



2031 John West  
Suite #110  
Dallas, TX 75228  
214-321-4143 Office  
800-239-6209 Fax

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Tenant Selection Criteria

Property address: \_\_\_\_\_  
\_\_\_\_\_

Pursuant to property Code Section 92.3515, these tenant selection criteria are being provided to you. The following constitute grounds upon which landlord will be basing the decision to lease the property mentioned above to you. If your application is denied based upon information obtained from your credit report you will received a letter stating so.

1. **Criminal History** – Landlord will perform a criminal history check on all applicants to verify information provided on the application. This may influence landlord's decision.
2. **Previous Rental History**- Previous rental history will be verified. Failure to provide requested information in the lease application or inaccurate information may influence landlord's decision.
3. **Income& Job History**- We will verify your stated income. Please note Landlord usually requires 3 times the amount of rent being charged as a minimum for income.
4. **Credit History**- We will obtain a credit report from Credit Reporting Agency and this information may influence the landlord's decision.
5. **Failure to provide accurate information in application**: Failure to provide accurate information in your application or if any part is unverifiable could influence the landlord's decision to lease to you.

6. **Other:** \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_  
Applicant's Signature & Date

\_\_\_\_\_  
Applicant's Signature & Date

\_\_\_\_\_  
Applicant's Signature & Date

\_\_\_\_\_  
Applicant's Signature & Date