



COMBINED INCOME > 3 X RENT	APPLICANT 2 640 + FICO	APPLICANT 2 600 - 640 FICO	APPLICANT 2 LESS THAN 600 FICO
APPLICANT 1 640 + FICO	deposit is = to amount of 1 month of rent	deposit is = to amount of 2 months of rent*	deposit is = to amount of 2 months of rent** & prorated 1st month + 3 add. mo. of rent
APPLICANT 1 600 - 640 FICO	deposit is = to amount of 2 months of rent*	deposit is = to amount of 2 months of rent*	deposit is = to amount of 2 months of rent** & prorated 1st month + 6 add. mo. of rent
APPLICANT 1 LESS THAN 600 FICO	deposit is = to amount of 2 months of rent** & prorated 1st month + 3 add. mo. of rent	deposit is = to amount of 2 months of rent** & prorated 1st month + 6 add. mo. of rent	2 mo = Sec Dep Rent for Full Lease Term**

* 1 month security deposit if...
1 applicant has BOTH

- 700 + FICO Score
- Individual income is > 3 x monthly rent

** advanced rent is not required if ...
1 applicant has BOTH

- 700 + FICO Score
- Individual income is > 3 x monthly rent

Guarantors waive adv. rent.
Sec dep remains 2 x the rent.
NC residents only. Guarantor
has a 700 + FICO score &
income of 4 x the rent.

All Residencies on application and "reported" to the Credit Bureau in the last 3 years will require landlord/ownership verifications by Wizbang Property Mgmt

ANY LIQUID ASSETS USED FOR INCOME = 2 MONTH SEC DEP
LIQUID ASSETS USED FOR MORE THAN 10% OF ANNUAL INCOME REQUIREMENT → SEE CHART BELOW

Rent Owed Per Below Chart is all due on or before the lease start date

FICO SCORES	APPLICANT 2 700 + FICO	APPLICANT 2 640 - 700 FICO	APPLICANT 2 LESS THAN 640 FICO
APPLICANT 1 700 + FICO	deposit only	deposit only	prorated 1st month + 3 add. mo. of rent
APPLICANT 1 640 - 700 FICO	deposit only	deposit only	prorated 1st month + 6 add. mo. of rent
APPLICANT 1 LESS THAN 640 FICO	prorated 1st month + 3 add. mo. of rent	prorated 1st month + 6 add. mo. of rent	Rent for Full Lease Term