

MAINE RESIDENTIAL LEASE

1. PARTIES TO THIS LEASE

The parties to the lease are:

LANDLORD

TENANT

Name Jason Miller

Name Sophie Forslund

Address _____

Address s.forslund@une.edu

Telephone 207-332-1713

Telephone 406-381-6241

jasonpmiller26@gmail.com

Name Natalie Arbour

Name Chelsey Curtin

Address narbour93@gmail.com

Address c.curtin1@une.edu

Telephone 207-441-2283

Name Carolyn Friend

Telephone 508-697-4714

Address cfriend@une.edu

Telephone 860-295-8820

2. MANAGING AGENT

If the landlord employs an agent to manage this residence, the agent is:

Name N/A

Address _____

Telephone _____

3. RESIDENCE LOCATION

This residence is a house _____, apartment , mobile home _____ (check one).

It is located at:

16 Tremont St #2

Portland

ME (Zip): 04103

Floor: _____

Apartment number: _____

4. LENGTH OF LEASE

A. *Initial Rental Period.* The landlord will rent this residence to the tenant for 13 months. This term shall begin on the 1st day of May 2015, at noon.

CC
SP
MD
CP

- B. *Extended Stay.* If the tenant has not moved out of the residence by 12 noon on the day the lease ends and has not signed with the landlord a new lease, then this lease becomes a continuing "tenancy at will" and the tenant will rent from month-to-month. All terms of this lease will remain in effect, except for terms that are in conflict with a State law regulating a tenancy at will. Either party can stop this month-to-month tenancy by giving to the other party at least 30-days written notice. This notice must expire on or after the date through which rent has been paid. The first month's rent of this Extended Stay lease is due **on the day after** the Initial Rental Period (paragraph A) ends.
- C. *No Extended Stay.* The landlord can refuse to allow the tenant to become a month-to-month tenant at the end of the lease. To do so he must so inform the tenant at least 30 days before the end of the initial Rental Period (paragraph A). The tenant must then leave the residence no later than the last day of the Initial Rental Period.

5. RENT PAYMENTS

- A. *Rental Amount.* The rent for this residence is \$ 2100 a month. The tenant shall pay the rent for each month on the 1st day of that month. If there are charges in addition to this rent they are listed below in paragraph C.
- B. *Paying the Rent.* The rent should be paid to: Jason Miller. The landlord can assess a penalty of 4 % (up to 4%) of the monthly rent once payment is 15 or more days late.
- C. *Additional Charges.* In addition to the monthly rent, the tenant also agrees to pay the landlord the following charges (describe the reason for the charge, the amount, and when it should be paid):

N/A

6. SECURITY DEPOSIT

- A. *Amount of Security Deposit.* The tenant has paid the landlord \$ 2100 as a Security Deposit. The Security Deposit is in addition to rental payments and should not be substituted by the tenant for unpaid rent. The landlord will hold the Security Deposit until the end of the residency. The Security Deposit remains the tenant's money. The landlord will keep the Security Deposit separate from the landlord's own money. The landlord will not require a Security Deposit of more than two months rent.
- B. *Return of the Security Deposit.* This Security Deposit may be used by the landlord after the tenancy has ended to repair damage to the residence and for the actual costs of unpaid rent, storing and disposing of unclaimed property, or utility charges the tenant owes to the landlord. The Security Deposit cannot be used to pay for routine cleaning or painting made necessary by normal wear and tear. The landlord will return the entire Security Deposit to the tenant at the end of the lease if the following conditions are met:

CC

SF

of MA

- (1) The apartment is in good condition except for (a) normal wear and tear or (b) damage not caused by the tenant, the tenant's family, invitees or guests;
- (2) The tenant does not owe any rent or utility charges which the tenant was required to pay directly to the landlord; and
- (3) The tenant has not caused the landlord expenses for storage and disposing of unclaimed property.

If the landlord deducts money from the tenant's Security Deposit, the landlord will provide the tenant a list of the items for which the tenant is being charged and return to the tenant the balance of the Security Deposit.

The landlord will return the Security Deposit, or the remaining balance, to the tenant no more than thirty (30) days after the tenancy ends.

7. MOVING IN

If the residence is not ready to move into on the day the rental period begins (see Section 4, "LENGTH OF LEASE"), the tenant may cancel the lease and receive a full refund. If the tenant chooses to wait until the residence is ready, then the rental period will begin with the first day the tenant moves in and the first month's rent payments will be proportionately reduced.

