

How to do a Background Check

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When it comes to running a background check on a potential tenant, the process is made very simple and safe with Tenant Background Search. The basic Tenant Background Search package includes a background check, while the plus and comprehensive packages also include additional information such as a credit check and eviction history. Whether or not you choose to receive those additional services, know that you can trust Tenant Background Search for a thorough background check regardless of what package you choose. Here are five steps for conducting a background check:

Step 1: Collect Rental Application

A standard rental application requests that the tenant submit the basic information that is used when later submitting a background check request. This includes the potential tenant's full name, date of birth, social security number, and previous addresses for at least two years. Landlords and leasing agencies may customize rental applications to include additional information such as a driver's license number or another type of certified identification to further verify the identity of the applicant. Other information to request will likely include income history, employment verification, and references.

Step 2: Request Permission to Run Background Check

Landlords are required to request permission before running a credit check on an applicant, which also typically includes a background check. While landlords often have experience and understanding of the background check process, it can be helpful to explain to the tenant what type of information will be collected. A background check is typically used to verify the applicant's identity and investigate public records of criminal history and character.

Step 3: Use Tenant Background Search

Tenant Background Search offers affordable background searches that are easy to complete and offer fast results. These services offer a comprehensive background check report so you can have peace of mind in selecting responsible tenants. The package types and online system make background screenings fast, easy, and take the stress out of the process for you as the landlord. Tenant Background Search package options are all affordable. We recommend landlords include the background check fee in the application or administrative fees paid for by the tenant as part of the application process.

Step 4: Contact References

A background check does a thorough review of a person's personal and criminal history, with data sets and information of record to help provide you with a comprehensive picture of the potential tenant. However, you may also want to contact references to verify any information. Options for references can be listed on the rental application and may include the current employer, current or past landlords, and personal references supplied. The current employer can verify the applicant's employment, while personal references may address the character and reliability of the potential tenant. Perhaps most

importantly, current or former landlords can speak to whether rent was paid on time, whether any property damage occurred or complaints were received about the tenant, and more.

Trust Tenant Background Search for safe, swift, and secure background searches so you can always select the most reliable tenants for your property.