

HOA Certification for Prairie Village Owners Association, Inc.

www.prairieowners.com

Date _____

Borrower _____

Address _____

Loan # _____

OCCUPANCY

_____	Total number of units in project	_____	Following are the ratios:
<u>113</u>	Number of units sold and closed	<u>113</u>	No. of units used for primary residence
_____	Number of units sold but not closed	<u>0</u>	Number of investor owned units
<u>37</u>	No. of units still owned by developer	<u>0</u>	Number of units rented
_____	Number of units under contract		

No single entity, individual or group owns more than 10% of the total units of the project.
No part of the project is used for commercial purposes.

RENTAL INFORMATION

RENTALS ARE NOT ALLOWED IN THE ASSOCIATION AS STATED IN THE DECLARATION OF COVENANTS

FINANCIAL INFORMATION

Monthly HOA dues: \$50 Single Family \$125.00 Paired Patio

There are no special assessments pending or levied.

The HOA is not involved in any current or pending litigation.

The present amount of cash reserves is: \$ 11,418.44

The amount is adequate to prevent deferred maintenance.

Total income budgeted for this year \$ 100,350.00

Number of unit owners more than one month delinquent in HOA dues 15

Amount owed by delinquent owners \$ 44,157.30

There are no adverse environmental factors affecting the project as a whole or as individual units.

The project legal documents do not include any restrictions on sale which would limit the free transferability of title. (i.e., age, restrictions, first right of refusal, low/moderate income restrictions.)

If a unit is taken over in foreclosure or deed-in-lieu, the mortgagee is responsible for six (6) months of delinquent HOA dues.

The units are owned in fee simple.

The common areas and recreational facilities are owned in fee simple.

The project is not subject to a leasehold estate .

CONSTRUCTION STATUS

Date control of the association turned over from developer to unit owners: **Under Developer control**

The project is not a conversion.

All units, common areas and facilities have not been completed.

All units, common areas and facilities are within the project.

The project is subject to future add on/phasing/annexation.

The HOA is not subject to a master/umbrella association.

The units are two stories.

INSURANCE

HOA is named insured on Association insurance policy.

Expiration Date 5/10/2008

Units and common improvements are not located in a flood zone.

The HOA has general liability insurance in the amount of: \$ 2,000,000.00

Insurance carrier Haddock Insurance Agency, Inc.

Phone 303-926-8600

Agent Ray Haddock

Fax 303-926-8606

The minimum number of days required for written notification to be given to HOA or insurance trustee before any substantial changes or cancellation of the project coverage is thirty days.

CERTIFICATION BY OFFICIAL REPRESENTATIVE OR DESIGNEE

I certify the information represented in this form is true and correct to the best of my knowledge

Signature 

Date October 29, 2007

Prairie Village Owners Association, Inc.
Carl Weakland, Property Manager

New Level Managers
P.O. Box 270368
Louisville, CO 80027

Phone 303-494-7500
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Email hoamgr@yahoo.com