

# Survey Says

Tenant-Net recently undertook a survey of a fairly large sampling of our customer-members. We found the comments interesting because they tell us something about the state of our economy. Here's some of what we found:

- A large percentage of customer-members have tenants who are staying longer in their existing, leased units. This is great news! Good tenants are opting to stay in place which provides cash flow stability for these owner-managers.

The reason why some tenants are "staying put" may be debated, but the flip position is some customer-members report receiving fewer applicants per unit, and vacancies that are lasting longer. So, while there is some positive news, for others there is some worrisome news. Our best guess is that until the national economic uncertainty ends, tenants will exercise caution, and move less frequently.



[www.goodtenants.net](http://www.goodtenants.net)

1-800-883-2074

## TENANT REPORT

NAME: First \_\_\_\_\_  
Middle \_\_\_\_\_  
Last \_\_\_\_\_  
Suffix \_\_\_\_\_

TENANT'S ADDRESS: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

SOCIAL SECURITY #: \_\_\_\_\_

FORWARDING ADDRESS: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

START OF TENANCY: \_\_\_\_\_  
END OF TENANCY: \_\_\_\_\_

THE SUBJECT LISTED ABOVE:

### POSITIVE FACTORS

- Was exemplary.  
 Was satisfactory.

- I would recommend them to others.  
 I would rent to them again.

### ADVERSE FACTORS

- Vacated prior to completion of lease.  
 Was asked to vacate property.  
 Failed to make timely rental payment,  
and/or has a current rental arrearage.

- Was the defendant in a Court eviction.  
 Damaged the property during the tenancy.  
 Bounced one or more checks.

EXPLANATION AND DETAIL: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

# An Ounce of Prevention...

Most of us certainly are familiar with the old expression, an ounce of prevention is worth a pound of cure. At Tenant-Net, we can help you put that adage to work.

We recommend you periodically advise your tenants that you report their rental history to Tenant-Net. In fact, please feel free to share a copy of our REPORT FORM. It may help inform your tenant that their personal conduct/rental history will follow them just like a credit history. Knowing that their conduct is tracked will be a powerful deterrent to bad acts. It truly is the ounce of prevention being better than the pound of cure.

Tenant-Net has posted some sample warning letters/forms on our website: <http://goodtenants.net/forms.asp>. These are samples only, and it's important that you tailor them to your specific circumstances. Of course, if you have any questions or concerns, please feel free to call us... we're here to help!



[www.goodtenants.net](http://www.goodtenants.net)

1-800-883-2074