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The weekly newsletter that ups your landlord game.

February 24, 2023

### COMMUNITY QUESTION

We hosted our monthly educational webinar this week and discussed every step of the tenant screening process. We reviewed setting rental criteria like:

- Minimum credit score
- Rent-to-income ratio
- Background and eviction history requirements
- Social media reviews

We'd like to know about your screening criteria. *What do you look at when qualifying applicants for your rental?*

Reply to this email, and we might feature your answer in next week's newsletter!

### Share Your Screening Process

### IN THIS WEEK'S NEWSLETTER

Tenant screening is the most important line of defense available for rental property owners - yet there are so many ways to come up short.

In this week's edition of TheKey, we discuss tenant screening through the lens of pop culture, offer mold maintenance tips, and share Fannie Mae's thoughts re: the current state of housing.

## FEATURED ARTICLE

# [The 3 Best Worst Tenants in Pop Culture \(& How to Avoid Them\)](#)

Don't get stuck with a terrible tenant! Learn valuable lessons from the three best worst tenants in pop culture in this week's article.

Specifically, we'll highlight:

- The difference between Hollywood's version of the landlord-tenant relationship and the reality of it
- The importance of tenant screening
- How online rent collection can decrease your stress
- Why you need to conduct routine inspections
- How to avoid squatters

[Read More](#)

## PRODUCT SPOTLIGHT

### [Protect Your Property And Your Bottom Line](#)

Get affordable, subscription-based protection for the appliances and systems in your properties - *because nobody likes expensive surprises.*

## LANDLORD LEARNING CENTER

### [How to Remove Mold on Any Type of Drywall](#)

You might think the colder months mean you don't have to worry about mold - but the increased risk of moisture could spell danger for your rentals.

### [Holdover Tenants: What if My Renter Won't Leave?](#)

The lease is up, but your renter won't leave - do you know what to do? Our tips can help keep everything running smoothly, despite the

frustration.

## RENTAL INDUSTRY ROUNDUP

🔪 The [national apartment size](#) is shrinking

🏠 The uptick in housing activity will be temporary, per [Fannie Mae](#)

🔧 U.S. builders become [cautiously optimistic](#) in February

This week's newsletter was crafted with care by Krista Reuther and  
Samantha Yadav.

Editing by Jonathan Forisha.

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