

APPLICATION INSTRUCTIONS

1. All Questions on the application **MUST** be filled in, if a question does not apply to you, simply write N/A. It is very important that you include your current employer and landlord's phone number, fax number, as well as an address for each. (We are required to verify residency for the previous 12-24 months.
2. Please Include a copy of your most recent banking (checking and savings) statements. The statement must have been issued within the last 30 to 60 days.
3. Please Include a copy of your pay stubs for the last six weeks.
4. Please Include a current Social Security, Pension and/or Government subsidy award letters.
5. Finally, please include a copy of social security cards, and resident/driver's ID for all applicants.

Thank you, for completing the application process. We look forward to working with you.

Sincerely,
Management

Pyramid Investment Group, Inc./Cricket Commons Luxury Suites, Inc.

6828 Torresdale Ave.-Philadelphia, PA 19135- (215) 333-2233 Fax- (215) 333-5022

Dear Applicant:

Thank you for applying for an apartment with Pyramid/Cricket Commons Luxury Suites, Inc. At this time we would like to review our policy on applications and deposits. Please read this carefully, this will hopefully answer any questions you may have. If you have any questions, please do not hesitate to contact your leasing agent.

Pyramid/Cricket Commons Luxury Suites, Inc. requires a complete application for every adult that will be living in the apartment is required to sign a lease agreement. To complete the application fee, please fill out the application, sign and return it with copies of two current pay subs and a copy of your photo identification. There is a \$35.00 non-refundable fee per individual and \$50.00 per married couple.

In the event that a co-signer is needed, the same requirements, application process and fees as stated above for the prospective tenant are requested. A co-signer is required when an applicant has insufficient income or lacks credit and rental history. **WE DO NOT ACCEPT A CO-SIGNER FOR POOR CREDIT AND/OR RENTAL HISTORY.** If the applicant has no established credit or prior rental history, we will require a co-signer.

At this time you submit your application fee, we will require a partial security of \$250.00. This deposit is refundable if your application is not approved.

An application may be rejected for the following reasons:

1. Unfavorable Credit History
2. Unfavorable Landlord References
3. Unfavorable Employment References
4. Insufficient Income to support the apartment
5. Inaccurate or false information submitted on the application
6. Number of occupants exceeds the Fair Housing Act Stipulation

If your application is approved, you must contact the leasing office within five (5) days to make an appointment to sign your lease. The balance of the security deposit is due at this time. If after seventy-two (72) hours of being approved for the apartment, you choose not to execute a lease agreement, you will forfeit the \$250.00 deposit.

When you sign your lease and pay the balance due, the \$250.00 deposit will be applied to your security deposit. Cricket Commons Luxury Suites, Inc. requires a security equal to one month's rent prior to your move-in-date.

If you move in after the first of the month your rent will be prorated. If you move in after the fifteenth of the month we require that you pay the prorated rent for the rest of the month, and the next month's rent in full in addition to last month rent and security, before you move in.

We look forward to having you as a resident with Cricket Commons Luxury Suites, Inc./ Pyramid.

Sincerely,

Cricket Commons Luxury Suites, Inc. / Pyramid Investment Group, Inc.

RENTAL APPLICATION

APPLYING AT _____ MOVE IN DATE DESIRED _____

APPLICANT/SPOUSE (Unmarried applicants fill out separate applications)

NAME (S): _____ SOCIAL SECURITY NO: _____ DATE OF BIRTH _____
_____-_____-_____
_____-_____-_____
_____/____/_____
_____/____/_____

The following persons will also occupy the above apartment (Name, Relationship, and Age):

RESIDENCE:

Current Address: _____

City: _____ State: _____ Zip Code: _____

Phone No.: () _____ (Rent -Own-Other) Dates: _____ to _____

Landlord/Mortgage Co. _____ City: _____ Ph#: _____

Rent/Mortgage Payment \$: _____ Reason for leaving: _____

Previous Address: _____

City: _____ State: _____ Zip Code: _____

Phone No.: () _____ (Rent -Own-Other) Dates: _____ to _____

Landlord/Mortgage Co. _____ City: _____ Ph#: _____

Rent/Mortgage Payment \$: _____ Reason for leaving: _____

EMPLOYMENT:

Present Employer _____ Address: _____ City: _____ State: _____ Zip: _____

Income\$ _____ wk/mo/yr Position: _____ Ph# _____

Supervisor: _____ Dates: _____ to _____

Previous Employer _____ Address: _____ City: _____ State: _____ Zip: _____

Income\$ _____ wk/mo/yr Position: _____ Ph# _____

Supervisor: _____ Dates: _____ to _____

Spouse's Employer _____ Address: _____ City: _____ State: _____ Zip: _____

Income\$ _____ wk/mo/yr Position: _____ Ph# _____

Supervisor: _____ Dates: _____ to _____

Additional Income \$: _____ wk/mo/yr Source: _____

CREDIT REFERENCES:

Credit Cards/ Loans	Account Number	Month Payments
_____	_____	\$ _____
_____	_____	\$ _____

BANKING HISTORY:

Bank Name: _____ Checking Account No.: _____

Address: _____ Savings Account No.: _____

Make of Auto: _____ Year: _____ Driver's License No.: _____

License Plate No.: _____ State: _____ Making payments to: _____ Monthly amt. \$ _____

Nearest Relative: To be contacted in case of emergency: _____ How Related? _____

Address: _____ Phone #: () _____

E-MAIL ADDRESS:

LEASE INFORMATION:

Beginning Date: _____ Ending Date: _____
Size of Apt.: _____ Monthly Rental: _____ Yearly Rental: _____
Move in Date: _____ Pro Rate: _____ Security Deposit: _____

Balance due upon execution of lease by certified check or money order \$ _____ Date _____

The time that this application is submitted, a partial deposit of \$250.00 is required to hold the apartment. The partial deposit is refundable if the application is denied or if the application is cancelled within three days. If the application is approved and was not cancelled within three days (72 hours) but the undersigned chooses not to enter into the lease, the deposit will be forfeited as liquidated damages insured by the owner as a result of not having been able to rent the apartment to another party during this time. The undersigned also understands that once the application is approved, the balance of all money owed must be paid and the lease must be signed within five (5) days.

APPLICANT (S) understand that this application may be denied for any of the following reasons: Unfavorable or insufficient credit history; Unfavorable landlord or employment reference(s); Insufficient income to support the lease payments; Inaccurate or falsified information submitted on the application; and/or the number of occupants exceed the Fair Housing Act Stipulation. A non-refundable charge of \$35.00 will be retained for credit purposes. (\$50.00 for married couples)

APPLICANT (S) authorizes LESSOR and/or CAVALIER PROPERTY SERVICES, INC. to verify the accuracy of all statements in this application, and authorizes all employers, current & previous landlords, and creditors to release all information concerning applicant or applicant's account(s) for the purpose of verifying this application and determining the applicant's ability to afford the contractual obligation of the lease. Applicant releases all persons delivering this information from any inadvertent error.

APPLICANT SIGNATURE: _____ Date: _____

APPLICANT SIGNATURE: _____ Date: _____

LEASING AGENT: _____ APPROVED BY: _____

WRITTEN STATEMENT APPLICABLE TO LEASING

Section 608 (b) of the Real Estate Licensing and Registration Act, 63 P.S. ss455.608 (b), requires that brokers, associate brokers, salespersons or rental listing referral agents to provide the following written statement at the time of the initial interview or when the rental application is taken:

**CONSUMER NOTICE
THIS IS NOT A CONTRACT**

_____ hereby states that with respect to this property,

_____ I am acting in the following capacity:

- _____ (i) owner/landlord of the property:
- _____ (ii) a direct employee of the owner/landlord;
- _____ (iii) a agent of the owner/ landlord pursuant to a property management or exclusive listing agreement.

I acknowledge that I have received this notice:

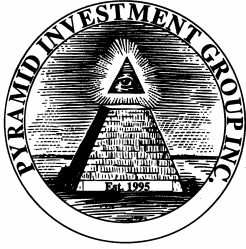
(Consumer)

(Date)

I certify that I have provided this notice:

(Licensee)

(Date)



Applicants Name: _____

*Pyramid Investment Group
6828 Torresdale Avenue
Philadelphia, PA 19135*

Employment Verification Form

We would appreciate your cooperation in providing us with the Employment Information for one of your employee (s) named: _____.

This information is required as a part of our application approval process at our apartment communities.

Thank you for your cooperation.

Employment Start Date: _____

Employment End Date: _____

Reason for Termination: _____

Current Salary or Hourly Rate \$ _____

Employment Expected To Continue: Yes / No

If Terminated Would You Hire Applicant Again? Yes / No

Comments: _____

Please Return to: **Pyramid Investment Group**
Fax: 215-333-5022

Name of Person Completing Form: _____

Please Print

Signature: _____ Date: _____

Contact Info: _____

PYRAMID INVESTMENT GROUP LANDLORD VERIFICATION FORM

Date: _____

To: _____ **Fax #** _____

From: _____ **Fax # 215-333-5022**

NUMBER OF PAGES SENT (INCLUDING COVER SHEET) _____

Pyramid Investment Group, Inc. needs to verify the following information on:

_____ **who resides at** _____.

- 1. Dates of current or former lease:** _____
- 2. Number of late payments:** _____
- 3. Number of NSF payments:** _____
- 4. Did the applicant give proper notice? :** _____
- 5. Is the applicants account paid in full? :** _____
- 6. Has legal action ever been taken against applicant? :** _____
- 7. Did the applicant leave the residence in good condition? :** _____

Signature of Agent verifying information

Date

Applicants Signature: _____

Date

Please Fax back to Pyramid Investment Group, Inc as soon as possible. Thank You!