### COSIGNER AGREEMENT & CREDIT APPLICATION

#### **INSTRUCTIONS**

PREMIUM PROPERTIES

6522 TELEGRAPH AVENUE OAKLAND, CA 94609 510.594.0794 OFFICE 510.594.3140 FAX WWW.PREMIUMPD.COM

REAL ESTATE SERVICES
INVESTMENTS + PROPERTY MANAGEMENT
LEASING + DEVELOPMENT + SALES & BROKERAGE

IN ORDER TO AVOID A DELAY IN PROCESSING YOUR APPLICATION, PLEASE MAKE SURE THAT THE APPLICATION IS COMPLETE & LEGIBLE & INCLUDES:

	Signature Verification, in one of three ways:	CALIFORNIA DEMINICATION COARD				
	OPTION 1: Email 2 pictures (JPG format) of (1) A valid government	XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX				
	issued ID AND (2) yourself holding the signed application and (See Example).	XXXXXXX BOX XXX FULL XXX CYCS XXX HOT XXX WCT XXX				
	We use this photo to verify that the name on the ID matches the name on the	ANALAGAMA AA				
	application & that you resemble your photo on your ID.  OPTION 2: Sign in front of a Notary Public and return the notary's acknowledgement form to us.	The second secon				
	OPTION 3: If you are local, you may come by our office with your ID & sign the application in front of one of our staff members.					
	<u>Income Verification</u> via a recent paystub showing your year-to-date income or if Self-Employed, the top two pages of a recent federal tax return or your business' Schedule C.					
	If your income is hard to verify or does not meet our <u>minimum</u> requirements, please provide liquidity information, i.e. recent bank, brokerage and/or retirement statement.					
	If you own a home and <u>only if it has no mortgage</u> , provide a recent propert to prove ownership.	y tax bill or deed				
Ti	ips:					
	Our Screening Policy is on our website at <a href="http://www.premiumpd.com/pdfs/s">http://www.premiumpd.com/pdfs/s</a>	creeningnolicy pdf				
	It describes how we qualify cosigners and will answer most questions.	screeningponey.pur.				
it describes now we quality cosigners and will allswer most questions.						

- Original documents are not required. The completed application and supporting documents can either be faxed to 510.594.3140 or scanned and e-mailed to admin@premiumpd.com.
- Call us after the document has been sent to verify that we received it.
- All the documents must be turned in within two (2) business days or us receiving the original rental application or the applicant you are consigning for may be denied. Furthermore, expedited turnaround of documents will increase the chances of the applicant getting selected for the apartment in the event there is competition.

Feel Free To Call Us at 510.594.0794 with Any Questions

#### We thank you for your cooperation!

Pursuant to California law you have tenant screening fee rights, including the right to a copy of your consumer credit report if one is obtained with your screening fee, a refund of any unused portion of the fee and a receipt of the costs of the screening. This applies protection for the applicant for any payment, including but not limited to fees, deposit or charge. The landlord may claim fees, deposit or charge only for those amounts as are reasonably necessary for the purposes specified by the subdivision. Any fees, deposit or charge shall be held by the landlord for the tenant who is party to the lease agreement. For more information about your rights, please visit the following link:

http://www.leginfo.ca.gov/cgi-bin/displaycode?section=civ&group=01001-02000&file=1940-1954.1

# COSIGNER AGREEMENT & CREDIT APPLICATION

This Form Must be Signed in Front of a Notary Public & Must Be Accompanied by a \$20.00 Non-Refundable Processing Fee

## PREMIUM PROPERTIES

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REAL ESTATE SERVICES
INVESTMENTS \* PROPERTY MANAGEMENT
LEASING \* DEVELOPMENT \* SALES & BROKERAGE

