

APPLICATION FOR TENANCY

Applicant (Full Name) Krista Murphy

Date of Birth 05/24/1976 Social Security Number 315-78-1384

Present Address 5401 W. 134th St. #1006 City Leawood State KS Zip Code 66209

How Long at Present Address 2 months Residence Ph. # 417/718-5131 Business Ph. # _____

Monthly Rental Payment \$ 0 Landlord Carla Murphy Phone 417/718-5131

Reason for Leaving Present Address Moving to MD Landlord Fax # _____

Previous Address 9540 Kezia Trail City Ft. Belvoir State VA Zip Code 22060

Previous Landlord Villages of Belvoir Phone # 703/619-3877

Marital Status: (☒) Married (☐) Unmarried (☐) Separated No. of Dependents 3 Ages 15, 11, 6

Driver's License Number MURPHKM246K4 Issued by State of WA

Employer (Business Name & Type) N/A No. of Years _____

Supervisor _____ Monthly Income _____ Fax # _____

Previous Employer (Business Name and Address) Wegmans- Alexandria, VA No. of Years 2

Additional Income & Source* _____

Co-Applicant (Full Name) John Murphy

Date of Birth 11/14/1975 Social Security Number 498-78-0192

Present Address SAME City _____ State _____ Zip Code _____

How Long at Present Address _____ Residence Ph. # _____ Business Ph. # _____

Monthly Rental Payment \$ _____ Landlord _____ Phone _____

Reason for Leaving Present Address _____ Landlord Fax # _____

Previous Address SAME City _____ State _____ Zip Code _____

Previous Landlord _____ Phone _____

Marital Status: (☒) Married (☐) Unmarried (☐) Separated No. of Dependents 3 Ages 15, 11, 6

Driver's License Number B66197346 Issued by State of VA

Employer (Business Name & Type) AECOM- Construction/government contracts No. of Year 8 mon

Supervisor Scott Lee Monthly Income \$9360- gross Fax # _____

Previous Employer (Business Name and Type) US Army No. of Years 18

Additional Income & Source* Retirement/disability- 3500 month

***NOTE:** Alimony, child support, or separate maintenance income need not be revealed if the Applicant or Co-applicant does not choose to have it considered as a basis for paying the rent obligation.

ASSETS:

Name and Branch Office Address of All Accounts	Account Number	Current Balance
Bank of America- checking		\$ 6500.00
Bank of America- savings		\$ 7000.00
TSP retirement account		\$ 7000.00
		\$

Automobiles, Boats, Motorcycles:

Type	Make	Year	License No
Auto	Subaru Outback	2015	
Auto	Chevy Tahoe	2004	
Auto	Jeep Wrangler	2005	

Other Assets (describe) Travel trailer

LIABILITIES AND ESTABLISHED CREDIT:

List all current debts (if no credit accounts, give references of previous credit). List alimony or child support payments as a debt.

Name and Address of Creditor	Account Number	Monthly Payment	Months Remaining	Approx. Balance
Subaru		\$ 450	62	\$ 26,000
Citibank		\$ 400		\$ 15,500
Great Lakes- student loan		\$ 150		\$ 6,500
		\$		\$

Do you have outstanding (unpaid) judgements? ☐ Yes-if yes, explain below ☒ No

In the last 7 years, have you been declared bankrupt? ☐ Yes-if yes, explain below ☒ No

Other Liabilities (describe)

The following individuals will occupy the property (include ages, if minors):

Jacob Griffin Murphy- 15, Joh William Murphy-11, Olivia Jean-Marie- 6

Do you have any pets?Yes **How many?**1 **What kind?**Dog- Lab/Mutt

Weight(s)50

Do any occupants smoke?No

Have you or any individual identified above ever been convicted of a felony crime in any federal or state court?

☐ Yes ☒ No If yes, please attach specific information regarding such felony conviction, including the date of such conviction; the charge for which convicted; the sentence imposed, whether the sentence has been completed and, if the sentence has not been completed, specify the sentence requirements which remain to be completed.

IN CASE OF EMERGENCY please

notifyCarla Murphy

Phone:417/718-5131 **Cell**

Phone:


CONSUMER REPORT AUTHORIZATION:

I(we) authorize you to secure, from a consumer reporting agency, an investigative consumer report. This report may contain, but would not be limited to, a consumer credit report, a criminal history records investigation, verification of my residences, employment and income. I(we) authorize the consumer reporting agency. to verify any and all information contained in this application and to inquire into my character, general reputation, personal characteristics and mode of living, and I(we) release all concerned from any liability in connection with any information they give. I(we) have also been advised that I(we) have the right, under the Federal Fair Credit Reporting Act (FCRA), Section 606 (B), to make a written request of the consumer reporting agency, within a reasonable time, for a complete and accurate disclosure of the nature and scope of the investigation. I(we) acknowledge that I (we) may obtain from a consumer reporting agency, the summary of consumer rights required by Section 609 of the FCRA, entitled: *A Summary of Your Rights Under the Fair Credit Reporting Act*.

A consumer report fee of 55 (per name) is required with this application and is **not** refundable.

I(we) hereby affirm that my answers on this Application for Tenancy are true and correct and that I(we) have not knowingly withheld any fact or circumstance which would, if disclosed, affect my application unfavorably. Any false information contained in this application, when discovered, shall be deemed cause for rejection of this application and immediate termination of any subsequent lease or rental agreement.

