

Rental Application

REO #: _____

Property Address: _____

Section I – Applicant Information (age 18 and above)

Name of Applicant #1: _____ Age _____ Phone _____

Name of Applicant #2: _____ Age _____ Phone _____

Name of Applicant #3: _____ Age _____ Phone _____

Name of Applicant #4: _____ Age _____ Phone _____

Names and Ages of Minors Living in Household:

Name: _____ Age _____ Name: _____ Age _____

Name: _____ Age _____ Name: _____ Age _____

Is anyone in this home related to the former owner? Yes No

If yes, explain: _____

Are you aware of any code violations or hazardous issues? Yes No

If yes, explain: _____

List all pets (type and number): _____

Applicant Signature *Date*

Applicant Signature *Date*

Applicant Signature *Date*

Applicant Signature *Date*

REO #: _____

Note: Sections II – VI to be completed by Property Manager

Section II – Property Condition

Please describe property condition and any issues/concerns:

Description: _____

Estimate of repairs/maintenance required for continued rental:

- 1. _____ \$ _____
- 2. _____ \$ _____
- 3. _____ \$ _____
- 4. _____ \$ _____

Section III – Rent Recommendation

Monthly rent payment recommendation: \$ _____

- 1. Is this property registered Section 8 housing? Yes No

If yes, please attach copy of public housing authority (PHA) documentation.

- 2. Is this property rent controlled? Yes No

If yes, please attach copy of public housing authority (PHA) documentation.

- 3. Indicate method utilized to determine rent:

Check all that apply

- MLS comparable P&I Equivalent
- Survey Third party software or database
- Other If other, please explain: _____

- 4. Current rent amount as indicated by occupant: \$ _____

REO #: _____

Section IV – Background Check

Have you provided the applicant with instructions necessary to complete a background check including the Business Intelligence Security Form and a postage paid envelope?

____ Yes ____ No

If no, please explain:

Section V – Property Information

1. Is the property subject to rental restrictions through HOA or any other regulations? ____ Yes ____ No

2. Provide any additional information to consider for the continued occupancy of this property:

Section VI – Property Manager Contact Information

Name of Property Manager: _____

Company: _____

Address: _____

Contact Information:

Office: _____ Cell: _____

Fax: _____ Email: _____

Property Manager Signature

Date

Please submit completed application to:
Fannie Mae
National REO Rental Team
14221 North Dallas Parkway, Suite 11201
Dallas, Texas 75254-2916
Fax: 972-767-0171
Email: reo_rental@fanniemae.com

Please be sure to PRINT.

DISCLOSURE AND AUTHORIZATION

I voluntarily and knowingly authorize and consent that FANNIE MAE will, for the purpose of evaluation in connection with a rental/ lease agreement, procure or have prepared a consumer report or investigative consumer report from **BUSINESS INTELLIGENCE INCORPORATED**. Reports may include, but not be limited to, the following types of information: Social Security number validation; criminal court records; sex offender registry searches; and a review of international government security lists. Further, I acknowledge that I have received and reviewed this Notice of Consumer Report and Investigative Consumer Report and Summary of Rights under the Fair Credit Reporting Act.

Please enter your REO Case Number:

Please enter your legal name:

First Name _____ Initial _____ Last Name _____

Please enter other names used (maiden names, etc)

Date of Birth (for criminal search purposes only) _____

Social Security Number _____

Daytime Phone Number _____ email _____

Please list ALL residence addresses FOR THE PAST SEVEN YEARS: (Begin with your current address)

<u>STREET ADDRESS</u>	<u>CITY</u>	<u>STATE</u>	<u>ZIP CODE</u>	<u>FROM</u>	<u>TO</u>

Signature: _____ Date _____

RETAIN "A Summary of Your Rights Under the Fair Credit Reporting Act" FOR YOUR RECORDS.

Para informacion en espanol, visite www.ftc.gov/credit o escribe a la FTC Consumer Response Center, Room 130-A 600 Pennsylvania Ave. N.W., Washington, D.C. 20580.

A Summary of Your Rights Under the Fair Credit Reporting Act

The federal Fair Credit Reporting Act (FCRA) promotes the accuracy, fairness, and privacy of information in the files of consumer reporting agencies. There are many types of consumer reporting agencies, including credit bureaus and specialty agencies (such as agencies that sell information about check writing histories, medical records, and rental history records). Here is a summary of your major rights under the FCRA. **For more information, including information about additional rights, go to www.ftc.gov/credit or write to: Consumer Response Center, Room 130-A, Federal Trade Commission, 600 Pennsylvania Ave. N.W., Washington, D.C. 20580.**

You must be told if information in your file has been used against you. Anyone who uses a credit report or another type of consumer report to deny your application for credit, insurance, or employment – or to take another adverse action against you – must tell you, and must give you the name, address, and phone number of the agency that provided the information.

