

Residential Tenancy Application

(One application to be completed per person)



PROPERTY DETAILS:

ADDRESS: _____

STATE: _____ POSTCODE: _____

Rent: \$ _____ per week/fortnight/month Bond: \$ _____

Tenancy Term: _____ months Commencing on: _____

APPLICANT DETAILS:

NAME: _____ DATE OF BIRTH: _____

Have you been known by any other name? Yes No

If yes, what other name(s) have you been known by? _____

Work Phone: _____ Mobile: _____ Home Phone: _____ email: _____

Drivers Licence/Passport No: _____ State: _____

Number of Vehicles: _____ Registration Number(s): _____

ARE YOU AN AUSTRALIAN CITIZEN? Yes No If no, please provide visa details

DEPENDENTS:

Do you have any dependents? Yes No

DEPENDENT FULL NAME(S): _____ RELATIONSHIP TO APPLICANT: _____ DEPENDENT DOB: _____

SMOKING:

Are you or any of the dependents living with you a smoker? Yes No

PETS:

Do you intend to keep pets at the property? Yes No Number of Pets: _____

Type of Pets: _____ If yes, please complete Pet Application Approval form.

Have you applied for any other properties with other agencies? Yes No

AGENT DETAILS

Agency Name:

EXITO INVESTMENT TRUST TRADING AS JUST US REALTY

Address: 4/42-44 Johanna Blvd, _____

BUNDABERG State: QLD Postcode: 4670

Phone: 07 4196 0933 Email: admin@justusrealty.com.au

4, 42-44 Johanna Blvd
BUNDABERG
Queensland 4670
Australia

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APPLICANTS ADDRESS HISTORY

CURRENT RESIDENTIAL ADDRESS: _____

Suburb: _____ STATE: _____ POSTCODE: _____

PERIOD OF OCCUPANCY: _____ TYPE OF OCCUPANCY:
 Rent Owner Other -> _____

CURRENT AGENT/LESSOR (If renting) _____ AGENT/LESSOR PHONE: _____

CURRENT RENT: _____ PER _____ (weekly/fortnightly/monthly) REASON FOR LEAVING: _____

PREVIOUS RESIDENTIAL ADDRESS: _____

Suburb: _____ STATE: _____ POSTCODE: _____

PERIOD OF OCCUPANCY: _____ TYPE OF OCCUPANCY:
 Rent Owner Other -> _____

PREVIOUS AGENT/LESSOR (If renting) _____ AGENT/LESSOR PHONE: _____

PREVIOUS RENT: _____ PER _____ (weekly/fortnightly/monthly) REASON FOR LEAVING: _____

EMPLOYMENT DETAILS

Are you employed? Yes No (if no, please provide details of previous employer, if any)

Employment Status: Full time Part time Casual Contract Self Employed

OCCUPATION _____ NET INCOME (per week) \$ _____

DATE COMMENCED EMPLOYMENT (approx.): _____ DATE TERMINATED EMPLOYMENT (if any): _____

EMPLOYER/BUSINESS NAME: _____ PHONE: _____

ADDRESS: _____ STATE: _____ POSTCODE: _____

IF SELF EMPLOYED, ACCOUNTANT'S NAME: _____ PHONE: _____

CENTRELINK PAYMENTS

Are you receiving any regular Centrelink payments? Yes No

TYPE OF PAYMENT: _____ TOTAL INCOME (per week) \$ _____

DATE PAYMENTS COMMENCED: _____

STUDENT DETAILS

Are you studying full time? Yes No Are you an overseas student? Yes No

NAME OF EDUCATION INSTITUTION YOU ARE CURRENTLY ATTENDING _____ STUDENT IDENTIFICATION NUMBER: _____

PERSONAL REFERENCES

Please do not list relatives, another applicant or partners & provide business hours contact numbers.

REFEREE 1:

RELATIONSHIP:

ADDRESS: _____ PHONE: _____

SUBURB: _____ STATE: _____ POSTCODE: _____

REFEREE 2:

RELATIONSHIP:

ADDRESS: _____ PHONE: _____

SUBURB: _____ STATE: _____ POSTCODE: _____

EMERGENCY CONTACT

i.e. preferred person(s) to be contacted in the event of an emergency

NAME:

RELATIONSHIP:

ADDRESS: _____ PHONE: _____

SUBURB: _____ STATE: _____ POSTCODE: _____

SUPPORTING DOCUMENTS

IDENTIFICATION:

You are required to meet a 100 point identification criterion upon submission of your application.