8. SERVICES PROVIDED BY THE LANDLORD

Utilities and services shall be paid by the parties as follows (check one):

UTILITIES / SERVICES	LANDLORD	TENANT
Electricity		✓
Heating Oil	N/A	
Natural Gas	✓	
Sewerage	✓	
Trash Removal		✓
Yard Maintenance	✓	
Snow Removal	✓	
Air Conditioning		✓
Hot Water	✓	
Cold Water	✓	
Telephone		✓
Cable Television		✓
Internet Services		✓

The landlord will also provide the following services:

Landlord to provide shovel + salt. Tenants responsible for keeping the back stairs to unit free and clear of snow/ice.

cc SF CP MA

9. TENANT RESIDENTIAL RESPONSIBILITIES

- A. *Use Only as a Residence.* The tenant agrees that the residence will be used only as a residence, except for incidental use in trade or business (such as telephone solicitation of sales or arts and crafts created for profit). Such incidental uses will be allowed as long as they do not violate local zoning laws or affect the landlord's ability to obtain fire or liability insurance. The total number of persons residing in this residence cannot exceed 4.
- B. *Damage.* The tenant agrees not to damage the apartment, the building, the grounds or the common areas or to interfere with the rights of other tenants to live in their apartments in peace and quiet. Damage (other than normal wear and tear) caused by the tenant, the tenant's family, invitees or guests shall be repaired by the tenant at the tenant's expense. Upon the tenant's failure to make such repairs the landlord, after reasonable written notice to the tenant, may make the repairs and the tenant shall be responsible to the landlord for their reasonable cost.
- C. *Alterations.* No alteration, addition or improvement to the residence shall be made by the tenant without the prior written consent by the landlord.

10. LANDLORD RESIDENTIAL RESPONSIBILITIES

- A. *Legal Use Of The Residence.* The landlord agrees not to interfere with the tenant's legal use of the residence.
- B. *Residence Must Be Fit To Live In.* The landlord promises that the residence: (1) complies with applicable housing codes; (2) is fit to live in; and (3) is not dangerous to the life, health or safety of the occupants. The landlord agrees to make all necessary repairs and take all necessary action to keep the residence fit to live in and to meet all applicable housing code requirements including keeping the apartment free of bedbugs. The landlord is not responsible for this promise if the residence becomes unfit to live in due to the tenant's misconduct or the misconduct of the tenant's family, invitees, or guests. Prior to the tenant entering into this lease, the landlord agrees to provide the tenant with both the federal lead-based paint hazard notice and brochure, unless the housing is specifically exempt from this requirement.
- C. *Tenant's Rights If The Landlord Fails To Provide Services*
- (1) *Unsafe conditions.* If there are conditions in the residence that threaten health or safety, state law allows the tenant to withhold rent and to use it to make minor repairs to the unsafe conditions or to purchase fuel oil during the heating season. Except in an emergency, before withholding rent the tenant must first provide 14 days prior written notice to the landlord and meet other Maine statutory requirements. The tenant cannot withhold more than \$500 or one half of the monthly rent, whichever is the greater. This state law does not apply if the residence is in a building of 5 or less residences, one of which is occupied by the landlord.
 - (2) *Failure to provide utilities.* If the landlord fails to provide electric, gas, water or telephone utilities as agreed to in Section 8 of this lease, State law allows the tenant to pay for these utilities and deduct the amount paid from the rent due.
 - (3) *Unlivable conditions.* If, through no fault of the tenant, the residence is so damaged that it cannot be lived in and because of the damage the tenant moves out, the tenant will not be liable for rent from the day of the damage and may cancel the lease on 3 days notice.

CC

SP

CP MB

11. LANDLORD ENTRY INTO THE RESIDENCE

Except for emergencies, the landlord may enter the apartment only during reasonable hours and after obtaining the tenant's consent at least 24 hours in advance. The tenant may not unreasonably withhold consent to the landlord to enter the residence.

12. BUILDING RULES

The tenant agrees to obey all building rules describing tenant conduct and responsibilities. A written copy of these rules shall be given to the tenant when the tenant signs this lease. The landlord may make reasonable additions or changes to these rules, upon adequate notice to the tenant.

