



## Tenant Selection Criteria

Pursuant to Sec. 92.3515 of the Texas Property Code

### **Income:**

Before taxes monthly income must be at least three (3) times the monthly rent;

### **Work history:**

Minimum one year with current employer or over one year with previous employer;

### **Rental history:**

Minimum one year with positive reference. No evictions;

### **Criminal history:**

Landlord's decision to lease the Property to you may be influenced by information received regarding criminal history.

### **Credit History:**

We will run a credit report in order to verify applicant credit history. A decision to lease the property to applicant may be based upon information obtained from this report. If applicant is denied based upon information obtained from credit report, you will be notified.

### **Pets:**

Initial fee of \$300 non-refundable deposit; \$200 non-refundable per pet after the initial (limit two per household). Only non-aggressive breeds of dog.

### **Smoking:**

No smoking

Signing this acknowledgement indicates that you have had the opportunity to review the landlord's tenant selection criteria. If you do not meet the selection criteria, or if you provide inaccurate or incomplete information, your application will be rejected and your application fee will not be refunded. Application fee is non-refundable.

Applicant's name (print): \_\_\_\_\_  
Applicant's signature: \_\_\_\_\_  
Date: \_\_\_\_\_

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Applicant's signature: \_\_\_\_\_  
Date: \_\_\_\_\_