

RESIDENTIAL APPLICATION FOR RIVER OAKS MHP *Quiet Affordable Living*

PO Box 126, Wellborn, TX 77881 | 979-571-9122 | riveroakspark@gmail.com
www.ROMHP.com



RENTAL REQUEST

Property address / unit requested

Requested move-in date

Requested lease term

Application fee notice: A \$25 fee is required for each applicant. After River Oaks MHP receives your completed application by email, a QuickBooks invoice will be sent to the applicant email address provided below.

Monthly rent offered / quoted

Application deposit (if any)

PRIMARY APPLICANT

Full legal name

Birth date

ID state & last 4 digits

Email address

Mobile phone

Current mailing address

How long at this address?

Emergency contact name

Relationship

Phone

ALL PROPOSED OCCUPANTS

List every person who will occupy the home, including yourself. Do not include information about race, color, religion, sex, national origin, disability, familial status, or other protected traits.

Occupant 1: full name

Age

Relationship

Move-in?

Occupant 2: full name

Age

Relationship

Move-in?

Occupant 3: full name

Age

Relationship

Move-in?

Occupant 4: full name

Age

Relationship

Move-in?

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Provide a complete 5-year history. Attach another page if needed.

CURRENT RESIDENCE

Street address, city, state, ZIP

From (MM/YYYY)

To (MM/YYYY)

Landlord / property manager name

Landlord phone

Monthly rent

Reason for leaving / reason you intend to leave

PREVIOUS RESIDENCE

Street address, city, state, ZIP

From (MM/YYYY)

To (MM/YYYY)

Landlord / property manager name

Landlord phone

Monthly rent

Reason for leaving

EARLIER RESIDENCE (IF NEEDED TO COVER 5 YEARS)

Street address, city, state, ZIP

From (MM/YYYY)

To (MM/YYYY)

Landlord / property manager name

Landlord phone

Monthly rent

Reason for leaving

☐ I authorize the housing provider to contact the landlords/property managers listed above to verify rental history.

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Provide a complete 5-year work history and all reliable sources of income.

CURRENT EMPLOYMENT

Employer / business name	Position / occupation	Start date

Supervisor / HR contact	Work phone	Gross monthly income

Employer address

PREVIOUS EMPLOYMENT

Employer / business name	Position / occupation	Dates employed

Supervisor / HR contact	Work phone	Gross monthly income

EARLIER EMPLOYMENT (IF NEEDED TO COVER 5 YEARS)

Employer / business name	Position / occupation	Dates employed

Supervisor / HR contact	Work phone	Gross monthly income

OTHER INCOME AND SOURCES

List income sources you want considered, such as self-employment, retirement, benefits, child support, savings, or a guarantor. You need not disclose any source not relied on to qualify. Do not provide account numbers.

Source, amount, frequency, and supporting-document availability

Total gross monthly household income claimed	Income verification document(s) attached / available

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PETS / ASSISTANCE ANIMALS

Pet information is used to apply lawful pet policies. Do not list disability-related details. Requests for reasonable accommodation or assistance animals are handled separately under applicable law.

☐ No pets ☐ Pets listed below

Pet 1: type / breed	Age	Weight	Spayed/neutered / vaccination date
Pet 2: type / breed	Age	Weight	Spayed/neutered / vaccination date
Pet 3: type / breed	Age	Weight	Spayed/neutered / vaccination date

VEHICLES

☐ No vehicle ☐ Vehicle(s) listed below

Vehicle 1: year / make / model	Color	Plate / state	Parking needs
Vehicle 2: year / make / model	Color	Plate / state	Parking needs
Vehicle 3: year / make / model	Color	Plate / state	Parking needs

PERSONAL REFERENCES (NOT RELATIVES)

Reference 1: name	Phone	Email / relationship
Reference 2: name	Phone	Email / relationship

ADDITIONAL INFORMATION

Optional information you want the housing provider to consider



TEXAS TENANT SELECTION CRITERIA NOTICE

Signing this acknowledgment indicates that you have had the opportunity to review the landlord's tenant selection criteria. The tenant selection criteria may include factors such as criminal history, credit history, current income, and rental history. If you do not meet the selection criteria, or if you provide inaccurate or incomplete information, your application may be rejected and your application fee will not be refunded.

Housing provider / landlord name

Where selection criteria may be reviewed (URL, office, or attachment)

☐ I acknowledge that the tenant selection criteria and grounds for denial were made available to me.

APPLICANT AUTHORIZATION AND CERTIFICATION

I certify that the information in this application is true and complete. I authorize the housing provider and its agents to verify the information provided, including rental history, employment, income, and references. If a consumer report or other screening report will be used, I authorize its procurement and use to the extent permitted by law. I understand that a separate adverse-action notice may be required if a consumer report is used in a decision. This application is not a lease and does not guarantee tenancy.

☐ I consent to electronic communications at the email address and phone number provided.

☐ I understand that information will be used only for evaluating this rental application and handled under the housing provider's privacy notice.

PRIVACY AND SECURITY

Do not send Social Security numbers, bank account numbers, credit-card details, immigration documents, medical information, or disability-related information through an unencrypted website form or ordinary email. Provide sensitive identity-verification documents only through the housing provider's designated secure process, if requested.

Housing provider privacy notice URL or secure-upload instructions

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APPLICANT SIGNATURE

By signing below, I acknowledge the Texas selection-criteria notice above and agree to the authorizations and certifications in this application. Electronic signatures may be used only where accepted by the housing provider and permitted by law.

Applicant signature (type full legal name for electronic signature)

Date

Co-applicant signature (if applicable)

Date

HOUSING PROVIDER USE ONLY

Application received date / time

Received by

☐ Selection criteria notice provided / made available

☐ Application fee received

☐ Application deposit received

☐ Identity verification requested through secure process

Screening notes / decision (avoid protected-class information)

Decision / notice date

Housing provider initials