
Senior Villages

Apartment Homes

Please Read All Document Pages

Senior Villages Apartment Homes

Office: 704-395-0126

www.theseniorvillages.com

Fax: 980-226-5259

Dear Prospective Tenant:

Thank you for your interest in our Senior Living Apartments here in Charlotte, NC. Our apartments are for Seniors 62 and older, who live independently and have an income of at least **\$1800.00** or more per month. You will also need to pass a background check (no evictions or Felony convictions please). Fill out the enclosed application and return it to us with your proof of income (SS Award letter, pay stubs, etc.) and a \$20.00 money order for the background check. Once you are approved, we will notify you and add you to our Waiting List. When we have an opening on the Waiting List, we will notify the person(s) on the list in the order of the date we receive your application. A move-in fee of **\$200.00** is due at move-in, in addition to the **\$900.00** rent, for a total of **\$1,100.00**. The move-in fee (\$200.00) is non-refundable. If you have a vehicle, there is an additional charge of \$50.00/month per vehicle in addition to the rent.

All of our apartments are 1 bedroom, 600 square feet, and consist of a living room, kitchen with stove, refrigerator, microwave, and dishwasher, a full bath with tub and shower, a large bedroom, and a small patio/balcony. We are a completely independent living community. There are no elevators or handicap accessible apartments. Apartments include **all** utilities, including basic cable.

If you have any questions, please feel free to contact us between 10:00 am and 2:00 pm, M-F. Our number is listed at the top of this page.

Thank you
Senior Villages Management

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Dear Prospective Tenant:

The information regarding residency at the Senior Villages Apartment Homes, is as follows:

These are the specifics for our apartments:

- Monthly rent for single occupancy is \$900.00
- Monthly rent for double occupancy is \$1,100.00
- Vehicle parking is \$50.00/mo. for each vehicle (maximum of 2 vehicles)
- All apartments have wall-to-wall carpeting
- Our pet requirements are: small pets ten pounds or less and one pet per apartment. They are allowed in "Building C" ONLY. One pet per apartment with prior approval. Please notify the office prior to obtaining a pet. Pet deposit is \$200.00 and is non-refundable. Monthly pet fee is \$25.00.
- There are no elevators, escalators, or handicap accessible units at this property
- We are a completely independent living community. We do not have medical staff, caretakers or any food services on site.

To qualify for residency:

- Applicant must be at least age 62
- Have no criminal convictions
- No evictions from previous residences
- A non-refundable move-in fee of \$200.00. (This is in lieu of a security deposit)

The enclosed application should be returned with proof of income attached and a \$20.00 money order (\$20.00 per person applying), payable to Senior Villages. Cash is also acceptable. **No personal checks accepted.** No credit or debit cards for rental application fee.

Our office hours are M-F, 10:00 am - 2:00 pm. If you have any additional questions, please call our office. The number is listed at the top of the page.

Thank you
Senior Villages Management

Application Fee: \$20.00	\$900/mo. Single Occupancy (1 person)
Move-in Fee: \$200.00	\$1100/mo. Double Occupancy (2 people)

Apartment Association of North Carolina
RESIDENT APPLICATION FOR OCCUPANCY

Name of Community: Senior Villages (hereinafter "Management") Date: _____

Apartment/Address of Property for Occupancy: 1705 Queen City Drive, Charlotte, NC 28208

Expected Occupancy Date: _____ Lease Term: Monthly Rental Rate: _____

PART I – Please print clearly

Applicant: _____ Home Tel: _____ Work Tel: _____

Cell: _____ DOB: (mm/dd/yyyy): _____ SSN: _____

Driver's License #: _____ State: _____

Email: _____

Have you or your co-applicant/spouse ever been convicted by a court of law? Yes No

If yes, please explain:

Have you or your co-applicant/spouse ever been convicted for any Felony offense?

