

Deposit Receipt & Agreement

RECEIVED FROM _____, Applicant,

the sum of _____ \$_____

for the purpose of verifying information submitted on the application and for holding the rental dwelling commonly known as

_____ until _____ or such earlier time as the undersigned Owner/Manager is able to complete a verification of the information submitted on Applicant's rental application.

This dwelling will be rented to the Applicant provided that:

- 1) The Applicant's rental application and credit history satisfy the Owner/Manager;
- 2) Within 24 hours of being approved, the Applicant signs the rental agreement offered by the Owner/Manager, a copy of which the Applicant has received, read, and approved; and
- 3) Within 24 hours of being approved, the Applicant pays all of the sums necessary to move in.

Should the Applicant be approved to rent this dwelling and meet all three conditions above, all monies received will be refunded except for the sum of \$_____, used to process Applicant's rental application, here itemized as follows:

- 1) Cost to obtain credit report, eviction report, and/or other screening reports \$_____
- 2) Cost to process and verify information (time and associated costs) \$_____

Should the Applicant be approved to rent this dwelling and not do so, none of the monies received will be refunded.

Should the Applicant not be approved to rent this dwelling, the Owner/Manager will refund all monies received except for the sum used to process Applicant's rental application (itemized above).

Date: _____

Owner/Manager

Time: _____

Applicant

Applicant