

Benjamin

rental living

Apartment Information Center

Broker/Agent Registration Agreement
Fax to: (949) 223-0808
Phone: (800) 422-5115

REFERRING AGENT/BROKER	
Date:	_____
From (Your Name):	_____
Realtor/Broker Office:	_____
Office Street Address:	E-Mail: _____
City, State, Zip:	_____
Telephone:	FAX: _____
Cell phone:	_____

CLIENT INFORMATION	
<input type="checkbox"/> Unfurnished Apartment	<input type="checkbox"/> Furnished Apartment
Client's Name(s):	_____
Employer (Optional):	_____
Street Address:	_____
City:	State: _____ ZIP Code: _____
Contact numbers:	Home: _____ Work: _____
	Cell: _____ FAX: _____

NEEDS ASSESSMENT	
Desired Move-In Date:	Pet(s): _____
Apartment Size:	Duration: _____
Location/Area desired:	Price Range: _____
Special Needs: (garage, washer & dryer, handicap accessibility, etc.)	

<input type="checkbox"/> CONTACT CLIENT	<input type="checkbox"/> CONTACT REFERRING PARTY

IAC USE ONLY: CONFIRMATION	
Housing Specialist: _____	Date Rec'd: _____
Action Taken: _____	
Leased: Property: _____	/Apt. #: _____ /Ls.length: _____ Rent:\$ _____

Roommate Finder

Seeking A Room **FAX: 949-223-0808**

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Personal Information

First Name: _____ Last Name: _____ Sex: Male Female

Phone: _____ How Did You Hear About Us? _____ Smoker: Yes No

() _____ Student: Yes No

Pets: Yes No

Seeking a Room

Maximum Rent: _____ Bedroom: Own Share Either

Available to Move In: _____ Bathroom: Own Share Either

Duration: _____ Months Walking Distance to UCI: Yes No Either

Roommate Preferences

Sex: Male Female Either

Smoker: Yes No Either

Student: Yes No Either

Pets: Yes No Either

Other Preferences:

Disclaimer, Release and Indemnification

The undersigned ("Applicant") acknowledges that the roommate finding service (the "Service") covered by this roommate application is provided at no cost by The Irvine Company Apartment Communities ("Agent") in its capacity as leasing agent for apartment communities owned by The Irvine Company LLC, Irvine Commercial Property Company LLC or Irvine Apartment Communities, L.P. (collectively, "Landlord"). Applicant further understands that neither Agent nor Landlord conduct any background check or other investigation of any applicants in connection with the operation of the Service, and that the Service is provided solely as a convenience to assist Applicant in locating a roommate. Applicant acknowledges that (a) the Service is voluntary in nature and Applicant has no obligation to select any potential roommates identified through the Service, (b) Applicant is solely responsible for meeting with, interviewing, and investigating any potential roommates identified through the Service, and (c) Agent and Landlord make no representation or warranty of any nature with respect to the background, qualifications, character, or any other matter regarding any applicants using the Service. If Agent receives one or more complaints about Applicant from one or more residents living rooms on the Service, Agent may remove Applicant from the Service in its sole discretion.

Release: Covenant Not to Sue; Indemnification: As consideration for the use of the Service, Applicant agrees:

1. That Applicant releases the IAC Parties (defined below) from all claims, actions, losses, liabilities, costs, expenses (including attorneys' fees and court costs), damages and injuries, whether to person or property (collectively, the "Claims") of any nature whatsoever arising out of or related to (a) Applicant's use of the Service, (b) Applicant's selection of any potential roommates identified through the Service, and/or (c) any acts or omissions of any roommate whom Applicant may select as a result of using the Service. The term "IAC Parties" shall mean The Irvine Company LLC and The Irvine Land Company LLC and all entities controlling, controlled by, or under common control with either such entity, together with their respective owners, shareholders, partners, members, divisions, officers, directors, employees, representatives and agents, and all of their respective successors and assigns.
2. That Applicant shall not sue or make a claim against the IAC parties with respect to any Claims arising from or related to Applicant's use of the Service or selection of any potential roommate identified through the Service; and
3. That Applicant shall indemnify, defend and hold the IAC Parties harmless from and against any and all Claims of any nature whatsoever arising out of or related to (a) Applicant's use of the Service or selection of any potential roommate identified through the Service, (b) Applicant's breach of any of the provisions contained herein, and (c) Applicant's acts or omissions in connection with his/her sharing of an apartment with any other applicant using the Service. This indemnity shall survive the expiration or termination of Applicant's lease with Landlord until such time as action against the IAC Parties on account of any matter covered by such indemnity is barred by the applicable statute of limitations.

Applicant acknowledges that he/she has read, understands and agrees to the above.

Date _____ Signature _____ Printed Name _____ Driver License # _____