

CO-SIGNER APPLICATION

Capital Development Realty Services Inc (CDRS)/CDRS LLC

Mailing: P.O. Box 991, Adelanto, CA 92301 - Location: 13849 Amargosa Road, Suite #101, Victorville, CA 92392
(760) 243-4406 office Requests@MyCDRS.org

I/We, _____ agree to co-sign the rental account for the Proposed Tenant(s) _____ who has applied for rental or is renting at the following property from Landlord/Agent **Capital Development Realty Services Inc/CDRS LLC** for the property located at: _____. Be it known that the Undersigned do hereby jointly and severally guaranty to the Landlord, his successors and agent, and assigns the prompt, punctual and full payment of all rents and other charges that may become due and owing from Tenant to Landlord under said lease, including any renewal or extension thereof. This guaranty shall also extend or apply to any damages incurred by Landlord for any breach of lease in addition to the failure to pay rents or other charges due under the lease. I/We further agree, as is consistent with a co-signer liability to guarantee all payments owed by above named Tenant, including, but not limited to the following: any unpaid rent owed, legal fees incurred, late fees owed, unpaid utility bills, damages to the property, cleaning and/or painting fees or any miscellaneous items legally the responsibility of the tenant and legally chargeable to the tenant should the contract tenant fail to perform as per their contract. All final costs will be determined within 21 days from the expiration and return of the leasehold. I/We will contact Capital Development Realty Services Inc in writing, of any change of employment, income or address immediately at the following address or email address - CDRS, PO BOX 991 ADELANTO, CA 92301 or REQUESTS@MYCDRS.ORG

INFORMATION WE ASK THAT YOU SUPPLY WITH CO-SIGNER APPLICATION:

- Copy of Valid State issued ID Card or Driver's License – Copy of Social Security Number (Card or Tax Form)
 - Copy of Employment and/or Income Information - Most Recent (3) Pay Stubs
 - Copy of First Page of your last Bank Statement for verification, must show name, address, and account number
- There is a non-refundable \$25.00 application fee per adult***

You may email in a copy of the co-signer application, but the original must be mailed or dropped off to CDRS as well (receipt of mailed copy expected within 3-5 business days). Upon signing, co-signer will be provided a copy of the executed Rental Contract. Proposed Tenants understand these terms and agree to them and agree to this addendum to their rental contract. **THIS FORM REQUIRES THAT THE CO-SIGNER(S) SIGNATURE BE NOTARIZED, THIS IS NOT AN APPROVAL FOR THE TENANT – UNTIL PROCESSING & APPROVAL OF THE CO-SIGNER IS COMPLETED.**

CO-SIGNER FULL NAME: _____

DOB: _____ DL#: _____ SS#: _____

HOME/CELL PHONE: _____ WORK PHONE: _____

EMAIL: _____

HOME ADDRESS: _____

EMPLOYER NAME/ADDRESS: _____

BANKING INSTITUTION/ACCOUNT#: _____

We understand that I/we can check with local law enforcement, the Megan's Law website, and other available sources before submitting this application. By submitting this application, I/we agree that we have done our due diligence in investigating the rental unit and its surroundings and are satisfied enough to accept a rental contract should we pass the application process. We do not hold CDRS, the Landlord, or their entities or employees liable for neighborhood conditions. The information on this application is true and correct to the best of my knowledge. I hereby authorize CDRS or their agents to verify the above information and to obtain a consumer and/or investigative credit and data report. I understand that the fee for verifying this application is not a deposit or rent and will not be applied to rent or deposit or refunded even if this application is denied. I understand that CDRS will not provide me a copy of my Credit Report unless I ask for it in writing and only if my credit was run prior to being disqualified.

CO-SIGNER SIGNATURE: _____ DATE: _____

NOTARY ACKNOWLEDGMENT

State of _____ County of _____ On _____ before me, _____ (insert name and title of the officer), personally appeared _____, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument. I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct. WITNESS my hand and official seal.

Signature _____ (Seal)

PROPOSED TENANT SIGNATURE: _____ DATE: _____

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CO-SIGNER APPLICANT AUTHORIZATION FOR RELEASE OF INFORMATION

CO-SIGNER APPLICANT'S NAME: _____

CO-SIGNER APPLICANT'S CURRENT ADDRESS: _____

CO-SIGNER APPLICANT'S SOCIAL SECURITY #: _____

The person named above has applied for or been granted rental with CDRS. You and/or your firm has been named by this applicant as a reference as having currently or previously either employed, rented to, extended credit to, or have had financial dealings with this person. The applicant is hereby authorizing you to release the requested information to us. Your timely cooperation in providing accurate data is greatly appreciated.

If you would like to speak to me directly, you can call me @ (760) 243-4406.

Please return the questionnaire by email to Requests@MyCDRS.org

In consideration of my application, I authorize, without any reservation, CDRS and the Credit Reporting Agency and/or it's agents to conduct and report research and share with each other, information about my background including, but not limited to: information about my past and current employment, consumer credit history, and general public history. I further authorize the research into the truthfulness of any information provided by me in this application process and any information found as subsequent to any research done.

I understand that any investigative consumer report requested will be used as defined under the Fair Credit Reporting Act. I release the Credit Reporting Agency and it's agents, their respective officers, directors, employees, and all persons, agencies, and entities providing information or reports about me from all liability arising out of the release of any such information or reports.

I further understand that CDRS may use this authorization form to obtain information relevant to my application and/or tenancy not only during the application process but also during or after tenancy (should I be granted tenancy).

X _____ **Co-Signer Applicant's Signature/Date**