

Resident Qualification Acknowledgment

To assist you with your decision on your new home, we are providing this list of requirements we use to qualify applicants for residency at this community. Nothing contained herein shall constitute a representation that all residents and/or occupants currently residing in our community have met or currently meet these guidelines. Each person, age 18 or older, who will live in the apartment home must submit an application and satisfy these requirements. Subject to applicable laws, our requirements include, but are not limited to, the following criteria:

IDENTIFICATION. Applicants must present a valid government issued photo identification card for each person who is age 18 or older.

INCOME. All applicants must have a combined verifiable monthly source of income in an amount no less than 3 times the rental rate. If this criterion is not met, the applicant will be required to obtain a qualified guarantor. **Scholarships, study subsidies and/or inconsistent income (commissions or tips) will require written verification.**

CREDIT HISTORY. We obtain a credit report for each applicant. Our credit reporting agency evaluates credit (which may include rent payment history) as an indicator of future rent payment performance. An unsatisfactory or insufficient finding will result in the requirement of a qualified guarantor or in denial. Applicants that do not have credit history or a qualified guarantor may be conditionally approved and **required to pay an additional deposit and/or advance rent payment made with a credit card or e-money order.**

GUARANTORS. If a guarantor is needed, he/she/they must meet the entire qualifying criteria as presented above. All guarantors must have a verifiable source of income in an amount not less than 3 times the rental rate. The guarantor must meet the criteria presented above throughout the entire duration of the applicable lease period. **Guarantors will be held fully responsible for the lease should the occupying resident default.**

SECURITY DEPOSIT. This community will accept a security deposit equal to two (2) installments of rent if an approved guarantor cannot be provided.

CRIMINAL HISTORY. We obtain a criminal background check for each applicant who will reside in the apartment home. Applicants may be denied due to criminal convictions.

OCCUPANCY. The maximum number of residents permitted to dwell in an apartment home shall not exceed one (1) occupant per bedroom (plus an infant under the age of 24 months) unless the unit is designated as a double occupancy unit. If the unit is a one bedroom or studio apartment, the maximum number of residents permitted to dwell in an apartment home shall not exceed two (2) occupants (plus an infant under the age of 24 months). Please see your leasing representative for any exceptions allowed under this community's rules.

PETS. The following breeds or mix of breeds, as well as any other breeds considered to be "aggressive," are restricted from this community:

Pit Bull Terriers/ Staffordshire Terriers	Rottweilers
Doberman Pinschers	Chows
Presa Canarios	Akitas
Alaskan Malamutes	Wolf-hybrids

Additional pet and breed restrictions may apply at this community. If you have a pet or pets, please see your leasing representative for more information. These restrictions and deposit requirements do not apply to qualified service or assistance animals.

RENTER'S INSURANCE REQUIREMENT. You may be required to carry a minimum of \$100,000 Personal Liability Insurance coverage. To satisfy this requirement, you must provide evidence of insurance coverage at move-in and maintain this coverage throughout the entire term of your residency. In addition, we may require that you add our community as an "Interested Party," "Party of Interest," or similar language. Your lease will have additional details about the insurance requirements.

DATA AND COMMUNICATION. You understand and accept that we may collect, retain, use, transfer, and disclose personal information, such as the first name, last name, email address, and phone number of you or your occupants in the unit. We may collect, retain, and use that information, or disclose that information to third parties to, among other things, (a) operate the Property; (b) provide services consistent with the Lease; (c) refer you to third Fparties that provide products or services that may be of interest to you or your occupants in the unit; (d) collect debts; and (e) conduct and analyze resident surveys. Please review the privacy policy of the owner's authorized agent at the time of residence for a discussion of the treatment of information during your lease. The current policy may be viewed at <https://www.greystar.com/privacy>.

By providing an email address or cell phone number, you consent to receive communications regarding marketing materials, promotional offers, and your application status via e-mail, voicemail, calls, text, and/or any other means. You acknowledge and agree that this authorization is made voluntarily.

The permissions and consents granted herein apply to the owner of the community and the owner's authorized agents/representatives, including its property manager, and will continue even after your lease expires, the owner of the community sells the community, or the property manager no longer manages the community.

FAIR HOUSING STATEMENT. We are committed to compliance with all federal, state, and local fair housing laws. We do not discriminate against applicants based on race, color, religion, national origin, sex, familial status, disability, or any other legally protected classification or status. All persons involved with the leasing and operation of our communities receive training on fair housing laws. We will consider requests for reasonable accommodations based upon a disability. We will consider reasonable modification of existing premises, which may be at the expense of the person requesting the modification.

FALSIFICATION OF APPLICATION. Any false statements or false information included in an application may result in denial of the application.

APPLICANT APPROVAL ACKNOWLEDGEMENT. Applicant acknowledges and agrees that the criteria referenced above will be considered in the qualification process. Applicants who do not meet the requirements referenced above may be declined or be subject to additional requirements, including, but not limited to, additional fees, deposits, rent or providing a guarantor.