

Qualified Property Management, Inc.
5901 U.S. Highway 19, Quite 7Q
New Port Richey, FL 34652



PH: 727-869-9700 / Fax: 727-869-9825
Toll Free: 877-869-9700

RENTAL APPLICATION

Date: _____

OWNER'S INFORMATION

Address of rental property: _____

Name: _____

Mailing Address: _____

Home PH #: _____ Business PH #: _____

Fax Number: _____ Email Address: _____

Length of Rental : _____ Date of Rental: _____

APPLICANT INFORMATION

Name: _____

SSN: _____ DOB: _____ DL#: _____ State: _____

Present Address: _____ How Long: _____

Previous Address: _____ How Long: _____

Home Ph: _____ Business Ph: _____ Email: _____

Name of Spouse if any: _____

Vehicle Year, Make & Model _____ License Number _____

Have you ever been arrested? No Yes. If Yes, please explain: _____

Have you ever been evicted? No Yes If Yes, please explain: _____

Are you a Registered Sex Offender or Registered Sexual Predator? No Yes. If Yes, please explain: _____

CO – APPLICANT'S INFORMATION

Name: _____

SSN: _____ DOB: _____ DL#: _____ State: _____

Present Address: _____ How Long: _____

Previous Address: _____ How Long: _____

Home Ph: _____ Business Ph: _____ Email: _____

Name of Spouse if any: _____

Vehicle Year, Make & Model _____ License Number _____

Have you ever been arrested? No Yes. If Yes, please explain: _____

Have you ever been evicted? No Yes If Yes, please explain: _____

Are you a Registered Sex Offender or Registered Sexual Predator? No Yes. If Yes, please explain: _____



List any additional persons who will occupy your home:

Name: _____ Age: _____ Relationship _____

NOTE: ANY OCCUPANT OVER THE AGE OF 18 MUST COMPLETE A SEPARATE APPLICATION.

APPLICANTS EMPLOYMENT INFORMATION

Employer _____

Employer's Address: _____

Supervisor: _____ Business phone #: _____

How long on present job: _____

CO-APPLICANTS EMPLOYMENT INFORMATION

Personal References:

Does any applicant or occupant intend to operate a business from home? _____ If so, what kind? _____

Does any applicant or occupant drive a commercial Vehicle? _____ If yes, please describe: _____

Does any applicant or occupant drive a recreational vehicle? _____ If yes, please describe: _____

- All units are single-family residences.
- RV's, commercial vehicles, boats, etc.... are NOT allowed on the premises.
- SPRING RIGHT Community Association is a Deed Restricted Community.
- All lease agreements shall be in writing
- All lease agreements, together with an application signed by both the Owner and Tenant, in a form approved by the Association, shall be submitted to Association at least seven (7) days prior to commencement of the lease term.
- The owner shall pay the lease application fee of \$200.00 as prescribed by the Association. Lease application fees may be increased from time to time.
- The owner shall conduct a background check on each prospective tenant at such Owner's cost and expense and at the request of association shall provide such background check to Association.
- No lease agreement may be for a term of less than one (1) year.
- No home may be leased more than two (2) times in any calendar year unless otherwise approved by Association in the case of hardship.



- The Tenant, as part of the Lease Agreement, shall agree to abide by and adhere to the terms and conditions of this Declaration together with all Rules and Regulations and all policies adopted by the Association.
- Each Lease Agreement shall contain a uniform attachment designating the Association’s duly authorized officers as the Owner’s attorney-in-fact for the purpose of and with the authority to terminate any such Lease Agreement in the event of violations by the tenant of any covenant; provided, however, the Association first shall give the Owner notice of such violations and opportunity to terminate such Lease Agreement within ten (10) days of such notice by Association.
- All Lease Agreements shall require the home to be used solely as a private single family residence.
- Each Lease Agreement shall contain a Uniformed Lease Exhibit incorporating provisions that require the tenant(s) to abide by the Declaration and Bylaws, Rules and Regulations of the Association which governs the Home. The Uniform Lease Exhibit shall contain other provisions deemed necessary by the Board of Directors from Time to time. Failure to incorporate such Uniform Lease Exhibit into the terms of any lease shall cause such lease to be void.
- No More than three persons shall be permitted in a two bedroom home.
- No more than four persons shall be permitted in a three bedroom home.
- Each Owner shall collect from their respective tenant and remit to the Association a security deposit in the amount of \$200.00 to cover expenses related to the maintenance and repairs of the home and/or damage caused to the common areas by the tenant, member of the tenant’s family, or the tenant’s guests and invitees.

I understand that as a Lessee, I have received and read a copy of the Rules and Regulations, Covenants, Conditions and Restrictions of the Association and agree to be bound by these Association Documents.

Signature of Applicant _____ Date: _____

Signature of Co-Applicant _____ Date: _____

Homeowner’s signature _____ Date” _____

An application fee of \$200.00 and a security deposit of \$200.00 shall be submitted with the application prior to approval.

\$200.00 Fee Received: Yes _____ No _____ Date: _____

Security Deposit Received: Yes _____ No _____ Date: _____

Rental Application Approved: Yes _____ No _____ Date: _____

Signature of Authorized Agent Approving Application

Affidavit of Approval Mailed to Application on _____ by Management Company _____
(initials)

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