



280 Northern Ave
Avondale Estates, GA 30002
404-292-9724(voice)
404-294-9090(fax)

FAX COVER SHEET

To: Courtland Decatur From: Tatiana Bradley
Email / Fax: Courtland Decatur^{EAST} Pages: 3
@courtland.com
Phone: _____ Dates: 12/15/22
Re: Xavier Byggs cc: _____

4 Urgent _____ For Review _____ Please Comment _____ Please reply

Comments:



280 Northern Ave – Ofc
Avondale Estates, GA 30002
404-292-9724

Date: 12/15/22
Property Name: Concordland Decatur East

We would greatly appreciate if you would furnish us with the following information in regards to a current or previous resident.

Applicants Name: Xavier Biggs

Address to Verify: 2461 East College Ave. Apt 758 Decatur, GA
30033

Payment History: Excellent _____ Good _____ Fair _____ Poor _____

Rent Amount _____ Pets / If So What Kind _____

#Late Payments _____ #Warrants _____ #NSF _____ # Bal. Due _____

Dates of Occupancy _____ to _____

Notice Given: YES _____ NO _____ Any Damages _____

Noise Complaints: _____ Would you rent to applicant again? _____

Deposit Refunded? YES _____ NO _____

Comments:

Verification Completed By _____ Date _____

Thank you, for your time and consideration.

Oak Creek Apts
(404)294-9090 Fax
(404)292-9724 Phone
rentals@oakcreekatl.com

Applicant Authorization

By checking the box and electronically signing your full name below, you declare that all your statements in this application are true and complete. If you fail to answer any question or give false information, the property may reject your application, retain all application fees and deposits as liquidated damages for its time and expense, and terminate your right of occupancy.

By submitting this electronic application, you are directing and authorizing Oak Creek Apartments to verify the information you've provided and obtain additional background information about you through any means, including (i) using a third party consumer reporting agency such as AppFolio, Inc., 50 Castilian Dr. Goleta, CA 93117, 866.648.1536, to prepare a consumer report or an investigative consumer report and/or (ii) verifying information by contacting personal and professional references, employers and other rental housing owners. You further direct and authorize Oak Creek Apartments to obtain from any law enforcement agency, present or past employer or supervisor, landlord, finance bureau/office, credit bureau, collection agency, college, university or other institute of learning or certification, private business, military branch or the national personnel records center, personal reference and/or other persons, and authorize the same to give records or information that any such entities may have concerning your status as a registered sex offender (as allowed by law), criminal history (as allowed by law), motor vehicle/driving history, earnings history, credit history, character, general reputation, personal characteristics, mode of living, employment records, record of attendance and earned degrees or certificates, or any other information requested, whether the said records are private or public, and including those which may be deemed to be privileged or confidential in nature. Preparation of all consumer reports and investigative consumer reports will follow federal, state and local laws and regulations.

You have the right, upon written request made within a reasonable time after receipt of this notice, to request disclosure of the nature and scope of any consumer report or investigative consumer report. Please be advised that the nature and scope of the most common form of investigative consumer report obtained with regard to tenants is an investigation into your prior rental history, education, and employment. You also acknowledge that our Privacy Policy is available to you.

I understand that if I want a paper copy of this Applicant Authorization, I may print it out or I may request a copy by contacting Oak Creek Apartments. I understand that typing my name in the "Authorized/Acknowledged by" section, checking the box next to the words "I have received..", and clicking on the Submit Application button below, constitutes my electronic signature, dated as of when I click on the Submit Application button, and that by doing so:

- I am authorizing Oak Creek Apartments to conduct the background check(s) described above.
- I am consenting to use electronic means to (i) sign this form, (ii) receive the Applicant Authorization appearing above, and (iii) receive any legal notices electronically.
- I am authorizing AppFolio Inc. to initiate and debit a credit card transaction in the Payment Amount and as otherwise described above.

I have received and read a copy of the Terms of Agreement shown above. I have also received and read a copy of the Summary of Your Rights Under The Fair Credit Reporting Act. I agree to be billed for the processing of my application. This transaction will be processed and is not contingent on acceptance or denial.

I would like to receive a free copy of my background check report

Authorized/Acknowledged by (Type your Full Name below):

x Xavier W Biggs

Date: 12/15/2022