13. DISTURBING THE PEACE

The tenant agrees not to cause or allow on the premises any excessive nuisance, noise or other activity which disturbs the peace and quiet of neighbors or other tenants in the building or violates any state law or local ordinance. The landlord agrees to prevent other tenants and other persons in the building or common areas from similarly disturbing the tenant's peace and quiet.

14. EVICTION FOR VIOLATIONS OF LEASE

- A. *Notice of Violation.* Serious or repeated violations of the terms of this lease can result in termination of the lease and eviction of the tenant. Except for failure to pay rent (see Paragraph B) or dangerous actions by a tenant (*see* paragraph C), if the tenant does not live up to the terms of this lease the following will occur:
- (1) The landlord will deliver to the tenant a written notice describing the violation and demanding that the tenant cease the lease violation within 10 days of delivery of the notice.
 - (2) If the tenant does not comply within that 10-day period, the landlord will deliver to the tenant a second written notice that the lease will end within 30 days. On that day, the lease term automatically terminates and the tenant will leave the residence and return the keys to the landlord.
- B. *Eviction for Failure to Pay Rent.* If the tenant is 14 days or more late in paying the rent the landlord may send a notice that states that the lease will end in 7 days, unless the tenant pays all overdue rent or late charges before that 7 day period ends. If the tenant fails to pay the rent, the lease term automatically terminates and the tenant will leave the residence and return the keys to the landlord.
- C. *Eviction For Dangerous Acts.* If the tenant's actions pose an immediate threat to the health or safety of other residents or the landlord or the landlord's employees, or to the physical structure of the residence, then the lease can be immediately terminated, without prior warning.
- D. *Notice of Termination.* The landlord must notify the tenant in writing when the lease is terminated. This notice must:
- (1) State the reasons for termination with enough specificity to allow the tenant to prepare a defense;
 - (2) Advise the tenant that if a judicial proceeding for eviction is commenced, the tenant has the right to present a defense in that proceeding; and
 - (3) Be served on the tenant by sending a prepaid first class properly addressed letter (return receipt requested) to the tenant at the residence or by delivering a copy of the notice to the residence.

SF CC
CP MA

E. *Forcible Eviction.* The landlord will not physically force the tenant out by removing the tenant's possessions or by changing the lock on the tenant's door or by any other method. The tenant can be forcibly removed from the residence only by a law enforcement officer after a Maine Court has ordered eviction. The tenant will be given prior notice of the court eviction hearing and will have a chance to testify. Only after this hearing can the court order the tenant's forcible eviction.

15. NOTIFYING THE LANDLORD OR TENANT

A. *Notices to the tenant.* Unless otherwise required in this lease or by law, any notice from the landlord to the tenant will be valid only if:

- (1) it is in writing; and
- (2) it is addressed to the tenant at the residence and personally delivered to the tenant's residence or sent by mail. The effective date of a notice will be the day it is personally delivered to the residence or, if it is mailed, two days after the date it is postmarked.

B. *Notices to the landlord.* Unless otherwise required in this lease or by law, the tenant will give all required notices to the landlord in writing, delivered personally or sent by mail to the landlord or, if appropriate, to the landlord's managing agent at the address given in this lease. The effective date of a notice will be the day it is personally delivered to the residence or, if it is mailed, two days after the date it is postmarked.

16. ABANDONED PROPERTY

The landlord shall dispose of all abandoned property in compliance with the provisions of the Maine abandoned property statutes.

17. SUBLEASING

The tenant agrees not to sublease or assign this residence without the prior written consent of the landlord. Consent will not be withheld except for good reason.

18. OCCUPANTS

The residents listed below shall be the sole occupants of the leased premises:

- Sophie Forslund
- Chelsy Curtain
- Natalie Arbour
- Carolyn Friend

19. PETS

The tenant may _____ may not (check one) maintain pets in the residence. If the tenant is allowed to have pets, only the following pets may live in the residence:

N/A

20. CONDITION OF RESIDENCE AT THE TIME LEASE IS SIGNED

Prior to signing this lease the landlord and the tenant did did not _____ (check one) inspect together the residence. If they did inspect the residence, their findings were as follows:

CC
SF
ce
MA

A. Residence defects. The following substantial defects were observed:

N/A

B. Landlord work or repairs. The following work or repairs to be done by the landlord were agreed upon:

Repair bathrooms including paint + wall repair.
Overall cleaning + paint touch-up where needed.
Ensure CO2 detectors in unit.

