

APPLICATION FOR TERRA MAR VILLAGE

www.terramarvillage.com

PH: 386-957-1992 or terramarvillage@earthlink.net

Dated: _____, 20_____

Name: _____ Date of Birth: _____

Email address: _____

SS# _____ Phone(s) _____

Current Address: _____

This Application For Lot # _____

The Current Owner(s) is: _____

Please check all that apply: I am Applying To...

- _____ Just looking; I want to apply first
- _____ Visit owner but want to use "common areas"
- _____ Rent Home from owner (\$25 monthly fee applies)
- _____ Purchase Home from owner
 - _____ Cash Purchase
 - _____ Bank Financing
 - _____ Owner Financing and/or Lease to Own

Realtor name / number: _____

Title Company name / number / scheduled closing date: _____

My Current Housing (Please circle, check, and fill in as applicable):

- I am living "for free" with Friends or Family: Yes No
- I am "renting a room" from Friends or Family: Yes No
- I rent my current home from a Landlord: Yes No
- I own my current home "free and clear": Yes No
- I own my current home with a mortgage company: Yes No

My Current Housing Payment is: _____ month and this payment will:

_____ "remain"; Terra Mar will be an additional home for me.

_____ "go away" when I move into Terra Mar because:

_____ I Sold my home on this date _____.

_____ My Lease is up on this date _____.

_____ I broke or will break my lease by this date _____.

_____ I want to leave my friends or family by this date _____.

My Current and/or past Landlord & Phone OR Mortgage Company info:

Landlord is hereby authorized to provide information in rental file including pay history and your observance of rental rules.

PLEASE FILL IN YOUR INCOME SOURCES / JOB INFORMATION:

Monthly: _____
Tenure: _____ Manager: _____ Phone: _____

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Tenure: _____ Manager: _____ Phone: _____

Please Note: Depending on your credit history and credit score, your income (or other available funds) may need to be verified in order to calculate your ability to pay TOTAL housing expenses, together with your other monthly debts and bills. We use "FHA" style underwriting guidelines in determining your ability to pay - 31% home 43% total.

ALL PRESENT & FUTURE pets must be approved in writing:

Do you have or plan on having Pets? An "interview" may be required and you must describe the breeds that make up a "mixed" description.

Breed(s): _____

Weight(s)lbs: _____ Age(s): _____ Name(s): _____

Insurance requirements does not allow us to approve all new pets even if there may be a similar "grandfathered" pet in the community.

List the names and ages of all other occupants:

In case of Emergency, who may we contact?

Name Relationship Phone

PLEASE ANSWER THE FOLLOWING HISTORICAL QUESTIONS: Answering **YES** to any of these questions will not necessarily preclude an approval to your application. **However, falsifying, misleading, omitting, or misrepresenting any of this information will most likely result in a disqualification of your application.** If you need further room to write please use the back or attach as many sheets needed.

Have you ever had an eviction filed against you, or have you ever been asked to leave by a current or former landlord?

(Y) (N) When? _____ Why? _____

Have you ever had a foreclosure filed against you (or "short sale")?

(Y) (N) When? _____ Why? _____

Have you ever not payed a company, person, or medical provider?

(Y) (N) When? _____ Why? _____

Have you ever filed for bankruptcy?

(Y) (N) When? _____ Why? _____

Have you ever been convicted of a felony or had "adjudication withheld" and/or "deferred" and/or "plea bargained" and/or "put on probation" for a felony offense?

(Y) (N) When? _____ Why? _____

Have you ever been charged with any other criminal violation(s), infractions, or misdemeanors regarding controlled substances, alcohol, violence, domestic or sexual "abuse"?

(Y) (N) When? _____ Why? _____

Applicant represents that all of the statements and representations are true and complete, and hereby, authorize verification of the above information, any further references or information requested and credit records. Applicant understands that an investigative consumer report including information about character, credit history, general reputation, personal characteristics, mode of living, and all public record information including criminal records may be made. Applicant agrees that false, misleading, omitting or misrepresented information may result in the application being rejected, if found at a later date will void any future "rental" agreement(s) and may be grounds for immediate eviction or other suitable legal actions, with loss of all "monies paid" to date and any other penalties as provided by Florida Law and the governing documents of the Community as they apply. Applicant authorizes verification of all information by Terra Mar Village, your home Landlord and or Management Companies (if applicable). Applicant has the right to make a written request within a reasonable period of time to receive additional, detailed information about the nature and scope of this investigation. Applicant understands that the **NON REFUNDABLE APPLICATION FEE** is for costs, expenses and fees in processing the application. This application is preliminary only, further information may be needed and you may not "move into" the Community or use any of its Common Areas until your application has been "approved" in writing AND all parties have executed the proper agreements or contracts.

ACKNOWLEDGEMENT OF DELIVERY OF COMMUNITY DOCUMENTS:

The following lawfully established documents governing the use of the Community Common Areas and Park Residency are being provided to you today for your review. These Documents have been delivered in paper or electronic format via www.terramarvillage.com or email. Should you be approved to become a Resident, the approval is SUBJECT TO your acceptance to be bound by these very important documents including this application and application process:

1. **P2 Prospectus of Terra Mar Village which includes: a. Lot Rental Agreement (Lot Lease Residents) b. Community Rules and Regulations.**

2. **Amenity Rental Agreement (Home & Land Owners).**

3. **1994 Deed Restrictions and Settlement Agreements we refer to as Uddo Vs. Magna (which includes the Company's first right of refusal on certain lots).**

IMPORTANT NOTICES: Per the Community Prospectus – Please remit \$40 non refundable application fee per adult.

ALSO! If your are renting a home from one of our current Homeowner's, your Landlord may be billed a \$25 sublease fee as prescribed under the 1994 deed restrictions and settlement agreement we call UDDO vs. MAGNA, or as an additional resident fee as prescribed in the Prospectus and Rental Agreements currently discounted to \$25 per month (this fee may change annually) – this fee will be assessed to your Terra Mar Homeowners account if they do not live onsite with you.

Title VIII of the CIVIL RIGHTS ACT OF 1996 makes discrimination based on race, color, religion, sex, or national origin illegal in connection with the rental of most housing. The federal agency which administers compliance with this law is: Dept. of Housing and Dev., 1100 Commerce St., Dallas, Tx 75202, and the Dept. of Housing and Urban Development, 1371 Peachtree Street NE, Atlanta, Ga..

You authorize any person, employer, or consumer-reporting agency to furnish the information it has in response to such inquiries.

If you have any questions or would like to know more about the Community please call 386-957-1992.

Oath: Under penalty of perjury I affirm I have read and understand this entire application:

Signature of Applicant:

_____ Signature Date: _____

In order to provide the best housing experience possible – if you are renting from one of our current Homeowners, we require their acknowledgement:

Dear Current Resident, Please review this application in its entirety and acknowledge that you wish to rent (your and our) property to the above applicant(s) subject to the lawfully established community documents disclosed in this application which includes a \$25 per month fee (as described above) should you not be living onsite with this applicant. By signing below you agree to these terms and conditions.

Oath: Under penalty of perjury I affirm I have read and understand this entire application:

Signature of current Resident (home or home and land owner):

_____ Signature Date: _____