. Any false statement on this application can lead to rejection of your application or immediate termination of your Tenancy-At-Will.