C. Tenant work or repairs. The following work or repairs to be done by the tenant were agreed upon (indicate whether tenant or landlord is responsible for the expense):

N/A

D. Conditions that will remain unchanged. The following residential conditions were agreed would remain unchanged:

N/A

21. WHEN THE LEASE ENDS

When the lease ends, the tenant agrees to return the residence in the same condition as it was at the start of the lease, except for normal wear and tear and except for those inspection items which were noted in Section 20 of this lease and not repaired. The tenant will have to pay for damage to the residence only if the damage was caused by the tenant or the tenant's family, invitees or guests. The tenant must return the keys to the residence or else the tenant can be considered a "hold-over" tenant and still obligated to pay monthly rent.

22. OTHER AGREEMENTS

The landlord and the tenant also agree to the following:

N/A

SF CC CP MA

N/A

23. CONFLICT WITH STATE LAW

If any provision of this lease conflicts with state law, then state law shall take precedence.

24. REQUIRED LANDLORD DISCLOSURES

The landlord is required by state and federal law to give tenants the following disclosures.

A. For tenants living in pre-1978 housing:

- (1) Maine Warning: Lead-Based Paint hazards;
- (2) Acknowledgement of Federal Disclosure of Information on Lead-Based Paint and/or Lead-Based Paint Hazards; and
- (3) EPA Brochure, *Protect Your Family from Lead in Your Home*.


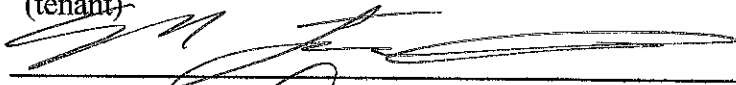
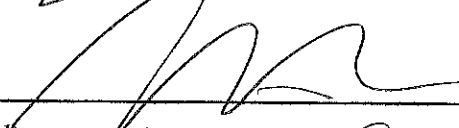

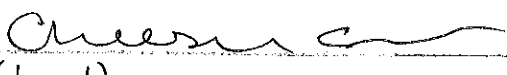
Go to <http://www.maine.gov/dhhs/eohp/documents/Lease.pdf>

B. For tenants living in pre-1978 housing a 30 day Lead Laced Dust and Debris Warning Before Undertaking Renovations (14 M.R.S.A. §6030-B).

C. Residential Energy Efficiency Disclosure Statement (14 M.R.S.A. §6030-C). Go to: <http://www.maine.gov/mpuc/online/forms/EnergyEfficiencyDisclosure.html>.

25. SIGNATURES

The tenant and landlord have each received identical copies of the lease, each copy signed and dated by both landlord and tenant.

3/24/15	
(date)	(tenant)
3/24/15	
(date)	(tenant)
3/24/15	
(date)	(landlord)
3/24/15	
(date)	(tenant)
3/24/15	
(date)	(tenant)

cc





RENTAL APPLICATION
Equal Housing Opportunity

The undersigned hereby makes an application to rent the following property:
16 Tremont Street Portland, ME

Anticipated move date of 5/1/15 at a monthly rent of \$ 525/ea and security deposit of \$ 525/ea

PLEASE TELL US ABOUT YOURSELF

Full Name Sophie K Forslund Home Phone () 406-381-6241
Date of Birth 10/18/93 Social Security # 516-27-2755
Email Address: sforslund@une.edu (optional) Other Phone ()
Co-Applicant Name Names of Dependents
Co-Applicant Date of Birth Social Security #
Dependents Date of Birth
List All Pets n/a

PLEASE GIVE RESIDENTIAL HISTORY (LAST 3 YEARS)

Current Address 7A Saunders Avenue Apt# City Old Orchard Beach State Zip ME, 04064
Month/Year Moved In 9/14 Reasons for Leaving moving to portland Rent \$ 575/ea
Owner/Agent Mr. OOB Rentals/ Rich Meoli Phone () 207-632-5666
Previous Address (last 3 years) University of New England on Campus Housing Rent \$ 12,000-14,000/yr
Owner/Agent Phone ()

PLEASE DESCRIBE YOUR CREDIT HISTORY

Have you declared bankruptcy in the past seven (7) years? Yes No X
Have you ever been evicted from a rental residence? Yes No X
Have you had two or more late rental payments in the past year? Yes No X
Have you ever willfully or intentionally refused to pay rent when due? Yes No X

