

You can send us PDF files via email Keith@Lambertinc.com or hand deliver application and offer letter to Keith Lambert, at 4824 McConnell Ave., Los Angeles, CA 90066
Financial reporting comes afterwords from AAGLA.ApplyConnect online.

Managed by:
Lambert Investments, Inc.
Keith Lambert
310-437-0677
www.Lambertinc.com



Applicants' Offer to Rent at Avalon Apts of Santa Monica

For the rental unit at: **1032 7th Street, Santa Monica, CA** Unit # _____

From:

Name: _____

Other Occupants: _____

Phone: _____ Cell: _____

Email: _____

Dear Avalon Apts,

I would like to rent apartment # _____ and am willing to:

Start my rental on _____

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

I understand that...

- The utilities that are paid for by the tenant is Electricity. Optional are the land line phone, cable TV, and internet connections. I will move the electricity to my name on or before move-in date. (Southern California Edison = www.SCE.com),
- Lessor pays for the hot and cold water, common area lights & maintenance, trash, city services, sewer, gardener, etc.
- The Resident will pay his share of SMRC Fees (currently \$10 per month) and will have to follow all building **Rules & Regulations** of the property. Especially re the quiet hours.
- This is a **non-smoking** building and a **no pets** building. (No vape or pot or tobacco.)

I am submitting the attached application and offer to rent. 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.

Signed: _____ Date: _____

Signed: _____ Date: _____

[] Co-signer



Residential Rental Application

Keith Lambert
leasing agent for owner
310-437-0677
keith@lambertinc.com

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 to AAGLA is non-refundable. Call in the phone numbers for past landlords/references if not presently known. Circle 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

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Vehicles:

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

Do you own a 2nd 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 to: **Keith Lambert at 4824 McConnell Ave. Los Angeles, CA 90066** or via Keith@Lambertinc.com

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

The application fee (paid to reporting service AAGLA.ApplyConnect) shall be made payable directly to them. The cost of the credit check and screening is per adult resident and application, and the fee is not to management or owner. The results from ApplyConnect must be forwarded/delivered/shared to the management office once processed. A link to use this secure reporting service will be sent from us via AGLA to your Email.

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.

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

Applicant: _____
Signature _____ Date _____ Time _____