

(Landlord Address)

Date: _____

(Applicant Address)

RE: Adverse Action Notice

Dear (Applicant) _____:

This Adverse Action Notice provided to you due to the denial of rental housing is based in whole or in part on information contained in a consumer report. The following is provided per 15 U.S.C. §1681m:

- 1. The adverse action was the following: Denial of rental housing for the property address

- 2. Your numerical credit score was: _____

The range of possible scores was 300-850.

All of the key factors that adversely affected the credit score in the model used were the following:

The credit score was created on: _____

The names of the entities that provided the credit score or credit file upon which the credit score was created were: LeaseRunner, Ltd. (Reseller) and Experian, Inc.

- 3. The names, addresses, and telephone numbers of the consumer reporting agencies are as follows:

LeaseRunner, Ltd. (Reseller)
1755 Telstar Dr. Ste. 300
Colorado Springs, CO 80920
303-325-3665
www.leaserunner.com

Experian, Inc.
P.O. Box 4500
Allen, TX 75013
877-FACTACT
www.annualcreditreport.com

The consumer reporting agencies did not make the decision to take the adverse action and are unable to provide you with the specific reasons why the adverse action was taken.

4. You have the right to obtain a free copy of a consumer report from the consumer reporting agency referred to above within a 60-day period. You have the right to dispute with a consumer reporting agency the accuracy or completeness of any information in a consumer report furnished by the agency.

Sincerely,

by: _____
print: _____