



15-2714 Pahoa Village Road # I-2, Pahoa, HI 96778, (808) 561-4433 phone, hilolizPM@gmail.com

MOVE IN COSTS: Before taking occupancy, you will be required to pay a security deposit equal to one month's rent. Your first month's rent is to be paid upon date of occupancy. If occupancy is taken after the first of the month, your rent will be pro-rated for the first month. On a pro-rated rent, the monthly rent is divided by 30 days and then multiplied by the number of days you occupy the unit that month.

SECURITY DEPOSIT: Security deposit must be paid by cashier's check or money order. Personal checks will not be accepted. The security deposit is not to be used as last month's rent. The security deposit will be disbursed after the final inspection is done and any cleaning or repairs have been paid for in accordance with the Landlord Tenant Code.

RENT PAYMENTS: Rents are due on the 1st day of each month. Rent payments not received in our office by 4:30pm on the 5th day of the month will be considered delinquent. A late charge of 8% may be charged for delinquent rent and late charges. If the 5th day of the month falls on a Saturday, Sunday, or a Holiday, the next business day will apply. Payments mailed must be received in our office before the grace period ends or the late fee will be applied. There is also a drop box at our office. DO NOT drop off cash and always use a well labeled envelope stating your name and address. Rents may be made by personal check, cashier's check, or money order. No cash will be accepted unless it is received directly by your Property Manager. In the case of delinquent rent payments or returned checks, personal checks will not be accepted. There is a \$10.00 charge for all personal checks returned by your bank. You will also be charged a late fee and only a cashier's check or money order will be accepted from then on.

PETS: Some owners do not allow pets at their property. If you have or plan on having pets, you must obtain prior permission from the Property Manager to have the pet at the property. If the property allows a pet, a pet addendum must be signed and a pet deposit of one month's rent is required for the pet. If the property allows a pet, the tenant (s) agrees to take full responsibility for all damages caused by the pet(s). Tenant(s) may be charged an additional pet deposit up to one month's rent. Upon vacating, the Property Manager may have the grounds around the premise fumigated as well as the carpets professionally cleaned, and flea treated at the Property Manager's discretion. The costs for this will be deducted from the security deposit. In the event the pet(s) are brought on to the property without consent, all of the above conditions apply and in addition such action shall be considered a violation of the Rental Agreement and cause for immediate termination.

Name: _____ Date of Birth (over 18 only): _____

Social Security #: _____ Phone number: _____

Email Address: _____

Future Mailing Address: _____

Make, model, and license plate of vehicle: _____

Present Address: _____

Rent paid per month: _____ Dates rented from: _____ To: _____

Landlord's Name: _____ Phone Number: _____

Email Address: _____ Reason for Leaving: _____

Prior Address: _____

Rent paid per month: _____ Dates rented from: _____ To: _____

Landlord's Name: _____ Phone Number: _____

Email Address: _____ Reason for Leaving: _____

Source of Income: _____ Monthly Income: _____

Employers Name: _____ Phone: _____ Email: _____

Personal Reference: _____ Phone: _____ Email: _____

Personal Reference: _____ Phone: _____ Email: _____

Do you have pets? _____ Breed and Weight: _____

Do you have a lawn mower? _____ Do you have a weed Wacker? _____

Have you ever filed or are currently in bankruptcy? _____

Have you ever been convicted of a felony? _____

Emergency contact name: _____

Phone Number: _____ Email Address: _____

Address: _____ Relationship: _____

APPLICANT # 2

Name: _____ Date of Birth (over 18 only): _____

Social Security #: _____ Phone number: _____

Email Address: _____

Future Mailing Address: _____

Make, model, and license plate of vehicle: _____

Present Address: _____

Rent paid per month: _____ Dates rented from: _____ To: _____

Landlord's Name: _____ Phone Number: _____

Email Address: _____ Reason for Leaving: _____

Prior Address: _____

Rent paid per month: _____ Dates rented from: _____ To: _____

Landlord's Name: _____ Phone Number: _____

Email Address: _____ Reason for Leaving: _____

Source of Income: _____ Monthly Income: _____

Employers Name: _____ Phone: _____ Email: _____

Personal Reference: _____ Phone: _____ Email: _____

Personal Reference: _____ Phone: _____ Email: _____

Do you have pets? _____ Breed and Weight: _____

Do you have a lawn mower? _____ Do you have a weed Wacker? _____

Have you ever filed or are currently in bankruptcy? _____

Have you ever been convicted of a felony? _____

Emergency contact name: _____

Phone Number: _____ Email Address: _____

Address: _____ Relationship: _____

APPLICATION PROCESSING: Includes but is not limited to credit check, verification of income, landlord references, employment references, criminal background check. Every applicant over the age of 18 must sign the application and present a valid photo ID. Applications with poor credit reports or insufficient income or unsatisfactory landlord or employment references may not be qualified. Any falsified

information on this application will deem the application null and void. Property is rented to the first best qualified applicant. References from family members are not accepted as a landlord reference. Applicants are responsible to investigate neighborhoods on their own. It is understood the property shall only be occupied by those listed on the application and the property shall be used only for residential purposes. If accepted, Tenant(s) agree to observe all provisions of the Lease as may apply and to maintain maximum desirability of the premises, including grounds, and to see that all guests conform to the terms, rules, and regulations per the rental agreement.

- To process the application a non-refundable \$30.00 fee is required per adult over the age of 18 made payable directly to TransUnion. Once your application is received you will receive an email from TransUnion Smart Move. You will need to follow the instructions for them to release your credit and criminal background.
- Every applicant over the age of 18 must provide a valid photo ID.
- Proof of income.
- It takes a minimum of 3 – 5 business days to process your application dependent on when your references respond.

By signing this rental application, The Applicant(s) certifies that all representations made on this application are true and accurate. The Applicant(s) understand and gives permission for Hilo Bay Realty, LLC to investigate the information provided herein to determine credit worthiness and reliability of the Applicant(s).

APPLICANT

DATE

APPLICANT

DATE

APPLICANT

DATE
