



Tenant Application Steps

Thank you for your interest in our properties! At all GCC properties, rent is due on the first of the month. There is no grace period. If you are unable pay rent on the first, GCC Colorado will likely not be the best fit for your rental needs.

Here's how to apply:

1. Complete the attached GCC Colorado Tenant Application.
2. Please complete the application legibly, completely and accurately. Incomplete or illegible applications may be disqualified.
3. Complete the attached Electronic Funds Transfer form. You can use a checking account, credit card or debit card. If using a checking account, please make sure to attach a voided check (or copy).
4. Submit everything along with the \$30.00 application fee. You can mail it, email it or fax it to us.
5. If approved, we will automatically debit \$500.00 rent pre-payment from your account to hold the property for you.
6. Please visit our website at www.gccpartners.com for approval criteria. GCC Colorado believes in equal opportunity housing.
7. The rent pre-payment is NON-REFUNDABLE as we will remove the property from showing and make it "yours".
8. When the deposit is cleared by your bank, we will contact you within 24 hours to give you the good news and arrange the details of your move. The deposit secures the property for you for up to 30 days. The balance is due on by cashier's check or money order on move-in day.
9. If we are unable to approve you, we will not debit your account for any reason.
10. If we are unable to approve you for the home, we will mail a letter to your current address with the details. In these instances, we are unable to leave phone messages with the news in order to protect your rights under the Fair Credit Reporting Act.
11. Please allow up to five business days for the entire process.
12. Any questions? Give us a call at 661-310-0262.

Signature _____ **date** _____



Application to Rent

(Each applicant over the age of 18 must complete their own application)

Application must be completed in full to be considered

Rent is always due on the first day of the month

First Name _____ Middle _____ Last Name _____

Date of Birth _____ Dr. Lic. No. _____

Phone Number: _____ Email: _____ Soc. Sec. Number _____

Names of all other occupants. Include ages of any minor children.

Names: _____

Your present address _____ City _____ St _____ Zip _____

Reason for leaving? _____

Present landlord _____ phone _____

Address _____ City _____ St _____ Zip _____

Have you ever been asked to move or had an eviction started against you? (if yes, explain) _____

Have you ever filed for bankruptcy? _____

Have you ever been convicted of selling, manufacturing, or distributing illegal drugs? _____

Have you ever been convicted of a felony? (if yes, explain) _____

Employer _____ phone: _____

Address _____ how long? _____

Job title _____ Supervisor _____

Current gross monthly income (before deductions) \$ _____

Other incomes \$ _____ Sources _____



Number of vehicles to be kept at rental property? _____

Make _____ Model _____ Year _____ License no _____

Make _____ Model _____ Year _____ License no _____

Any pet(s)? _____ Describe _____

What may interrupt your ability to pay rent? _____

Do you smoke or plan to have anyone smoke in the house? _____

Emergency contact name _____ phone _____

Address _____

Relationship to Applicant _____

The undersigned hereby attests that the above information is true and authorizes verification of any and all information given, as well as authorizing the obtaining of a credit report. Applicant also authorizes owner/agent to obtain Unlawful Detainer, Rental History, credit report, Telechecks, and/or criminal background reports now and throughout the lease term. Applicant hereby waives any claim and release from liability any person providing or obtaining said verification or additional information. Incomplete or inaccurate applications may be disqualified. Pursuant to Section 290.46 of the Penal Code, information regarding sex offenders is made public via the internet at www.meganslaw.ca.gov

Application Fee \$ 30.00: Note: Application cannot be processed without application fee
(you can mail in your fee or pay it online at www.gcccolorado.com)

Property to be rented is: _____

The rental amount is \$ _____

Security deposit is \$ _____ (subject to change)

Pet deposit is \$ _____ (subject to change)

IMPORTANT: All tenants will be required to sign up for our automatic monthly funds transfer (EFT) system. A Bank account or credit/debit card is required to use this service. Please do not apply if you are unable or unwilling to participate.

Initial here: _____

Signature of applicant

_____ **Date** _____

Note: If approved, you will be asked to provide a \$500.00 non-refundable deposit to hold the property until move-in. Until receipt of deposit, the property will be shown and applications will be accepted and processed.



Electronic Funds Transfer Authorization

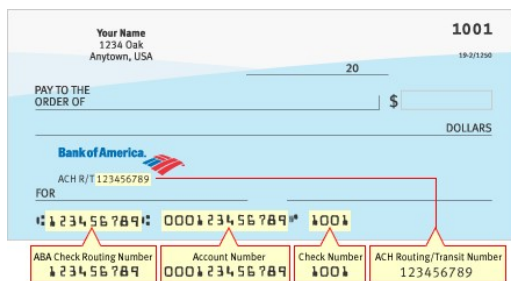
I hereby authorize GCC Colorado to withdraw payments directly from my account on the 1st of every month during the entire length of my lease. Withdrawals will continue as scheduled should I move to a month to month lease agreement. GCC Colorado shall incur no liability if the balance in the account of the member is insufficient to cover the EFT or for any reason was not collectable. There is a \$25.00 service charge for each returned EFT. I understand that rent is considered late and unpaid if an EFT is returned for any reason. GCC Colorado is authorized to withdraw all accrued rent, late fees, rent increases and service charges. This authority is to remain in force and effect until lease expires or the termination is accepted by GCC Partners. I understand that it is my responsibility to notify GCC Colorado immediately in writing should I change my account or financial institution.

All transactions with your account shall be governed by the Electronic Fund Transfer Rules and Procedures and the Automated Clearing House (ACH) rules.

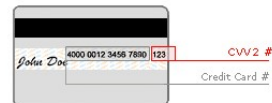
Please fill in info for checking account or credit card – not both.

Financial Institution Name:	Your Name as Shown on Account:
Billing Address:	Billing State/Zip:
9 Digit Routing Number(if check):	Account or Card Number:
Expiration Date (if card):	CVV2 Number (if card):
Start Date:	Rent Amount:
Type of Account:	Copy of check must be attached!

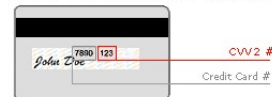
EXAMPLES



VISA CVV2 number is the 3-digit number found on the back of your credit card near the signature panel.



MasterCard CVV2 number is the 3-digit number found on the back of your credit card near the signature panel.



I Understand and authorize the information above as evidenced by my signature below:

Signature _____ **Date** _____