

APPLICATION FOR LEASE WITH GUARANTOR

EVANSTON RENTALS & MANAGEMENT LLC

\$25 NON-REFUNDABLE CREDIT CHECK FEE

Online application available at: www.rentevanston.com

APPLICANT INFORMATION

Name:	Daytime Phone:
Social Security #:	
Date of Birth	
E-Mail Address:	
Address:	At the monthly rent of \$ _____ / month
For the Period Beginning: September 2026 - August 2027	Apt #:

CURRENT RENTAL INFORMATION

Present Address:	Present Landlord:	Phone:
State:	City:	
Zip:	Email Address:	

CONDITIONS

I hereby request the Owner of the within named premises to lease the same to me for said term and I offer to pay rent as above specified. This offer shall become binding upon said Owner only when accepted. I DEPOSIT \$ _____ AS EARNEST MONEY. SAID DEPOSIT SHALL BE REFUNDED TO ME IF THIS OFFER IS NOT ACCEPTED.

IF ACCEPTED, I AGREE TO EXECUTE A WRITTEN LEASE FOR THE WITHIN PREMISES UPON THE TERMS RECITED ABOVE IF AND WHEN REQUESTED TO DO SO, AND, AT THE SAME TIME, TO PAY THE BALANCE OF THE LAST MONTH'S PREPAID RENT AND FIRST MONTH'S RENT. IF SAID OFFER HAS BEEN ACCEPTED AND I FAIL OR REFUSE TO EXECUTE SAID LEASE OR TO PAY ANY OF THE SAID MONIES DUE, OR CHOOSE TO WITHDRAW MY OFFER BEFORE ACCEPTANCE, OR FALSIFY ANY INFORMATION SUPPLIED BY ME IN THIS OFFER, SAID DEPOSIT MAY BE RETAINED BY OWNER AS LIQUIDATED DAMAGE FOR THE BENEFIT OF THE BUILDING OWNER.

- I UNDERSTAND THAT, UNLESS OTHERWISE PROVIDED, NO PETS ARE ALLOWED IN OR UPON THE PREMISES.
- I UNDERSTAND THAT NO DECORATING, PAINTING OR WALLPAPERING IS ALLOWED.
- I READ AND UNDERSTAND THE ADDITIONAL COVENANTS AND AGREEMENTS HEREIN LISTED AND UNDERSTAND THAT THEY WILL BE PART OF THE LEASE.
- I UNDERSTAND THAT THIS APPLICATION AND THE INFORMATION ON IT IS THE PROPERTY OF THE OWNER OF THE PREMISES.
- NO VERBAL AGREEMENTS OR PROMISES ARE MADE HEREUNDER.
- I ACKNOWLEDGE THAT I HAVE SEEN THE WITHIN NAMED PREMISES AND THE PREMISES ARE ACCEPTABLE.
- I UNDERSTAND THAT ANY DEPOSITS WILL NOT BE RETURNED TO ME IF I AM ACCEPTED AND FAIL OR REFUSE TO EXECUTE SAID LEASE.
- I AUTHORIZE **EVANSTON RENTALS & MANAGEMENT LLC** TO OBTAIN A CREDIT REPORT AND ALL INFORMATION NECESSARY TO VERIFY MY EMPLOYMENT AND RENTAL HISTORY.

1. No person – other than Applicant, Co-Applicants, and approved subletors – are allowed to occupy the Premises.
2. Garbage is to be packed in plastic bags and then placed in the garbage containers **outside every day**.
3. **I understand that Management requires regular sanitation inspections to ensure cleanliness and maintenance of the property.**
4. Holdover tenants are liable for double the monthly rent.
5. Subletting shall be permitted. However, Owner retains the right of refusal for any potential sublessee who does not meet the criteria and standards required of all incoming tenants. Applicants agrees to follow all reasonable guidelines set forth pertaining to subletting. Subletting shall not constitute a release from or the termination of the lease.
6. In the event Applicant and/or Co-Applicants relinquishes to Owner possession of the Premises before the expiration of the lease, Applicant will be responsible for all rent due until the end of the lease or until the Premises are re-rented. The re-rental of the Premises, however, shall not constitute a release from, or the termination of, the lease.

SIGANTUARE OF APPLICANT: _____

DATE: _____

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