PLEASE PROVIDE YOUR EMPLOYMENT INFORMATION

Your Status: Full Time X Part Time X Student Unemployed
Employer University of New England Admissions
Dates employed 09/12 Employed as Tour guide/office assistant
Supervisor Name Pete Heeley or Zoe Schneller Emery Phone () 207-602-2385 or 207-221-4225
Salary \$ 7.25 per hour (If employed by above less than 12 months, give name & phone of previous employer or school:)

If you have other sources of income that you would like us to consider, please list income, source, and person (banker, employer, etc.) who we may contact for confirmation. You do not have to reveal alimony, child support, or spouse's annual income unless you want us to consider it in this application.

Amount \$ 10/hr Source Len Libby Candies
Contact Name Giselle or Debbie Contact Phone 207-883-4897

PLEASE LIST YOUR REFERENCES

Banking Accounts:
Name Type of Account Account Number
Name Type of Account Account Number

Personal Reference or Emergency Contact:

Name Suzanne Casteel Address Hamilton, Montana
Phone 406-396-9295 Relationship Mother

Driver's License: 1001519934118 MT
Your Driver's License Number State

Vehicle Information:
Make / Model Chrysler, PT Cruiser Year 2007 License Plate State 139270C

Handwritten initials

ADDITIONAL INFORMATION:

Please give any additional information that might help owner/management evaluate this application?

In order to pay for my rent, I have a variety of sources of income. I have 3 part time jobs and will
be working at an overnight camp this summer for 8 weeks with a salary of \$2,400. I also receive
financial assistance from student loans and scholarships. My parents and grandmother also
assist me financially when needed. I have never been late with my rent.

Where may we reach you to discuss this application?

Day Phone # () 406-381-6241 Night Phone # () _____

I hereby apply to lease the above described premises for the term and upon the set conditions above set forth and agree that the rental is to be payable the first day of each month in advance. As an inducement to the owner of the property and to the agent to accept this application, I warrant that all statements above set forth are true; however, should any statement made above be a misrepresentation or not a true statement of facts, all of the deposit will be retained to offset the agent's cost, time, and effort in processing my application.

I hereby deposit \$ n/a as earnest money to be refunded to me if this application is not accepted in three (3) business banking days. Upon acceptance, this deposit shall be retained as part of the security deposit. When so approved and accepted, I agree to execute a lease for 13 months before possession is given and to pay the balance of the security deposit prior to the move in date. If the application is not approved or accepted by the owner or agent, the deposit will be refunded, the application hereby waiving any claim for damages by reason of non-acceptance which the owner or agent may reject. I recognize that as a part of your procedure for processing my application, an investigative consumer report may be prepared whereby information is obtained through personal interviews with others with whom I may be acquainted. This inquiry includes information as to my character, general reputation, personal characteristics, and mode of living.

The above information, to the best of my knowledge, is true and correct.

Please sign: X Sophie K Forslund 2/22/15
Signature of Applicant Date

**AUTHORIZATION
Release of Information**

I authorize an investigation of my credit, tenant history, banking and employment for the purposes of renting a house, apartment, or condominium from this owner/manager.

Sophie K Forslund
Name (please print)

Please sign: X Sophie K Forslund 2/22/15
Signature of Applicant Date

APPLICANT: PLEASE DO NOT WRITE BELOW (FOR OFFICE USE ONLY)

Deposit of \$ _____ Received by _____ Date _____

OFFICE NOTES:



RENTAL APPLICATION
Equal Housing Opportunity

The undersigned hereby makes an application to rent the following property:

16 Tremont Street, Portland ME

Anticipated move date of May 1, 2015 at a monthly rent of \$ 525/ea and security deposit of \$ 525/ea

PLEASE TELL US ABOUT YOURSELF

Full Name Chelsey Lauren Curtin Home Phone () 508-697-4414
 Date of Birth 07/14/1994 Social Security # _____
 Email Address: ccurtin1@une.edu (optional) Other Phone () 774-222-5596
 Co-Applicant Name _____ Names of Dependents _____
 Co-Applicant Date of Birth _____ Social Security # _____
 Dependents Date of Birth _____
 List All Pets _____

PLEASE GIVE RESIDENTIAL HISTORY (LAST 3 YEARS)