The Agent/Lessor may photocopy any item and retain as part of your application.

Please tick the identifying documents you have provided with your application.

IMPORTANT: At least one form of Photo Identification MUST be provided.

70 Points

Passport Full Birth Certificate Citizenship certificate

40 Points

Australian Drivers Licence Proof of age card State/Federal Government Photo ID
 Centrelink card Student Photo ID Department of Veterans Affairs card

25 Points

Medicare card Council Rates Notice Motor Vehicle registration
 Telephone bill Electricity bill Gas bill
 Tenancy History ledger Bank statement Credit card statement
 Last 4 rent receipts Rent bond receipt Previous tenancy agreement

PROOF OF INCOME:

You are also required to supply the Agent/Lessor with proof of your income upon submission of your application.

Employed: Last 2 pay slips

Self Employed: Bank Statements, Group Certificate, Tax Return or Accountant's letter

Not Employed: Centrelink Statement

DECLARATION

PLEASE DECLARE THE FOLLOWING BY ANSWERING WITH EITHER **YES** or **NO**.

I, the Applicant

- | | | | | |
|---|--------------------------|-----|--------------------------|----|
| 1. Have never been evicted by an Agent/Lessor | <input type="checkbox"/> | Yes | <input type="checkbox"/> | No |
| 2. Am not aware of any reasons that would affect my ability to pay rent | <input type="checkbox"/> | Yes | <input type="checkbox"/> | No |
| 3. Was refunded the rental bond for my last address in full (if applicable) | <input type="checkbox"/> | Yes | <input type="checkbox"/> | No |

If No, please advise what deductions were made from your bond?

- | | | | | |
|---|--------------------------|-----|--------------------------|----|
| 4. Do not have an outstanding debt to another Agent/Lessor? | <input type="checkbox"/> | Yes | <input type="checkbox"/> | No |
|---|--------------------------|-----|--------------------------|----|
- If Yes, outline why you are in debt to another Agent/Lessor – please outline details

ACKNOWLEDGEMENT

PLEASE ACKNOWLEDGE THE FOLLOWING BY SELECTING WITH **YES** or **NO**

I, the Applicant

- | | | | | |
|---|--------------------------|-----|--------------------------|----|
| 1. Acknowledge that my personal contents insurance is not covered under any Lessor insurance policy/s & understand that it is my responsibility to insure my own personal belongings. | <input type="checkbox"/> | Yes | <input type="checkbox"/> | No |
| 2. Understand that you as the Agent/Lessor have collected this information for the purpose of determining whether I am a suitable tenant for the property – in particular to check my identification, my ability to care for the property, my character & my creditworthiness. | <input type="checkbox"/> | Yes | <input type="checkbox"/> | No |
| 2.1 for such purposes, I authorise you to contact the persons named in this application, & to undertake such enquiries & searches (including tenancy database searches) as you consider reasonably necessary. | <input type="checkbox"/> | Yes | <input type="checkbox"/> | No |
| 2.2 in doing so, I understand that information provided by me may be disclosed to, & further information obtained from, referees named in this application & other relevant third parties. | <input type="checkbox"/> | Yes | <input type="checkbox"/> | No |
| 3. Acknowledge & accept that if this application is denied, the Agent is not legally obliged to provide reasons as to why. | <input type="checkbox"/> | Yes | <input type="checkbox"/> | No |
| 4. Consent & understand that should my tenancy be accepted & upon commencement of the tenancy agreement, there may be cause for the Agent/Lessor to pass my details onto others which may include (but is not limited to) insurance companies, body corporates, contractors, other real estate agents, salespeople & tenancy default databases. | <input type="checkbox"/> | Yes | <input type="checkbox"/> | No |
| 5. Acknowledge that the Lessor & Agent (Tenant) are bound by this agreement immediately upon communication of either the lessor or agent's acceptance of the application | <input type="checkbox"/> | Yes | <input type="checkbox"/> | No |
| 6. Consent to the use of email & facsimile in accordance with the provisions set out in Chapter 2 of the <i>Electronic Transactions (Qld) Act 2001 (QLD)</i> & the <i>Electronic Transactions Act 1999 (Cth)</i> | <input type="checkbox"/> | Yes | <input type="checkbox"/> | No |
| 7. Declare that the above information is true & correct & that I have supplied it of my own free will. | <input type="checkbox"/> | Yes | <input type="checkbox"/> | No |

Name of Applicant: _____

Signature: _____

Date: _____

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