

SUPERB TENANT FINDERS

SERVICES & COMMISSIONS FOR FULL SERVICE TENANT PLACEMENT

Marketing of Your Property.

- The marketing of your property on more than 40+ websites included the most popular ones such as; Zillow, Trulia, Craigslist, MLS, Facebook Market Place, Apartments.com, Rent.com, Zumper and many more!
- Your property blasted out through social media!
- Your property on our website!
- Email blasted to any prospect that has inquiring about another property!
- Yard sign!
- Answering all inquiries and answering questions on the property and rental qualifications.
- Professional Description about your property using the A.I.D.A Formula

Showing of Your Property.

- Pre-qualifying every showing!
- Schedule the showing!
- Meet the prospects there for the showing!
- Answer any questions!
- Point out the highlights of the property!
- Following up with every showing afterwards
- Key Probing Questions Asked of Every Tenant So you don't miss any opportunities

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Tenant Screening

- We use a 3rd party screening company!
- Eviction history!
- Income verification!
- Current landlord verification!
- Sexual offender list!
- Criminal History!
- Drug Trafficking/Terrorist list!
- Social Security # verification!
- Credit score/history!
- You get the final say, if the tenant is approved or declined!
- Tenant pays for screening fee, no charge to the landlord!

Move -In

- Confirm utilities were transfer over!
- Confirm renter's insurance is in place!
- Move-in condition inspection report!
- Draft (use your lease or ours) and get leased signed!
- Facilitate collection of move-in monies due!
- Hand tenants the keys!
- Send you a copy of the lease file for your records!
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Free 7 Month Tenant Placement Warranty

If the tenant moves out or evicted within the first 7 months we will replace the tenant free of charge once they have moved out. This gives you more peace of mind reduces your risks of getting a bad tenant and increases your profits.

Here's Why Property Owners Choose Superb Tenant Finders
Finding the right tenant can be a nightmare, eating up your valuable time that could be spent with family and or your career. Though renting your property has huge financial, tax-related and personal benefits, making the wrong tenant decision can really cost you. By using a professional tenant placement company like ours, you get the freedom of time to focus on what is more important as well as see increased profits, decrease risk, shorter vacancy times, being in compliance with tenant/landlord laws and fair housing laws.

**SUPERB TENANT FINDERS POWERED BY ROSE REALESTATE
GROUP, INC.**

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3 Levels of Service to meet all your needs

Plan A - First Months Rent Plus \$750 Paid Upfront

- Full Service Tenant Placement Plus Full Term Tenant Placement Warranty.
- Professional Photos done by Photographer
- Dedicated Property Website 100% About Your Property
- Professional Lead Generating Flyers
- Aerial Photos of Home and Neighborhood
- Quarterly Tenant Satisfaction Survey - Keeps you ahead of the game at all times, no surprises.

Plan B - First Months Rent

- Full Service Tenant Placement Plus 9 Month Tenant Placement Warranty.
- Dedicated Property Website 100% About Your Property
- Professional Lead Generating Flyers
- Semi-Annual Tenant Satisfaction Survey - Keeps you ahead of the

Plan C -75% of First Months Rent

- Full Service Tenant Placement Minus Showing Services -
No Tenant Placement Warranty