Current Address 6 Saunders Ave Apt# _____ City Old Orchard Beach State _____ Zip _____
 Month/Year Moved In September 2014 Reasons for Leaving Want to move to Portland Rent \$ 550/ea
 Owner/Agent Rich Meoli Phone () 207-632-5666
 Previous Address (last 3 years) University of New England (Biddeford Campus) Rent \$ 12/14,000 yr
 Owner/Agent University of New England Phone () _____

PLEASE DESCRIBE YOUR CREDIT HISTORY

Have you declared bankruptcy in the past seven (7) years? Yes _____ No X
 Have you ever been evicted from a rental residence? Yes _____ No X
 Have you had two or more late rental payments in the past year? Yes _____ No X
 Have you ever willfully or intentionally refused to pay rent when due? Yes _____ No X

PLEASE PROVIDE YOUR EMPLOYMENT INFORMATION

Your Status: _____ Full Time x _____ Part Time x _____ Student _____ Unemployed _____
 Employer Bugaboo Creek
 Dates employed _____ Employed as Waitress
 Supervisor Name Anthony Guerriero Phone () 978-831-3934
 Salary \$ 3.75 per hr (If employed by above less than 12 months, give name & phone of previous employer or school: _____)

If you have other sources of income that you would like us to consider, please list income, source, and person (banker, employer, etc.) who we may contact for confirmation. You do not have to reveal alimony, child support, or spouse's annual income unless you want us to consider it in this application.

Amount \$ _____ Source _____
 Contact Name _____ Contact Phone _____

PLEASE LIST YOUR REFERENCES

Banking Accounts:
 Name _____ Type of Account _____ Account Number _____
 Name _____ Type of Account _____ Account Number _____

Personal Reference or Emergency Contact:

Name _____ Address _____
 Phone _____ Relationship _____

Driver's License:

Your Driver's License Number _____ State _____

Vehicle Information:

Make / Model _____ Year _____ License Plate State _____

ADDITIONAL INFORMATION:

Please give any additional information that might help owner/management evaluate this application?

I have never had any trouble with past landlords. I always pay rent on the day it is do and have never had to make a late payment. I am respectful
In that this is not my house, but I will take care of it as if it was.

Where may we reach you to discuss this application?

Day Phone # () 774-222-5596 Night Phone # () 774-222-5596

I hereby apply to lease the above described premises for the term and upon the set conditions above set forth and agree that the rental is to be payable the first day of each month in advance. As an inducement to the owner of the property and to the agent to accept this application, I warrant that all statements above set forth are true; however, should any statement made above be a misrepresentation or not a true statement of facts, all of the deposit will be retained to offset the agent's cost, time, and effort in processing my application.

I hereby deposit \$ n/a as earnest money to be refunded to me if this application is not accepted in three (3) business banking days. Upon acceptance, this deposit shall be retained as part of the security deposit. When so approved and accepted, I agree to execute a lease for 13 months before possession is given and to pay the balance of the security deposit prior to the move in date. If the application is not approved or accepted by the owner or agent, the deposit will be refunded, the application hereby waiving any claim for damages by reason of non-acceptance which the owner or agent may reject. I recognize that as a part of your procedure for processing my application, an investigative consumer report may be prepared whereby information is obtained through personal interviews with others with whom I may be acquainted. This inquiry includes information as to my character, general reputation, personal characteristics, and mode of living.

The above information, to the best of my knowledge, is true and correct.

Please sign: X Chelsey Curtin 2/23/15
Signature of Applicant Date

**AUTHORIZATION
Release of Information**

I authorize an investigation of my credit, tenant history, banking and employment for the purposes of renting a house, apartment, or condominium from this owner/manager.

Chelsey Curtin
Name (please print)

Please sign: X Chelsey Curtin 2/23/15
Signature of Applicant Date

APPLICANT: PLEASE DO NOT WRITE BELOW (FOR OFFICE USE ONLY)

Deposit of \$ _____ Received by _____ Date _____

OFFICE NOTES:



RENTAL APPLICATION
Equal Housing Opportunity

The undersigned hereby makes an application to rent the following property:
16 Tremont Street, Portland, ME

Anticipated move date of 5/1/15 at a monthly rent of \$525 ea and security deposit of \$525 ea

