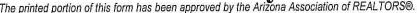
H.O.A. Condominium/ Planned Community Addendum The printed portion of this form has been approved by the Arizona Association of REALTORS®.

MONTH/DAY/YEAR



This is an addendum to the Contract dated



between the following parties:

Se	Seller:			
Bu	Buyer:			
	Premises Address:			
	If the Premises are located within a homeowner's association or a cond			
A.	A. Dues and Fees: The current regular association dues are: \$ _	monthly, or \$;	
В.	B. Additional homeowner's association fees are: \$	monthly, or \$;	
C.				
D.	Any transfer fees charged by a homeowner's association(s) shall be paid by \square Seller \square Buyer \square Other			
E.	Any inspection, certification or resale disclosure statement fee charged by the HOA for the cost of providing the resale information required by law shall be paid by Seller.			
F.	Other Fees: A homeowner's association may require fees, deposits or other payment at COE. These charges vary and may be labeled as community reserve, asset preservation, capital reserve, working capital, community enhancement or future improvement fees, payments, deposits or otherwise. Any of these fees or deposits or similar payment required by a homeowner's association upon the conveyance of the Premises shall be paid by \square Seller \square Buyer \square Other $\underline{\hspace{0.5cm}}$.			
G.	If the homeowner's association has less than 50 units, no later than ten (10) days after Contract acceptance, the Seller shall provide in writing to Buyer the information described below as required by Arizona law.			
Н.	If the homeowner's association has 50 or more units, Seller shall furnish notice of pending sale that contains the name and address of the Buyer to the homeowners' association within five (5) days after Contract acceptance and pursuant to Section 3d of the Contract has instructed Escrow Company to provide such notice on Sellers behalf. The association is obligated by Arizona law to provide the information described below to Buyer within ten (10) days after receipt of Seller's notice.			
l.	. Buyer is allowed five (5) days after receipt of the information from the Seller or homeowner's association to provide written notice to Seller of any items disapproved.			
BUY	BUYER'S SIGNATURE MO/DA/YR	BUYER'S SIGNATURE	MO/DA/YR	
SEL	SELLER'S SIGNATURE MO/DA/YR	SELLER'S SIGNATURE	MO/DA/YR	
1. 2. 3. 4. 5.	 Information required by law to be provided: A copy of the bylaws and the rules of the association. A copy of the declaration of Covenants, Conditions and Restrictions ("CC&R") A dated statement containing: (a) The telephone number and address of a principal contact for the association or any other person designated be company, an officer of the association or any other person designated be charge currently due and payable from the Seller. (b) The amount of the common regular assessment and the unpaid common charge currently due and payable from the Seller. (c) A statement as to whether a portion of the unit is covered by insurance of the total amount of money held by the association as reserves. (e) If the statement is being furnished by the association, a statement improvements to the unit that violate the declaration. The association is that occurred more than six years before the proposed sale. Seller reminished the declaration. The association may take action against the Buthe association's records. (f) If the statement is being furnished by the Seller, a statement as to whether unit that violate the declaration. (g) A statement of case names and case numbers for pending litigation with A. A copy of the current operating budget of the association. A copy of the most recent annual financial report of the association. If the report in lieu of the entire report. A copy of the most recent reserve study of the association, if any. 	iation, which may be an association manage y the board of directors. non regular assessment, special assessment maintained by the association. as to whether the records of the association to obligated to provide information regarding ains obligated to disclose alterations or improver for violations apparent at the time of purties the Seller has any knowledge of any alteral respect to the Premises or the association.	tion reflect any alterations or ng alterations or improvements ovements to the Premises that rechase that are not reflected in erations or improvements to the	
7.	7. Any other information required by law.			