

# Avalon Apts. of Santa Monica

www.AvalonAptsOfSM.com

1032 7<sup>th</sup> St., Santa Monica CA 90403

Managed by:

Lambert Investments, Inc.

Keith Lambert

310-437-0677

www.Lambertinc.com



You can send us PDF files via email with a Zelle for the Application Fee.  
Zelle via cell phone number 310-990-6161 or [Keith@Lambertinc.com](mailto:Keith@Lambertinc.com) or hand deliver  
application with a check to Keith Lambert, at 4824 McConnell Ave., Los Angeles, CA 90066

## Applicants' Offer to Rent

For the rental unit of: 1032 7<sup>th</sup> St. Apt # \_\_\_\_\_  
Santa Monica, Ca 90403

From:  
Name: \_\_\_\_\_

Other Occupants: \_\_\_\_\_

Phone: \_\_\_\_\_ Cell: \_\_\_\_\_

Email: \_\_\_\_\_

Dear Avalon Apts of S.M.,

I would like to rent the apartment and am willing to;

Start my rental on \_\_\_\_\_

I offer to pay a rental rate of \$ \_\_\_\_\_ monthly for the apartment.

I understand this is a No Smoking building, a No Pets building, and that No Parking is available. The tenant pays the SMRC Reg fee of \$9.50 on rents, and their own Electricity. Optional utilities are land line phone and internet connections. Lessor pays for the Water, Gas (for hot water), gardener, etc. Laundry is coin operated. The shared community room/kitchen is a shared amenity and use of it is revocable if abused.

I am submitting the attached application and application fee. Please check my references and verify my financial and rental history.

I will provide the Security Deposit via a cashier's check as soon as possible after being informed that I have been approved for the apartment. ( SD is usually ~1.5 x rent with good credit (700+ score) but no more than 2 x rent.)

Signed: \_\_\_\_\_ Date: \_\_\_\_\_

Signed: \_\_\_\_\_ Date: \_\_\_\_\_ [ ] Cosigner



# Residential Rental Application

Avalon Apartments of S. M.  
Keith Lambert - Mgr.  
310-437-0677  
Marinina - On-Site Mgr.  
310-729-2380

Office Use Only:  
Received on: \_\_\_\_\_ Unit: \_\_\_\_\_ Rent: \_\_\_\_\_ SD: \_\_\_\_\_ approved  
Start Date: \_\_\_\_\_

A complete application is required of each adult occupant. Please fill in with as much detail as possible. False statements on this application will be grounds for eviction. The application fee is non-refundable. Call in the phone numbers for past landlords and references if not presently known. Circle as needed the "Y" for Yes and the "N" for No. Copies of pay stubs & bank statements help speed up the process. Please make it readable.

Applicant: \_\_\_\_\_ Contact Email: \_\_\_\_\_

Name: \_\_\_\_\_ Social Security Number: \_\_\_\_\_

Drivers License #: \_\_\_\_\_ State: \_\_\_\_\_ Birth date: \_\_\_\_\_

Home Phone: \_\_\_\_\_ Work Phone: \_\_\_\_\_ Cell: \_\_\_\_\_

Current Address:

Street: \_\_\_\_\_ Unit: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

Rent: \_\_\_\_\_ Unit Size/Type: \_\_\_\_\_ Residence since: \_\_\_\_\_

Owner/Mgr: \_\_\_\_\_ Phone: \_\_\_\_\_ Reason for move: \_\_\_\_\_

### Rental History:

Previous Address: From \_\_\_\_\_ to \_\_\_\_\_ Rent: \_\_\_\_\_

Street: \_\_\_\_\_ Unit: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

Owner/Mgr: \_\_\_\_\_ Phone: \_\_\_\_\_ Reason for move: \_\_\_\_\_

Previous Address: From \_\_\_\_\_ to \_\_\_\_\_ Rent: \_\_\_\_\_

Street: \_\_\_\_\_ Unit: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

Owner/Mgr: \_\_\_\_\_ Phone: \_\_\_\_\_ Reason for move: \_\_\_\_\_

### Employment & Earnings:

Current:

Employer: \_\_\_\_\_ Supervisor: \_\_\_\_\_ Phone: \_\_\_\_\_

Position: \_\_\_\_\_ Salary / Rate: \_\_\_\_\_ /Mo From: \_\_\_\_\_ To \_\_\_\_\_

Address: \_\_\_\_\_ Pay Stub Submitted:

Previous:

Employer: \_\_\_\_\_ Supervisor: \_\_\_\_\_ Phone: \_\_\_\_\_

Position: \_\_\_\_\_ Salary / Rate: \_\_\_\_\_ /Mo From: \_\_\_\_\_ To \_\_\_\_\_

Address: \_\_\_\_\_ Pay Stub Submitted:

Other Income:

Source: \_\_\_\_\_ Contact: \_\_\_\_\_ Phone: \_\_\_\_\_

Account: \_\_\_\_\_ Rate: \_\_\_\_\_ /Mo Continues until: \_\_\_\_\_

Address: \_\_\_\_\_ Proof Submitted:

**Credit:** Revolving Credit (M/C and Visa) will show on credit reports.

Bank/S&L/Credit Union: \_\_\_\_\_ Address: \_\_\_\_\_

Acct#: \_\_\_\_\_ Approx. Bal. \_\_\_\_\_ Savings Acct#: \_\_\_\_\_ Approx. Bal. \_\_\_\_\_

Bank/S&L/Credit Union: \_\_\_\_\_ Address: \_\_\_\_\_

Acct#: \_\_\_\_\_ Approx. Bal. \_\_\_\_\_ Savings Acct#: \_\_\_\_\_ Approx. Bal. \_\_\_\_\_

Other Creditor: \_\_\_\_\_ Address: \_\_\_\_\_

Phone: \_\_\_\_\_ Acct #: \_\_\_\_\_ Approx. Bal. \_\_\_\_\_ Monthly payment: \_\_\_\_\_

### Personal References:

Reference: \_\_\_\_\_ Relationship: \_\_\_\_\_ Hm. Phone: \_\_\_\_\_

Address: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_ Cell Phone: \_\_\_\_\_

Reference: \_\_\_\_\_ Relationship: \_\_\_\_\_ Hm. Phone: \_\_\_\_\_

Address: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_ Cell Phone: \_\_\_\_\_

**Emergency Contacts:**

Contact: \_\_\_\_\_ Relationship: \_\_\_\_\_ Hm. Phone: \_\_\_\_\_  
Address: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_ Cell Phone: \_\_\_\_\_

Contact: \_\_\_\_\_ Relationship: \_\_\_\_\_ Hm. Phone: \_\_\_\_\_  
Address: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_ Cell Phone: \_\_\_\_\_

**Proposed Occupants of Apartment:**

Only Named Applicant alone or  applicant and the following persons:

A complete application is required of each adult occupant.

Occupants: \_\_\_\_\_ Relationship: \_\_\_\_\_ Age if under 18: \_\_\_\_\_ Employed: Y / N

Occupants: \_\_\_\_\_ Relationship: \_\_\_\_\_ Age if under 18: \_\_\_\_\_ Employed: Y / N

Occupants: \_\_\_\_\_ Relationship: \_\_\_\_\_ Age if under 18: \_\_\_\_\_ Employed: Y / N

**Vehicles:**

Do you own a vehicle? Y / N Make/Model: \_\_\_\_\_ Color: \_\_\_\_\_ License: \_\_\_\_\_ State: \_\_\_\_\_

Do you own a 2<sup>nd</sup> vehicle? Y / N Make/Model: \_\_\_\_\_ Color: \_\_\_\_\_ License: \_\_\_\_\_ State: \_\_\_\_\_

**Other Important Information:**

Are you able to provide a co-signer / guarantor if requested? Y / N Name: \_\_\_\_\_ Relation: \_\_\_\_\_

Do you have any pets? Y / N Number: \_\_\_\_\_ Type: \_\_\_\_\_ Names: \_\_\_\_\_

Do you own or are planning to acquire water filled furniture? Y / N Can you provide proof of insurance? Y / N

Do you smoke? Y / N Does any of the other proposed occupants smoke? Y / N

Have you had any credit problems? Y / N Have you EVER had an unlawful detainer filed against you? Y / N

Have you EVER filed for bankruptcy? Y / N Have you EVER been evicted for non-payment of rent? Y / N If Yes, year of Eviction: \_\_\_\_\_

Have you or other proposed occupants ever been convicted of a felony? Y / N If Yes explain \_\_\_\_\_

How were you referred to us?  Driving by  Friend  Web site: \_\_\_\_\_  Other Advert. in \_\_\_\_\_

Use this space to further explain Yes answers where needed. i.e. credit and legal issues

**Application and Authorization to Acquire Information:**

Return with \$42.00 Fee to: **Keith Lambert** at **4824 McConnell Ave. Los Angeles, CA 90066**

I, \_\_\_\_\_, represent that the statements above are true and correct. I authorize that the above information may be verified via thorough review of my credit and other public and private records up to and including verification of finances, past landlords, banking information, unlawful detainer, bounced check, legal case reporting services, criminal records and waives claim against any person(s) providing such verification.

Applicant agrees to pay for said verification and if necessary, updating of this information in the future. Such payment is a part of the application process and the charge is for administrative costs, for the various reports, to offset the costs to verify references and past references. It is nonrefundable. We suggest you keep a copy of the check for your taxes.

The **application fee** (check or money order or Zelle) shall be made payable to **Keith Lambert**. The cost of the credit check and screening is **\$42.00** (per adult resident) and application and fee must be delivered to the manager or the main management office. If applicant's check is returned for any reason the applicant agrees to make good at once and pay a returned check fee of \$50. **To use Zelle' for payment use 310-990-6161 or Keith@Lambertinc.com for the transaction.**

The undersigned does hereby apply to be considered for the rental and agree to the above terms.

Applicant: \_\_\_\_\_  
Signature Date Time