



Buck Hamilton and Associates  
Office: 706-561-8111  
4800 Armour Road Building C Suite E - Columbus GA  
[www.buckhamiltonandassociates.com](http://www.buckhamiltonandassociates.com)  
Firm# 10399/ Broker# 80418 - Licensed in GA and AL  
AL. FIRM# 76210 / Broker# 76211

**PLEASE READ CAREFULLY**

**Buck Hamilton and assoc is open from 10:30 to 4:00 daily. Call first to make sure we are in.**

**Not responsible for incorrect information listed on this sheet**

- 1.) **If you owe another landlord money, you cannot be accepted.**
- 2.) **We accept HAPP (section 8)** on most properties. HAPP leases shall be for a minimum of 1 year . WE RESERVE THE RIGHT TO CHANGE PRICES AT ANY TIME AND THEY MAY BE DIFFERENT THAN THOSE ON ANY GIVEN LIST. (You must allow a minimum of three (3) weeks from the time you are approved for repairs to be completed. Your security deposit must be paid in full and paperwork must be filled out in order to be considered approved).
- 3.) **You may not view a property unless it is vacant** (Unless by appointment).
- 4.) **If you sign a lease agreement without having viewed the property** and filling out all required paperwork, you are taking the property AS IS other than systems.
- 5.) You must do a credit application at a cost of \$50 per applicant (husband and wife accepted as one) to you and all needed items must be supplied before we can finish your application.
- 6.) **Inspection key deposit (CASH ONLY)** 1 key=\$50 / 2 keys=\$75 / 3 keys=\$100 AND your Driver's License  
Keys may be checked out between 10AM and 2PM - Deposits for keys will be returned to you as long as the keys are returned to the office by 3PM on the day they are checked out.
- 7.) **Security deposits** will be a minimum of one (1) full month's rent and must be paid in certified funds within five (5) working days of your being approved for the property.
- 8.) **PETS** if accepted tenant must pay a required non-refundable pet fee of \$300 per pet or may elect to pay \$40 per pet as pet rent per month .
- 9.) **Lease Terms** are for a minimum of twelve (12) months. Shorter terms are available with approval.

If repairs are needed they can usually be done within 7-10 days.

*Updated: 2/19/2021*

**PROPERTY LISTINGS**

Rent	Deposit	Street	City	State	Zip	Date Available	Bed rooms	Bath	Sq/ft	Extras
2250	2250	<b>5001 Grandtree Way</b>	Midland	Ga	31820		4	2.5	2650	Cent H/A, Greatroom w/fp, family room, formal dining room, mastr bath has garden tub, and separate shower, covered back porch, entertainment deck, large laundry room, double arage, fenced
700	700	<b>4668 Buckner St.</b>	Columbus	Ga	31907	<b>WORK NEEDED</b>	3	1	1045	Cent H/A, den
695	695	<b>1310 Regina Dr</b>	Columbus	Ga	31907	<b>WORK NEEDED</b>	3	1	1080	g-stove, carpets, wu/AC
625	625	<b>4758 Welborn Dr</b>	Columbus	Ga	31907	<b>WORK NEEDED</b>	3	1	1100	Cent H/A gas stove, frige, carpets
600	600	<b>1825 Warm Springs Rd</b>	Columbus	Ga	31904	<b>WORK NEEDED</b>	3	1	1121	
		<b>881 Wright Dr</b>	Columbus	Ga	31907	<b>HOLD</b>	3	1	912	
550	550	<b>1263 Cedar Ave #1</b>	Columbus	Ga	31906	<b>HOLD FOR KITCHEN</b>	2	1.5	1000	Cent H/A, built in appliances, carpets, Total electric, Inc. water (Town house)
550	550	<b>1263 Cedar Ave #5</b>	Columbus	Ga	31906	<b>HOLD FOR KITCHEN</b>	2	1.5	1000	Cent H/A, built in appliances, carpets, Total electric, Inc. water (Town house)
550	550	<b>339 32nd Ave #24</b>	Columbus	Ga	31903	<b>WORK NEEDED</b>	2	1		Cent H/A, TE, stove, frige, separate water meters
550	550	<b>339 32nd Ave #25</b>	Columbus	Ga	31903	<b>WORK NEEDED</b>	2	1		Cent H/A, TE, stove, frige, separate water meters

550	550	<b>339 32nd Ave #26</b>	Columbus	Ga	31903	<b>WORK NEEDED</b>	<b>2</b>	<b>1</b>		Cent H/A, TE, stove, frige, separate water meters
550	550	<b>339 32nd Ave #27</b>	Columbus	Ga	31903	<b>WORK NEEDED</b>	<b>2</b>	<b>1</b>		Cent H/A, TE, stove, frige, separate water meters
525	525	<b>821 A 32nd Ave</b>	Columbus	Ga	31906	<b>NEEDS LITTLE WORK</b>	<b>2</b>	<b>1</b>	600	Gas stove, frige, wall furnace, includes water
525	525	<b>821 B 32nd Ave</b>	Columbus	Ga	31906	<b>NEEDS LITTLE WORK</b>	<b>2</b>	<b>1</b>	600	Gas stove, frige, wall furnace, includes water
		<b>1312 Virginia St</b>	Columbus	Ga	31901	<b>HOLD</b>	<b>1</b>	<b>1</b>		inc water, downstairs unit
475	475	<b>1310 Virginia St</b>	Columbus	Ga	31901	<b>HOLD</b>	<b>1</b>	<b>1</b>		inc water, e-stove, 2 w/u, upstairs unit
525	525	<b>508 23rd St #A</b>	Phenix City	Al	36867	<b>WORK NEEDED</b>	<b>2</b>	<b>1</b>		Cent H/A
550	550	<b>508 23rd St #B</b>	Phenix City	Al	36867	<b>NOW</b>	<b>2</b>	<b>1</b>		Cent H/A
195	195	<b>3205 6th Ave</b>	Columbus	Ga	31904	<b>NEEDS SOME WORK</b>	<b>1</b>	<b>1</b>		Gas stove, gas space heaters
		<b>COMMERCIAL</b>								
1450	1450	<b>209 Seale Rd</b>	Phenix City	Al	36869	<b>NOW</b>		<b>3</b>	2500	Bathrooms are ADA (wheelchair accessable), 1 overhead door, 3 personal doors, Alarm, Dual A/C units, TE