

CIC RESALE PACKAGE REQUEST

PROPERTY ADDRESS

TO: _____ Association.

I am currently in the process of selling my property at the address listed above. Under Nevada law, an owner or their authorized agent—at the owner's expense—is required to provide specific documents and a certificate (together referred to as the "resale package") to potential buyers of property within a Common Interest Community ("the Association"). This requirement is mandatory and cannot be altered or waived through an agreement in a residential transaction. The Association or its managers must supply these documents when requested by the property owner or their authorized agent..

In accordance with NRS 116.4109 and 116.41095, I request you provide all documents listed below. I acknowledge a reasonable fee may be charged for production of copies. I am requesting these documents as of the date you receive this request. I understand the law permits you up to ten (10) days to deliver the requested documents to me. Should you have any questions, please contact me.

- ◆ Declaration of Restrictions (CC&Rs)
- ◆ Association Bylaws
- ◆ Rules and Regulations of the Association
- ◆ Information Statement ("Did You Know?") per NRS 116.41095
- ◆ Monthly assessment details for shared expenses and any outstanding assessments *(As outlined in the certificate prepared by the Association)*
- ◆ Current operating budget
- ◆ Current financial statement of the Association, including a summary of the reserves study
- ◆ Details of any unresolved judgments and the current status of any ongoing legal proceedings involving the Association or the Common Interest Community that the Seller is aware of *(As provided in the certificate prepared by the Association)*
- ◆ Details of any transfer fees, transaction fees, or other charges related to the resale of a unit *(As specified in the certificate prepared by the Association)*
- ◆ A description of all existing and anticipated fees or expenses for each unit, including but not limited to late fees, penalties, interest on overdue assessments, and extra costs related to collections. *(As detailed in the certificate issued by the Association)*

Both the Association and the Seller must deliver separate disclosures of any known issues, as required under NRS 40, concerning construction-related defects.

Seller Signature

Date

Phone No.

Please deliver the documents to: _____ (Name)
at: _____ (Address)