PLEASE TELL US ABOUT YOURSELF

Full Name Natalie Arbour Home Phone () 207-441-2283
Date of Birth 12/28/93 Social Security #
Email Address: narbour93@gmail.com (optional) Other Phone ()
Co-Applicant Name Names of Dependents
Co-Applicant Date of Birth Social Security #
Dependents Date of Birth
List All Pets

PLEASE GIVE RESIDENTIAL HISTORY (LAST 3 YEARS)

Current Address 7a Saunders Ave Apt# City Old Orchard Beach, ME State Zip 04064
Month/Year Moved In September 1st 2014 Reasons for Leaving wanted to move to Portland Rent \$575 each
Owner/Agent Mr OOB/ Rich Meoli Phone () 207-632-5666
Previous Address (last 3 years) University of New England, Biddeford campus Rent \$12,000-14,000 yr
Owner/Agent Phone ()

PLEASE DESCRIBE YOUR CREDIT HISTORY

Have you declared bankruptcy in the past seven (7) years? Yes NoX
Have you ever been evicted from a rental residence? Yes NoX
Have you had two or more late rental payments in the past year? Yes NoX
Have you ever willfully or intentionally refused to pay rent when due? Yes NoX

PLEASE PROVIDE YOUR EMPLOYMENT INFORMATION

Your Status: Full Time Part Time X Student Unemployed
Employer Bugaboo Creek, South Portland, Maine
Dates employed September 2014- present Employed as waitress
Supervisor Name Anthony Guerriero Phone () 978-831-3934
Salary \$3.25 per hour (If employed by above less than 12 months, give name & phone of previous employer or school: University of New England Undergraduate Admissions 207-602-2524)

If you have other sources of income that you would like us to consider, please list income, source, and person (banker, employer, etc.) who we may contact for confirmation. You do not have to reveal alimony, child support, or spouse's annual income unless you want us to consider it in this application.

Amount \$ Source
Contact Name Contact Phone

PLEASE LIST YOUR REFERENCES

Banking Accounts:
Name Type of Account Account Number
Name Type of Account Account Number

Personal Reference or Emergency Contact:

Name Address
Phone Relationship

Driver's License:

Your Driver's License Number State

Vehicle Information:

Make / Model Year License Plate State

ADDITIONAL INFORMATION:

Please give any additional information that might help owner/management evaluate this application?

I have never been late paying rent. I work a lot of hours at Bugaboo Creek and have always been able to make ends meet when it comes to paying rent and have family that is more than willing to help out if money starts to get tight at the end of the month

Where may we reach you to discuss this application?

Day Phone # () 207-441-2283 Night Phone # () 207-441-2283

I hereby apply to lease the above described premises for the term and upon the set conditions above set forth and agree that the rental is to be payable the first day of each month in advance. As an inducement to the owner of the property and to the agent to accept this application, I warrant that all statements above set forth are true; however, should any statement made above be a misrepresentation or not a true statement of facts, all of the deposit will be retained to offset the agent's cost, time, and effort in processing my application.

I hereby deposit \$ N/A as earnest money to be refunded to me if this application is not accepted in three (3) business banking days. Upon acceptance, this deposit shall be retained as part of the security deposit. When so approved and accepted, I agree to execute a lease for 13 months before possession is given and to pay the balance of the security deposit prior to the move in date. If the application is not approved or accepted by the owner or agent, the deposit will be refunded, the application hereby waiving any claim for damages by reason of non-acceptance which the owner or agent may reject. I recognize that as a part of your procedure for processing my application, an investigative consumer report may be prepared whereby information is obtained through personal interviews with others with whom I may be acquainted. This inquiry includes information as to my character, general reputation, personal characteristics, and mode of living.

The above information, to the best of my knowledge, is true and correct.

Please sign: X Natalie Arbour 2/22/15
Signature of Applicant Date

**AUTHORIZATION
Release of Information**

I authorize an investigation of my credit, tenant history, banking and employment for the purposes of renting a house, apartment, or condominium from this owner/manager.

