

PUD & Condo Questionnaire for Appraisal Information

Due to recent changes by FNMA, the following information is required to complete an appraisal that is a part of the PUD or CONDO project of _____

Please be advised that www.CondoCert.com does not carry all the necessary information requested by FNMA. We cannot complete the appraisal until all questions have been answered. If a question is not applicable, please mark it N/A. As the representative for the above-referenced development or project, by signing your name below you hereby state that you are a duly authorized agent of either the developer, association or management company and that information provided is true and correct. The appraiser assumes no responsibility for any additional charges for obtaining this information in the course of doing an independent appraisal.

1. Project Density? (Typically units per acre): _____.
2. Number of elevators in the subject building and/or entire project: _____.
3. Year project was built: _____.
4. Was the project an apartment conversion, [] Yes [] No. - if yes, what year: _____,
5. Construction of exterior walls / roof surfaces: _____ / _____.
6. Total number of resident parking spaces: _____.
7. Total number of guest parking spaces: _____.
8. Number of total units / Number of units that are tenant or non-owner occupied _____ / _____.
9. Total number of phases: _____.
10. Is the developer or builder in control of the owner's association? _____.
10. Are there any current or pending assessments, if so for what and how much: _____
_____.
11. Are there any pending (been notified or anticipate any) lawsuits or judgements? If so, please explain:

_____.
12. Is the project subject to ground rent (rent paid for the right to use and occupy land): _____.
13. Are any of the common elements LEASED to or by the owner's association? If yes, please explain.

_____.
14. Have any homes or units in the project ever experienced sinkhole activity or are there any known adverse environmental conditions: If so, please explain: _____
_____.

15. Does any one person or entity (the same individual or investor group, Corp, etc., own more than 10% of the total units in the project? If yes, please explain. _____

16. Are there any utilities included in the monthly dues or assessments, such as heat, air conditioning electric, gas, water, sewer, or cable: _____

17. Are the heating and cooling (not electric) for the individual units separately metered: _____.

18. Are there any restrictions either by the developer, association, deed or otherwise restricting or limiting potential buyers with children, age restrictions, buyer required approval by another entity or party, or any restrictions of any kind on reselling the property(s): If so, explain: _____

19. Are there any restrictions or conditions that may restrict the individual owner's ability to rent the property themselves with no requirements or restrictions to use a rental or management agent or a 'pool arrangement'?

20. Is the project sold out? If not, how many have contract pendings are there and how many contract pendings failed to close before their scheduled closing dates and why? _____

Prepared by: Name / Company / Title / Phone #: _____

_____ Authorized agent.

Please Return to:

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