The above information is presented with the understanding that it may be used as a basis for the acceptance of a lease by the property owner or manager. I(we) certify that all information contained herein is true and correct and hereby authorize verification of same. I(we) hereby authorizes disclosure of the information contained herein to the property owner, manager or rental agency (if any), and the credit reporting bureau. I(we) hereby authorizes disclosure of the information contained in any consumer report obtained to the property owner, manager or rental agency.

	<small>dotloop verified 08/03/18 6:05PM EDT LM05-HZZ7-0IQ0-FGWH</small>		<small>dotloop verified 08/04/18 1:10AM EDT PJW1-R2DA-K3DM-IMXX</small>
Applicant	Date	Co-applicant	Date

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STATE OF MARYLAND
REAL ESTATE COMMISSION

Understanding Whom Real Estate Agents Represent

THIS NOTICE IS NOT A CONTRACT

In this form "seller" includes "landlord"; "buyer" includes "tenant"; and "purchase" or "sale" includes "lease"

Agents Who Represent the Seller

Seller's Agent: A seller's agent works for the real estate company that lists and markets the property for the sellers and exclusively represents the sellers. A Seller's agent may assist the buyer in purchasing the property, but his or her duty of loyalty is only to the seller.

Subagent: A Subagent means a licensed real estate broker, licensed associate real estate broker, or licensed real estate salesperson who is not affiliated with or acting as the listing real estate broker for a property, is not a buyer's agent, has an agency relationship with the seller, and assists a prospective buyer in the acquisition of real estate for sale in a non-agency capacity. The subagent works for a real estate company different from the company for which the seller's agent works. The subagent can assist a buyer in purchasing a property, but his or her duty of loyalty is only to the seller.

If you are viewing a property listed by the company with whom the agent accompanying you is affiliated, and you have not signed a Buyer Agency Agreement and a "Consent for Dual Agency" form, that agent is representing the seller

Agents Who Represent the Buyer

Buyer's Agent : A buyer may enter into a written contract with a real estate broker which provides that the broker will represent the buyer in locating a property to buy. The agent from that broker's company is then known as the buyer's agent. The buyer's agent assists the buyer in evaluating properties and preparing offers and developing negotiation strategies and works in the best interest of the buyer. The agent's fee is paid according to the written agreement between the broker and the buyer. If you as a buyer wish to have an agent represent you, you must enter into a written buyer agency agreement.

Dual Agents

The possibility of **dual agency** arises when the buyer's agent and the seller's agent both work for the same real estate company, and the buyer is interested in property listed by that company. The real estate broker or the broker's designee, is called the "dual agent." Dual agents do not act exclusively in the interests of either the seller or buyer, and therefore cannot give undivided loyalty to either party. There may be a conflict of interest because the interests of the seller and buyer may be different or adverse.

If both seller and buyer agree to dual agency by signing a Consent For Dual Agency form, the "dual agent" (the broker or the broker's designee) shall assign one agent to represent the seller (the seller's "intra-company agent") and another agent to represent the buyer (the buyer's "intra-company agent"). Intra-company agents are required to provide the same services to their clients that agents provide in transactions not involving dual agency, including advising their clients as to price and negotiation strategies.

If either party does not agree to dual agency, the real estate company must withdraw the agency agreement for that particular property with either the buyer or seller, or both. If the seller's agreement is terminated, the seller must then either represent him or herself or arrange to be represented by an agent from another real estate broker/company. If the buyer's agreement is terminated, the buyer may choose to enter into a written buyer agency agreement with a different broker/ company. Alternatively, the buyer may choose not to be represented by an agent of his or her own but simply to receive assistance from the seller's agent, from another agent in that company, or from a subagent from another company.

No matter what type of agent you choose to work with, you have the following rights and responsibilities in selling or buying property:

- >Real estate agents are obligated by law to treat all parties to a real estate transaction honestly and fairly. They must exercise reasonable care and diligence and maintain the confidentiality of clients. They must not discriminate in the offering of properties; they must promptly present each written offer or counteroffer to the other party; and they must answer questions truthfully.
- >Real estate agents must disclose all material facts that they know or should know relating to a property. An agent's duty to maintain confidentiality does not apply to the disclosure of material facts about a property.
- >All agreements with real estate brokers and agents must be in writing and explain the duties and obligations of both the broker and the agent. The agreement must explain how the broker and agent will be paid and any fee-sharing agreements with other brokers.
- >You have the responsibility to protect your own interests. You should carefully read all agreements to make sure they accurately reflect your understanding. A real estate licensee is qualified to advise you on real estate matters only. If you need legal or tax advice, it is your responsibility to consult a licensed attorney or accountant.

Any complaints about a real estate licensee may be filed with the Real Estate Commission at 500 North Calvert Street, Baltimore, MD 21202. (410) 230-6205

We, the ☐ Sellers/Landlord ☒ Buyers/Tenants acknowledge receipt of a copy of this disclosure and that keller Williams realty Centre (firm name) and Jay Fischetti (salesperson) are working as:

(You may check more than one box but not more than two)

- ☐ seller/landlord's agent
- ☐ subagent of the Seller
- ☒ buyer's /tenant's agent

John Murphy dotloop verified 08/04/18 1:12AM EDT SN3S-ZPGT-ENGJ-J3U8

Signature (Date)

[Signature] dotloop verified 08/03/18 6:05PM EDT K28M-NZW2-MNBO-VJOK

Signature (Date)

* * * * *

I certify that on this date I made the required agency disclosure to the individuals identified below and they were **unable or unwilling** to acknowledge receipt of a copy of this disclosure statement

Name of Individual to whom disclosure made Name of Individual to whom disclosure made

Agent's Signature (Date)