Natalie Arbour
Name (please print)

Please sign: X Natalie Arbour 2/22/15
Signature of Applicant Date

APPLICANT: PLEASE DO NOT WRITE BELOW (FOR OFFICE USE ONLY)

Deposit of \$ _____ Received by _____ Date _____

OFFICE NOTES:



RENTAL APPLICATION
Equal Housing Opportunity

The undersigned hereby makes an application to rent the following property:
16 Tremont St, Portland, ME

Anticipated move date of 5/1/15 at a monthly rent of \$ 525/ea and security deposit of \$ 525/ea

PLEASE TELL US ABOUT YOURSELF

Full Name Carolyn Friend Home Phone () 860-295-8820
Date of Birth 12/06/93 Social Security #044-92-2137
Email Address: (optional) Other Phone () 860-614-8467
Co-Applicant Name Names of Dependents
Co-Applicant Date of Birth Social Security #
Dependents Date of Birth
List All Pets

PLEASE GIVE RESIDENTIAL HISTORY (LAST 3 YEARS)

Current Address 187 Hills Beach Rd. Apt# City Biddeford, ME State Zip 04005
Month/Year Moved In 08/14 Reasons for Leaving Lease was up Rent \$ 1,050
Owner/Agent Marysue Emhiser, Maine Seaside Rentals Phone () 207-284-5350
Previous Address (last 3 years) 11 Hills Beach Rd, University of New England Rent \$
Owner/Agent University of New England Phone () 207-602-2000

PLEASE DESCRIBE YOUR CREDIT HISTORY

Have you declared bankruptcy in the past seven (7) years? Yes No X
Have you ever been evicted from a rental residence? Yes No X
Have you had two or more late rental payments in the past year? Yes No X
Have you ever willfully or intentionally refused to pay rent when due? Yes No X

PLEASE PROVIDE YOUR EMPLOYMENT INFORMATION

Your Status: Full Time X Part Time X Student Unemployed
Employer University of New England Athletics Department
Dates employed 09/12-present Employed as Supervisor of Intramural Sports
Supervisor Name Patty Williams Phone () 207-602-2831
Salary \$ 7.50 per hour (If employed by above less than 12 months, give name & phone of previous employer or school:)

If you have other sources of income that you would like us to consider, please list income, source, and person (banker, employer, etc.) who we may contact for confirmation. You do not have to reveal alimony, child support, or spouse's annual income unless you want us to consider it in this application.

Amount \$ Source Parents
Contact Name Kristine Friend Contact Phone 860-559-3907

PLEASE LIST YOUR REFERENCES

Banking Accounts:
Name Type of Account Account Number
Name Type of Account Account Number

Personal Reference or Emergency Contact:

Name Kristine Friend Address Marlborough, CT
Phone 860-559-3907 Relationship Mother

Driver's License: 128674330 Connecticut
Your Driver's License Number State

Vehicle Information:
Make / Model Ford Focus Year 2004 License Plate State 840-YDV

ADDITIONAL INFORMATION:

Please give any additional information that might help owner/management evaluate this application?

Where may we reach you to discuss this application?

Day Phone # () 860-614-8467 Night Phone # () _____

I hereby apply to lease the above described premises for the term and upon the set conditions above set forth and agree that the rental is to be payable the first day of each month in advance. As an inducement to the owner of the property and to the agent to accept this application, I warrant that all statements above set forth are true; however, should any statement made above be a misrepresentation or not a true statement of facts, all of the deposit will be retained to offset the agent's cost, time, and effort in processing my application.

I hereby deposit \$ n/a as earnest money to be refunded to me if this application is not accepted in three (3) business banking days. Upon acceptance, this deposit shall be retained as part of the security deposit. When so approved and accepted, I agree to execute a lease for 13 months before possession is given and to pay the balance of the security deposit prior to the move in date. If the application is not approved or accepted by the owner or agent, the deposit will be refunded, the application hereby waiving any claim for damages by reason of non-acceptance which the owner or agent may reject. I recognize that as a part of your procedure for processing my application, an investigative consumer report may be prepared whereby information is obtained through personal interviews with others with whom I may be acquainted. This inquiry includes information as to my character, general reputation, personal characteristics, and mode of living.

The above information, to the best of my knowledge, is true and correct.

Please sign: X Carolyn Friend 2/22/15
Signature of Applicant Date

**AUTHORIZATION
Release of Information**

I authorize an investigation of my credit, tenant history, banking and employment for the purposes of renting a house, apartment, or condominium from this owner/manager.

Carolyn Friend
Name (please print)

Please sign: X Carolyn Friend 2/22/15
Signature of Applicant Date

APPLICANT: PLEASE DO NOT WRITE BELOW (FOR OFFICE USE ONLY)

Deposit of \$ _____ Received by _____ Date _____

OFFICE NOTES: