



COMMERCIAL APPLICATION TO LEASE

(All sections must be completed)

Applicant represents that all the following statements are true and correct and hereby authorizes verification of the following items including, but not limited to, the obtaining of a credit report and agrees to furnish additional credit references upon request.

This application is for qualification purposes only and does not in any way guarantee the applicant that he/she will be offered this property. Processing fees are non-refundable. Applicant understands that H.M.S.can and will accept more than one application on this rental property and H.M.S. in its sole discretion will select the best qualified tenant. Any application not fully filled out will be returned..

The undersigned makes application to rent housing accomodations designated as:
 Property Address: _____ Apt. #. _____
 the rental for which is \$ _____ per month and upon approval of this application agrees to sign a rental or lease agreement and to pay all sums due, including required deposits, before occupancy.
 Requested Date to Start Lease/Rental _____

Date: _____

Applicant's Signature _____

What type of business? _____
 Is this business: incorporated LCC Partnership Sole Proprietorship

Business Name		Tax ID or Social Security Number	
Principal	Home phone number	Work phone number	
1	Present address	City	State Zip code
	Date in	Date out	Owner/Mgr name phone no. ()
	Reason for moving		

Business Income

A	Current Monthly Net Income \$ Check one: Salary <input type="checkbox"/> Hourly <input type="checkbox"/> Self-Employed <input type="checkbox"/>	Name of Owner
	How long in business?	Phone Number ()

Please list ALL of your financial obligations below:

Name of your bank	Branch or address	Account Number	
		Checking: _____	
		Savings: _____	
Name of creditor	Address	Phone No.	Mo. pymt. amt.
		()	
		()	
		()	
		()	
		()	

In case of emergency, notify:	Address	Phone	City	Relationship
1.		()		
2.		()		
Personal References	Address	Phone	Length of acquaintance	Occupation
1.		()		
2.		()		

Are you subject to any pending bankruptcy proceedings? Yes No
 Have you or your business adjudged bankrupt within the last three (3) years? Yes No

If so, when? _____ Has it been dismissed? _____

Have you ever been evicted or asked to move? _____ Explain: _____

Will any toxic or hazardous chemicals, waste, or materials be brought onto the premises? _____

Will any odors be emitted from the materials used? _____

Application / Credit fee of \$125.00 is due with this application before any processing is commenced.

CODE FOR EQUAL OPPORTUNITY



H.M.S. reaffirms the California Apartment Association policy that equal opportunity in the rental industry can best be accomplished through leadership, example, education and the mutual cooperation of the owners, managers, and the public. In the spirit of this endeavor, H.M.S. follows Equal Opportunity provisions as stated by law.

- I. Owners and H.M.S. have the responsibility to offer housing accommodations to all prospects without regard to color, race, religion, sex, marital status, physical handicaps, national origin or any unlawful discrimination, and including all other statutes applicable to equal opportunities.
- II. H.M.S. enters into owner/resident relationships to show housing accommodations to all equally.
- III. H.M.S. has no right or responsibility to volunteer information regarding the racial, creedal or ethnic composition of any neighborhood or any part thereof unless required by law.
- IV. H.M.S. will not print, display or circulate any statement or advertisement with respect to the rental of a dwelling that indicates any preference, limitations or discrimination.



H. M. S. Property Management
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San Jose, CA 95123

Tel: (408) 997-7100
Fax: (408) 912-1675

For a complete available property listing and information about HMS, please visit: www.hms4rent.com

For H.M.S. use only: Application Fee Paid? Yes No Amount: _____

Copy Drivers License/Military ID: _____ Date to Execute Lease: _____