Relationship:			
Current Property Applying F	or:	Unit #:	
	aining a credit report, unlawful detain. Make checks payable to Premium request. Pursuant to California lated with your screening fee, a refundir rights, please visit the following licated control of the control of t	iner search, and other screening in Properties. Premium Properties w you have tenant screening fee of any unused portion of the fee nk:	reports (Cost: \$8.95) and processing and s' official screening policy and selection rights, including the right to a copy of e and a receipt of the costs of the
<b>Background Information</b>	on		
Name:		Social Security #:	
Date of Birth:	Drivers License: _		State of Registry:
E-mail Address:		Cell #:	
Spouse:		Social Security #:	
Date of Birth:	Drivers License: _		State of Registry:
E-mail Address:		Cell #:	
Children:	Ages:	_ Home Phone #:	
Present Address:		1	From:/ To:/
City:	State: _	Zip Co	ode:
□ Own: Lender:		Payment (Mo.): \$	
☐ <b>Rent:</b> Owner/Agent:		Rent (Mo.): \$	
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Phone Number:			· ·
Phone Number:			
Phone Number: Employment Informati	on (Please Include a	Copy of a Recent	Pay Stub)
Phone Number:  Employment Informati  Present Employer:	on (Please Include a	Copy of a Recent	Pay Stub) From:/ To:/
Phone Number:  Employment Informati  Present Employer:  Address:	on (Please Include a	Copy of a Recent Ph	Pay Stub) From:/ To:/ one #:
Phone Number:  Employment Informati  Present Employer:  Address:  City:	on (Please Include a	Copy of a Recent Ph	Pay Stub) From:/ To:/ one #:
Phone Number:  Employment Informati  Present Employer:  Address:  City:  Position:	on (Please Include a	Copy of a Recent Ph Zip Co Gross Salary (Mo	Pay Stub) From:/ To:/ one #: ode:): \$
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Phone Number:  Employment Informati  Present Employer: Address: City: Position: Spouse's Employer: Address: City:	on (Please Include a State:	Copy of a Recent Ph Zip Co Gross Salary (Mo From: Ph Zip Co	Pay Stub)  From:/ To:/ one #: ode:): \$ c/ To:/ one #: ode:
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Phone Number:  Employment Informati  Present Employer:  Address:  City:  Position:  Spouse's Employer:  Address:  City:	on (Please Include a State: State:	Copy of a Recent Ph Zip Co Gross Salary (Mo From: Ph Zip Co Gross Salary (Mo	Pay Stub)  From:/ To:/ one #: ode:): \$ c/ To:/ one #: ode:

### Liquidity Information (Please Provide Verification)

Nam	e of Bank:	Branch/Addre	ss:			
Checking Account #:			Balance: \$			
Othe	er Liquidity Source:		Balance: \$			
Have	e you ever filed for bankı	ruptcy?				
			d complete. In addition, Co-Signer authorizes Owner well as to verify all information and references given.			
of the (Rent Resid imme time	aditionally to Owner/Agent, a e rent or any other sums which al agreement available upon ent, Cosigner shall be liable diately enforced by Owner/A without first seeking recours	nd/or including Owner's Agent's sun become due pursuant to <u>any</u> Renta request). In the event of the bre for any damages, financial or phygent upon any default by Resident	ed, the undersigned Cosigner does hereby guarantee accessor and assigns, the prompt payment by Resident al/Lease Agreement signed by Resident(s) listed above each of any terms of the Rental/Lease Agreement by ysical, caused by Resident. This Agreement may be and an action against Cosigner may be brought at any by of Resident or nonpayment of any sums due from int against Cosigner.			
Cosig proce Cosig	mer with any notices to term eding against Cosigner for C	ninate or to perform covenants, in osigner's obligations under this Ag	by Cosigner, and Owner/Agent is not required to serve acluding any demand for rent, prior to Owner/Agent reement. Unless released in writing by Owner/Agent, the entire period of the tenancy and for any extensions			
know and C hereb agree	ledge or consent of Cosigner, Cosigner shall remain obligate y consents in advance to any d to by Owner/Agent and F	Cosigner waives any and all rights ed by said additional modifications changes, modifications, additions, Resident during the entire period	by Resident and Owner/Agent, with or without the sto be released from the provisions of this Agreement and terms of the Rental/Lease Agreement. Cosigner or deletions of the Rental/Lease Agreement made and of the tenancy. Cosigner understands that it is the osigner prior to agreeing to such changes.			
Cosi	gner:					
Print Name		Signature	Date			
P	lease select which o	ption you will use to ver	ify your identity (MANDATORY)			
	OPTION 1: Email 2 pictures (JPG format) of (1) A valid government issued ID <u>AND</u> (2) Yourself holding the signed application.					
	OPTION 2: Notary Public – Attach Notary's Acknowledgement Form.					
	OPTION 3: Sign in-person at Premium Properties – make sure to bring your ID.					
	Verified by:	um Properties Staff Member	Date:			
	Premiu	m Properties Staff Member				