Yes No

If yes, please explain:

Total number of persons who will occupy the apartment (including applicant) _____

In case of emergency, notify (other than occupant(s):

Name: _____

Mailing address of emergency contact:

Telephone number of emergency contact: _____

Do you have any pets? Yes No

If so, please specify type/breed:

(Pets are to be 10 pounds or less, one pet per apartment and must be housed in Building C only)

PART II – RESIDENCE HISTORY FOR THE LAST THREE YEARS (LIST CURRENT FIRST, THEN PREVIOUS)

Street Address, City, State, Zip: _____

Landlord/Mortgage Co.: _____

How long: _____ Monthly Rent/Payment: _____

Street Address, City, State, Zip: _____

Landlord/Mortgage Co.: _____

How long: _____ Monthly Rent/Payment: _____

Street Address, City, State, Zip: _____

Landlord/Mortgage Co.: _____

How long: _____ Monthly Rent/Payment: _____

PART III – EMPLOYMENT FOR LAST 3 YEARS (LIST CURRENT FIRST, THEN PREVIOUS)

Company Name: _____

Address, City, State, Zip: _____

Job Title: _____ Length of Employment: _____

Monthly Income: _____

Supervisor: _____ Telephone: _____

Company Name: _____

Address, City, State, Zip: _____

Job Title: _____ Length of Employment: _____

Monthly Income: _____

Supervisor: _____ Telephone: _____

CO-APPLICANT/SPOUSE:

Company Name: _____

Address, City, State, Zip: _____

Job Title: _____ Length of Employment: _____

Monthly Income: _____

Supervisor: _____ Telephone: _____

Company Name: _____

Address, City, State, Zip: _____

Job Title: _____ Length of Employment: _____

Monthly Income: _____

Supervisor: _____ Telephone: _____

OTHER INCOME? If so, please provide the following information:

Source: _____ Amount per month: _____

(Please provide documentation for each income source)

PART IV. VEHICLE INFORMATION

Make/Model/Color: _____

License Plate: _____

County/State: _____

Make/Model/Color: _____

License Plate: _____

County/State: _____

APPLICATION FEE

Applicant(s) has submitted the sum of \$_____ ("application fee") with this application. Applicant(s) understand and agree that this application shall not be considered by management until the application fee is paid.

Applicant(s) understand and agree that the application fee is used by management for the payment of processing of this application, which includes cost for verifying the authenticity of the information provided and to obtain or otherwise procure information regarding applicants' credit history, criminal background, and rental references. As such, applicant(s) understand and agree that the application fee is non-refundable. Applicant(s), by signing this application for occupancy, represent that the information provided herein is true and correct to the best of their knowledge. In the event that management discovers that any information provided herein is false, resident understands and agrees that management may, at management's sole option, reject this application and immediately rescind any current or future agreement with applicant(s).

OTHER FEE(S):

List and describe: **Parking One vehicle - \$50.00/month. Parking Two Vehicles - \$100/month.**

APPLICANT(S) RELEASE AND AUTHORIZATION:

By signing this application for occupancy, the undersigned applicant(s) authorize management to obtain a consumer credit report and any other information necessary in management's sole discretion to assist in the evaluation of this application for occupancy. Applicant(s) understand and agree that any such information obtained by management may include, but not limited to, applicant's credit history, criminal record, evidence of any civil litigation and civil judgments, records of arrest, past rental history, employment history, salary information and history, vehicle records, driving history or any other information. Applicant(s) release management, its principals, investors, employees, agents, vendors, the owner(s) of the community or property generally described in this application, or any furnisher or supplier of information related to this application from any and all liability in the procurement, use, distribution and possession of all obtained information. Applicant(s) also understand and agree that the information provided in this application and other consumer reports, to include credit reports, criminal records, evidence of any civil litigation, and civil judgments, records of arrest, past rental history, employment history, salary information/history, vehicle records, driver's license records, driving history, or any other information may be provided to state, local and/or federal government agencies. Any disposal of information received by management shall be done in accordance with 16 CFR, Part 882, and N.C. Gen. Stat. § 75-64 et seq.

APPLICANT'S SIGNATURE _____

DATE: _____

CO-APPLICANT'S SIGNATURE _____

DATE: _____

Office phone: 704-395-0126, ■ Email: srvillages1705@yahoo.com, ■ Fax: 980-226-5259.