

BUYERS RECEIPT AND ACKNOWLEDGEMENT

In Compliance With A.R.S. 33-1806

HOMEOWNERS ASSOCIATION RESALE NOTIFICATION

Unit Address: SAMPLE FORM ONLY

Unit Legal Description: _____

Homeowners Association: _____

Seller(s): _____

Title Company: _____ Escrow # _____

I/We _____ hereby acknowledge the receipt of the following disclosure items supplied by our title company and/or directly from the homeowners association described above prior to the close of escrow.

1. The Bylaws of the Association.
2. The Rules of the Association.
3. The Declaration (including CC&Rs).
4. A copy of the most recent financial report of the association, including a copy of the most recent reserve study, if any.
5. A copy of the current operating budget of the association.

The homeowners association must also provide a dated statement that contains the following information:

6. The telephone number and address of a principal contact for the association. This can be an association manager or officer, management company, or any other person designated by the board of directors.
7. The amount of common regular assessment, unpaid common regular assessment, special assessment or other assessment, a fee or a charge currently due and payable from the selling member.
8. A statement as to whether a portion of the unit is covered by an insurance policy maintained by the association.
9. A statement as to whether the association has knowledge of any alterations or improvements made to the unit within the past six years from this date that violate any provision of the declaration.
10. Case names and case numbers for pending litigation with respect to the unit which has been filed by the association against the seller of the unit or filed by the seller of the unit against the association.

Any person damaged by the failure of the homeowners association to disclose the information required by law may pursue any and all remedies at law or in equity against the association.

Date: _____

Buyer: _____

