

This is to inform you that as a part of our procedure for processing your application an investigative consumer report may be prepared whereby information is obtained through personal interviews with your landlord, employer, and others with whom you are acquainted, a credit check, eviction check and a criminal report. Applicant hereby consents to allow owner/manager, itself or through its designated agents or employees, to obtain a consumer report or reports and criminal record information on Applicant and to obtain and verify Applicant's credit information for the purpose of determining whether to lease an apartment to Applicant. Applicant also agrees and understands that owner/manager, itself or through its designated agents or employees, may obtain additional consumer reports and criminal record reports in the future to update or review Applicant's account. Upon Applicant's written request, owner/manager will tell Applicant whether consumer reports or criminal record reports were requested and the names and addresses of any consumer reporting agency that provided such reports.

Applicant represents all information on this application to be true and accurate and understands that owner/manager will rely upon said information when accepting this application. Applicant hereby authorizes owner/manager and his/her/its employees and agents to verify said information, and make independent investigations in person, by mail, phone, fax, or otherwise, to determine Applicant's rental, credit, financial and criminal history. Applicant hereby releases owner/manager, his/her/its employees and agents, and any and all other firms or persons investigating or supplying information, from any liability whatsoever concerning the release and/or use of said information. All holders, public and private, of such information are hereby authorized to release, without reservation or limitation, any and all such information they have concerning Applicant and in so doing, will be acting on Applicant's behalf at Applicant's request and will be held blameless and without any liability whatsoever. A copy, fax or other reproduction of this authorization shall be effective as the original.

This form has not been approved by the Colorado Real Estate Commission.
It was revised by Rozeboom & Company's legal counsel Tschetter Hamrick Sulzer, PC.