

NTN APPLICATION LINK AND EXPLANATION

Here is the NTN (National Tenant Network) link:

(<https://secure.ntnonline.com/securelease/default.cfm?propcode=BR665&unit=6327>)

so that you can fill out the required tenant application. The income entered for the household must be supported by supplying me with two (of all parties) most recent pay stubs. If there is no income then a reason should be supplied and proof of funds should be shared. In addition, proof of identity of each adult in the household should be shared via email (i.e. scanned copy of drivers license, front and back). I should be notified (text or email me) when completed, so I can request processing to be expedited. The application is good for 30 days and is one of the best resident screening tools that exists today. NTN performs a criminal background check, searches for past landlord/tenant filings/evictions, and provides a score (between 1 and 100) on how timely you pay your bills. The application fee is around \$32/person. The primary tenant should fill it out and note any co-applicants with their unique email address so that the secondary application can be sent to the co-applicant and attached to the primary application when processed. Sometimes, landlords will request that you obtain and share an employment verification letter from each of your employers (stating job title, salary, and length of employment- on company letterhead- and signed) and sometimes they require a tenant application be filled out as well. You will be notified if needed.

All of this information will be reviewed and considered by the landlord/owner prior to accepting or denying your offer to rent. If additional info is required, you will be notified. Please call NTN support if you have further questions or are having technical difficulty (800)422-8299.

Monies to have ready to go:

1. 1.5 months rent for security deposit-certified check or money order made out to landlord
2. 1 month rent in advance- certified check or money order made out to landlord. If first month is only a few days then the landlord usually will pro-rate the month for those days and add it the first full months rent for the advance payment.
3. Renters (for your personal property) Insurance (required by some landlords),including liability insurance. Declaration page will need to be shared prior to the start of the lease. Landlord will dictate when.
4. Usually one months rent (certified check or money order- details of who to make it payable to will be shared at the time of acceptance) in instances where commission is to be paid by tenant or 1/2 months rent in instances where commission is to be split between tenant and landlord. Sometimes the commission is based on a % of the rent vs one months rent. This would have been clarified already. If landlord pays commission, then nothing is due from you with regards to commission.