You have the right to know what is in your file. You may request and obtain all the information about you in the files of a consumer reporting agency (your “file disclosure”). You will be required to provide proper identification, which may include your Social Security number. In many cases, the disclosure will be free. You are entitled to a free file disclosure if:

- a person has taken adverse action against you because of information in your credit report;
- you are the victim of identify theft and place a fraud alert in your file;
- your file contains inaccurate information as a result of fraud;
- you are on public assistance;
- you are unemployed but expect to apply for employment within 60 days.

In addition, by September 2005 all consumers will be entitled to one free disclosure every 12 months upon request from each nationwide credit bureau and from nationwide specialty consumer reporting agencies. See www.ftc.gov/credit for additional information.

You have the right to ask for a credit score. Credit scores are numerical summaries of your credit-worthiness based on information from credit bureaus. You may request a credit score from consumer reporting agencies that create scores or distribute scores used in residential real property loans, but you will have to pay for it. In some mortgage transactions, you will receive credit score information for free from the mortgage lender.

You have the right to dispute incomplete or inaccurate information. If you identify information in your file that is incomplete or inaccurate, and report it to the consumer reporting agency, the agency must investigate unless your dispute is frivolous. See www.ftc.gov/credit for an explanation of dispute procedures.

Consumer reporting agencies must correct or delete inaccurate, incomplete, or unverifiable information. Inaccurate, incomplete or unverifiable information must be removed or corrected, usually within 30 days. However, a consumer reporting agency may continue to report information it has verified as accurate.

Consumer reporting agencies may not report outdated negative information. In most cases, a consumer reporting agency may not report negative information that is more than seven years old, or bankruptcies that are more than 10 years old.

Access to your file is limited. A consumer reporting agency may provide information about you only to people with a valid need -- usually to consider an application with a creditor, insurer, employer, landlord, or other business. The FCRA specifies those with a valid need for access.

You must give your consent for reports to be provided to employers. A consumer reporting agency may not give out information about you to your employer, or a potential employer, without your written consent given to the employer. Written consent generally is not required in the trucking industry. For more information, go to www.ftc.gov/credit.

You may limit "prescreened" offers of credit and insurance you get based on information in your credit report. Unsolicited "prescreened" offers for credit and insurance must include a toll-free phone number you can call if you choose to remove your name and address from the lists these offers are based on. You may opt-out with the nationwide credit bureaus at 1-888-5-OPTOUT (1-888-567-8688).

You may seek damages from violators. If a consumer reporting agency, or, in some cases, a user of consumer reports or a furnisher of information to a consumer reporting agency violates the FCRA, you may be able to sue in state or federal court.

Identify theft victims and active duty military personnel have additional rights. For more information, visit www.ftc.gov/credit.

States may enforce the FCRA, and many states have their own consumer reporting laws. In some cases, you may have more rights under state law. For more information, contact your state or local consumer protection agency or your state Attorney General. Federal enforcers are:

TYPE OF BUSINESS:	CONTACT:
Consumer reporting agencies, creditors and others not listed below	Federal Trade Commission: Consumer Response Center - FCRA Washington, DC 20580 1-877-382-4357
National banks, federal branches/agencies of foreign banks (word "National" or initials "N.A." appear in or after bank's name)	Office of the Comptroller of the Currency Compliance Management, Mail Stop 6-6 Washington, DC 20219 800-613-6743
Federal Reserve System member banks (except national banks, and federal branches/agencies of foreign banks)	Federal Reserve Board Division of Consumer & Community Affairs Washington, DC 20561 202-452-3693
Savings associations and federally chartered savings banks (word "Federal" or initials "F.S.B." appear in federal institution's name)	Office of Thrift Supervision Consumer Complaints Washington, DC 20552 800-842-6929
Federal credit unions (words "Federal Credit Union" appear in institution's name)	National Credit Union Administration 1775 Duke Street Alexandria, VA 22314 703-519-4600
State-chartered banks that are not members of the Federal Reserve System	Federal Deposit Insurance Corporation Consumer Response Center, 2345 Grand Avenue, Suite 100 Kansas City, Missouri 64108-2638 1-877-275-3342
Air, surface, or rail common carriers regulated by former Civil Aeronautics Board or Interstate Commerce Commission	Department of Transportation, Office of Financial Management Washington, DC 20590 202-366-1306
Activities subject to the Packers and Stockyards Act, 1921	Department of Agriculture Office of Deputy Administrator - GIPSA Washington, DC 20250 202-720-7051