



Gentry Investment Properties LLC
 P.O. Box 680574
 Franklin, Tn 37068
 info@gentryinvestmentproperties.com

| | | | |
|---|----------|---------------------------------|-----------|
| Applicant Name | | | |
| Today's Date | | | |
| Does applicant make over 2.5X the rent amount? | | Bankruptcy | |
| Makes 2.5X the rent | 0 | 0 - 1 years old | -3 |
| Makes 3X the rent | 1 | 1 - 2 years old | -2 |
| Makes 3.5X the rent | 2 | 3 - 5 years old | -1 |
| Makes 4X or greater the rent | 3 | 5+ years old | 0 |
| | 2 | No filings | 1 |
| Length of time at current employer? | | Current Landlord rating | |
| Unemployed | -1 | 1 star | 1 |
| SSI/Disability/Retired | 0 | 2 stars | 2 |
| 0-1 Years | 1 | 3 stars | 3 |
| 2-4 years | 2 | 4 stars | 4 |
| 5+ years | 5 | 5 stars | 5 |
| | 2 | | 2 |
| Rental payment History | | Previous Landlord rating | |
| No Rental History | -1 | 1 star | 1 |
| 90+Days late | -5 | 2 stars | 2 |
| 60 - 90 Days late | -4 | 3 stars | 3 |
| 30 - 60 Days Late | -3 | 4 stars | 4 |
| Late but paid each month | -1 | 5 stars | 5 |
| Paid on time | 1 | | 2 |
| | 2 | | |
| Credit Rating | | Employer rating | |
| < 600 | -2 | 1 star | 1 |
| 600 - 630 | 1 | 2 stars | 2 |
| 631 - 650 | 2 | 3 stars | 3 |
| 651 - 675 | 3 | 4 stars | 4 |
| 676 - 700 | 4 | 5 stars | 5 |
| 701+ | 5 | | 3 |
| | 2 | | |
| Total amount of Debt | | Points | |
| \$25,000 + | 0 | Possible Points: | 35 |
| \$20,000 - \$25,000 | 1 | | |
| \$10,000 - \$20,000 | 2 | | |
| \$5,000 - \$10,000 | 4 | | |
| \$0 - \$5,000 | 5 | Your points: | 11 |
| | 2 | | |