

Jamar Realty Pty Ltd

Abn 24 103 998 214

17 Victory Drive, Mudgeeraba Qld 4213

Ph: 07 5569 0953 Fax: 07 5525 1073

Mob 0402 879 613

rentals@jamar.com.au

Tenancy Applications

Please complete the attached application and return to us with supporting information :

Fax to 07 5525 1073

OR

Deliver to 17 Victory Dr Mudgeeraba (leave in a sealed envelope in the letterbox)

Please enclose a copy of your tenancy ledger from your current landlord/agent if possible. A copy of our privacy statement is attached.

All prospective tenants will be checked on the Tenancy Information Centre of Australia (TICA) database, and all references will be checked.

If your application is approved, two weeks rent and the bond must be paid to secure the property.

If you have any questions, please call Mark Cowper on 0402 879 613



Non Member Office

Application for Residential Tenancy

PRIVACY ACT 1988

NOTICE OF COLLECTION OF PERSONAL INFORMATION

The Agent will only use and disclose personal information provided by the Applicant as part of the tenancy application (whether verbal or written) to verify that information, and to process and evaluate the tenancy application. As part of the verification and evaluation process, the Agent, without limitation, may:

- Disclose to, and obtain from, those people named in the application, information about the Applicant in order to check the accuracy of information provided in the tenancy application and in order to determine whether the Applicant is an appropriate tenant for the property; and
- Disclose to, and obtain from, third party operators of tenancy reference databases, information about the Applicant in order to gain information about the Applicant.
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(insert any additional purposes)

If the application is successful, personal information collected about the Applicant in the tenancy application, in the tenancy agreement, and during the course of the tenancy, may be used by the Agent, and disclosed to third parties, (including to the landlord, other agents, potential buyers of the tenanted property, and trades people maintaining and repairing the tenanted property) as necessary to manage the tenancy relationship and tenanted property.

If the Applicant enters into a tenancy agreement, but fails to comply with its obligations under that agreement, that fact and other relevant personal information collected about the Applicant may be disclosed to the landlord, third party operators of tenancy reference databases and/or other agents.

The Applicant can gain access to any personal information which the Agent holds about the Applicant, by contacting the Agent specified on the front of the tenancy application. The Agent may refuse access to such information in the limited circumstances provided for in the Privacy Act. The Agent may charge the Applicant a reasonable fee to provide the requested access.

The Agent will take all reasonable steps to correct any personal information held by the Agent about the Applicant which the Applicant shows to be inaccurate, incomplete or out-of-date.

If the information described in the tenancy application is not provided, the Agent may refuse to accept and process the application.

Personal References (Please do not list relatives or partners and provide business hours contact numbers)		
Name	Relationship	Phone
Address		
Name	Relationship	Phone
Address		

Please advise the following by selecting either Yes or No

Have you ever been evicted by an agent/lessor? Yes/No

Is there any reason known to you that would affect your ability to pay rent? Yes/No

Was your rental bond at your last address refunded in full? Yes/No
 If No, please advise what deductions were made from your bond?

Are you in debt to another agent/lessor? Yes/No
 If Yes, why are you in debt to your past agent/lessor?

You are required to meet a 100 point identification criterion upon submission of your application, and the agent/lessor may photocopy any item and retain as part of your application.

10 Points: Medicare Card, Birth Certificate, Motor vehicle registration papers.
30 Points: Bank Statements, recent utility accounts eg: phone, electricity or gas.
40 Points: Drivers Licence, Passport, 18+ Card, Photo ID, last FOUR rent receipts, tenant ledger.

You are also required to supply the agent/lessor with proof of your income upon submission of your application.

Employed: Last TWO pay slips.
Self employed: Bank Statements, Group Certificate, or Accountant's letter.
Not employed: Centrelink Statement.

I, the Applicant, declare that the above information is true & correct and that I have supplied it of my own free will. I acknowledge that my personal contents insurance is not covered under any lessor insurance policy/s and understand that it is my responsibility to insure my own personal belongings. I understand that you as the agent/lessor have collected this information for the purpose of determining whether I am a suitable tenant for the property - in particular to check my identification, my ability to care for the property, my character and my creditworthiness. For such purposes, I authorise you to contact the persons named in this application, and to undertake such enquiries and searches (including tenancy databases searches) as you consider reasonably necessary. In doing so, I understand that information provided by me may be disclosed to, and further information obtained from, referees named in this application and other relevant third parties. I acknowledge and accept that if this application is denied, the agent is not legally obliged to provide reasons as to why. I also consent and understand that should my tenancy be accepted and upon commencement of the tenancy agreement, there may be cause for the agent/lessor to pass my details onto others which may include (but is not limited to) insurance companies, body corporates, contractors, other real estate agents, salespeople and tenancy default databases.

I wish to undertake a tenancy for a period of _____ to commence on the _____ at a rental price of \$ _____ . I understand that I am to pay a rental bond of \$ _____ on or before I take possession of the premises and sign a tenancy agreement.

(please select yes or no)

The applicant acknowledges that they have received or have available to them from the agent/lessor the Form 17a, 18a, body corporate by-laws (if applicable) before signing this application. Yes/No

The applicant acknowledges that they have been made aware of the agency's Privacy Policy. Yes

The applicant acknowledges that the lessor and applicant (tenant) are bound by this agreement immediately upon communication of either the lessor or agent's acceptance of the application. No

Name of Applicant _____

Signature _____ **Date** _____

OFFICE USE ONLY Name of Employee taking application:			
Application Form Signed by applicant	<input type="checkbox"/>	Proof of Income Supplied	<input type="checkbox"/>
Identification Supplied	<input type="checkbox"/>	Form Fully Completed	<input type="checkbox"/>