



TRIPLE CREEK HOA HOMEOWNER LEASE APPLICATION

This form shall be completed and emailed to Triplec@ciramail.com not less than 30 days before the commencement date of the said lease. Submission of this application is considered a formal acknowledgement by tenants and homeowners alike that all Community Guidelines and Restrictions have been read and agreed to.

Triple Creek property address: _____

Name of property owner(s): _____

Legal address of property owner(s): _____

Property Owner(s) Phone #: _____ E-mail: _____

Will you be using a property Manager: _____ If Yes, Name of Management Company and address:

Contact Name (Manager): _____ Email: _____

Phone Number: _____

All Names of Lessees/Tenants 18 and older: _____

Best Phone # for tenant: _____ Email: _____

Secondary Phone # for tenant: _____ 2nd Email: _____

Number of people that will reside in home: Adults _____ Children (Age 17 or younger) _____

Pets (Covenants Article X, 10.15) - All household pets of any kind must be listed with the Description, weight, age, breed, and name of each animal. The maximum number of pets per household allowed is three (3). Aggressive pets are not permitted. All pet restrictions and Hillsborough County Pet Laws must be followed at all times.

Motor Vehicles: Please list all makes, models and their tag #s (list each vehicle including trucks, cars, motorcycles, boats, etc. – all vehicles must be stored in the garage or driveway – Commercial vehicles are not permitted to be viewed from the street or from adjacent homes. All automobiles must be in working order and their tag registration shall be current.

Terms of Lease: For _____ mo.(s) yr.(s) Beginning: _____ & Ending: _____

Homeowner's: Please acknowledge the following statement by initialing, signing, and dating below.

1. Initial(s) _____ I/We have provided copies of the Triple Creek Declaration and CCR's to my Lessee/Tenant and he/she/they agree to fully comply with them.
2. Initials(s) _____ I/We understand that as the property owner(s), I/We are required to pay yearly dues to the Association and keep the property's Association Account in good standing. If my tenant(s) are in violation of the covenants, I/We, as property owner(s), are responsible for such tenants and may be fined for such violations in accordance with the Association's Covenants and By-Laws.
3. Initial(s) _____ I/We have read all leasing restrictions and attest by signing below that the attached lease abides by all leasing rules and restrictions.
4. Initial(s) _____ I/We, as the owner(s) of property in the Triple Creek Community understand that it is my/our responsibility to regularly inspect the property for compliance and if letters of non compliance are received, I/We are the responsible party to have the issues rectified immediately or to have the tenants evicted. I/We also understand that failure to do so may result in the Association stepping in to demand resolution as stated in our Community CC&R's.

Tenants: Please acknowledge the following statement by initialing, signing, and dating below.

1. Tennant Initial(s) _____ / _____ I/We have been provided a copy of the Triple Creek Declaration and CCR's and have read and agree to follow all rules and regulations of the community I/We have attached the Level Back Ground Check and Current Lease to this Addendum.
2. Tenant Initial(s) _____ / _____ I/We understand that during the terms of the said lease, I/we are residents of the Triple Creek Community and will be responsible for following all Community Rules and Regulations. I/We understand that I/We are responsible for the actions and behaviors of all our guests and visitors. I understand that habitual breaking of the rules or any illegal activity connected to the leased residence will result in my eviction of the property. I have read, understand and agree to abide by all community leasing guidelines and restrictions of the Triple creek Community.
3. Tenant's Initial(s) _____ / _____ I/We certify as true that I/we have never been evicted. I/we also promise and are aware that while living in the Triple Creek Neighborhood, I/we are responsible for and fully expected to keep the property that I/we are living at up to the full standards of the community at all times. This includes noise levels and behaviors' that disrupt the enjoyment of others and the physical condition of the property. I understand that failure to do may result in eviction.

Required Attachments to send to Triplec@ciramail.com:

Copy of Lease

Copy of Background Checks for each adult occupant

This application completed

Application fee: A \$50.00 Application Fee should be made to Triple Creek HOA. Payments can be made on the online owner portal located at www.realmanage.com or mailed to Triple Creek HOA c/o Real Manage LLC P.O. Box 98404 Phoenix, AZ 85038-0404. Please make sure to include address of property on check.

Online Payment of \$50.00 was made on _____

Check Payment of \$50.00 was sent on _____ Check #: _____

(Owner's Signature)

(Date)

(Tenant's Signature)

(Date)

FOR ASSOCIATION USE ONLY:

Date Application was Reviewed: _____ Reviewed by: _____

Tenant/Lease Application Approved: _____ Denied: _____

If Denied, reason for Denial:

Date of approval/denial: _____.