

THE VILLAGE GREEN CONDOMINIUM ASSOCIATION OF SARASOTA, INC.

A Corporation Not-For-Profit

APPLICATION FOR A PROPOSED SALE OR LEASE For Unit # Date:

OWNER: LEASE: THRU OR CLOSING DATE:

NAME OF ALL APPLICANTS OVER THE AGE OF (18): DOB

DOB , DOB

CURRENT MAILING ADDRESS:

PHOTO ID REQUIRED FOR EACH APPLICANT

DRIVER(S) LICENSE #(s)

VEHICLE MAKE: MODEL: YEAR: TAG #

VEHICLE MAKE: MODEL: YEAR: TAG #

PHONE #: FAX #: EMAIL:

OCCUPANT(S) under age 18: DOB DOB

PRESENT LANDLORD:

LANDLORD ADDRESS: PHONE #:

EMPLOYER: PHONE #:

EMPLOYER ADDRESS:

BANK REFERENCE: BRANCH:

PERSONAL REFERENCES (NOT A RELATIVE):

NAME: ADDRESS: PHONE:

NAME: ADDRESS: PHONE:

PERSON TO CONTACT FOR EMERGENCIES:

ADDRESS: PHONE:

I/We understand that false information could cause a rejection of my application and the reason for the rejection may be withheld from me.

I/We have received and read copies of The Village Green Condominium Specific use Restrictions and documents and agree to abide by them.

APPLICANT(S) SIGNATURE(S) (age 18 or over):

THE VILLAGE GREEN CONDOMINIUM ASSOCIATION OF SARASOTA, INC.

A Corporation Not-For-Profit

THE ASSOCIATION IS MANAGED BY:

PROKOP, P.A.

2011 BISPHAM ROAD

SARASOTA, FL 34231

941-342-6444 FAX 941-342-8374

ALL APPLICATIONS MUST BE SUBMITTED TO MANAGEMENT AND ACCOMPANIED BY A NON-REFUNDABLE APPLICATION FEE AND BACKGROUND INVESTIGATION FEE OF \$60.00 FOR UP TO 2 APPLICANTS (Plus \$20 each for applicants 3 and 4) PAYABLE TO "VILLAGE GREEN CONDOMINIUM ASSOCIATION OF SARASOTA, INC."

AN APPROVED BACKGROUND CHECK FOR EACH OCCUPANT 18 YEARS OF AGE AND OLDER IS REQUIRED AN INTERVIEW IS REQUIRED. NO ONE CAN SUBSEQUENTLY MOVE INTO THE UNIT WITHOUT GOING THROUGH THE SCREENING PROCESS.

Unit owners – Maintenance fee checks should be made payable to "The Village Green Condominium Association Of Sarasota, Inc.." on the first of every month and will be considered late after that date.

The owner is aware of and assumes responsibility for the accuracy of all information contained in this document.

SIGNATURE OF OWNER OR OWNERS' VERIFIED AUTHORIZED REPRESENTATIVE:

	DATE:	
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ADDITIONAL INFORMATION:

DATE AND TIME THE APPLICATION, AUTHORIZATION, IDs, AND FEES WERE RECEIVED:

DATE:	TIME:	SIGNATURE:
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THE VILLAGE GREEN CONDOMINIUM ASSOCIATION OF SARASOTA, INC.
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ALL PROSPECTIVE BUYERS, LANDLORDS, AND RENTERS MUST HAVE A COMPLETED APPLICATION WITH ALL BOXED IN AREAS FILLED OUT, AN APPROVED BACKGROUND CHECK, HAVE AN INTERVIEW, AND RECEIVED COPIES OF THIS SIGNED PAGE **BEFORE** THE SALE OR OCCUPANCY OF THE UNIT. A \$100.00 FEE MUST BE PAID, IN ADDITION TO OTHER REMEDIES OF LAW, IF AN APPLICATION, BACKGROUND CHECK, AND INTERVIEW HAVE NOT BEEN COMPLETED PRIOR TO SALE OR OCCUPANCY.

THE BOARD ASKS THAT YOU PLEASE UNDERSTAND THAT IT IS UNREASONABLE TO EXPECT THE APPLICATION TO BE APPROVED IN LESS THAN FIVE WORKING DAYS AFTER THE BACKGROUND CHECK HAS BEEN APPROVED. WE WILL MAKE REASONABLE EFFORTS TO MAKE THE PROCESS AS QUICK AS POSSIBLE.

PLEASE MAKE AN APPOINTMENT WITH THE SCREENING COMMITTEE:

FOR INTERVIEW CONTACT: Mario Pezzella

PHONE NUMBER: (941) 924-3228

THIS APPLICATION WILL NOT BE ACCEPTED BY MANAGEMENT FOR CONSIDERATION IF ALL THE PREVIOUS BOXES HAVE NOT BEEN PROPERLY COMPLETED.

THIS APPLICATION IS NOT APPROVED UNTIL ALL APPLICANTS HAVE SIGNED HERE AND THEY HAVE RECEIVED COPIES OF THIS PAGE

APPLICANT SIGNATURES:

SCREENING BY:

UNIT #

APPROVED:

Denied:

DATE:

DISCLOSURE AND AUTHORIZATION AGREEMENT
REGARDING CONSUMER REPORTS

DISCLOSURE

A consumer report and/or investigative consumer report including information concerning your character, employment history, general reputation, personal characteristics, criminal record, education, qualifications, motor vehicle record, mode of living, credit and/or indebtedness may be obtained in connection with your application for and/or continued residence. A consumer report and/or investigative consumer report may be obtained at any time during the application process or during your residence. In the event of adverse action, upon timely written request of the association or management, and within 5 days of the request, the name, address and phone number of the reporting agency and the nature and scope of the investigative consumer report will be disclosed to you.

AUTHORIZATION

You hereby authorize and request, without any reservation, any present or former employer, school, police department, financial institution, division of motor vehicles, consumer reporting agency, or other persons or agencies having information about you to furnish any reporting agency of Prokop, P.A.'s choice with any and all background information in their possession regarding you, in order that your residence qualifications may be evaluated. You also agree that a fax or photocopy of this authorization with your signature be accepted with the same authority as the original.

READ, ACKNOWLEDGED AND AUTHORIZED

Print Name(s)

Signature

Date

Signature

Date

Prokop, P.A.
Association Management

RESIDENTIAL SCREENING REQUEST

Applicant

First Middle Last

Address City State Zip

Social Security Number Date of Birth Phone

I have read and signed the Disclosure and Authorization Agreement.

Signature Date

Co-Applicant

First Middle Last

Address City State Zip

Social Security Number Date of Birth Phone

I have read and signed the Disclosure and Authorization Agreement.

Signature Date

ARTICLE X

VILLAGE GREEN CONDOMINIUM ASSOCIATION OF SARASOTA, INC.

HOUSE RULES AND REGULATIONS

The rules and regulations hereinafter enumerated as to the condominium property, The common Elements, The Limited common Elements and the condominium units shall be deemed to be in effect until properly amended by unit owner vote. The unit owners shall, at all times obey said rules and regulations and see that they are faithfully observed by their families, friends, guests, lessees and persons over whom they exercise control.

Said rules and regulations are as follows:

1. COMMON ELEMENTS. The common elements shall be used only for the purpose for which they are intended in the furnishing of services and facilities for the enjoyment of the units.
2. NUISANCES. No nuisances shall be allowed on the condominium property nor any use or practice which is the source of annoyance to residents or which interferes with the peaceful possession and proper use of the property by its residents. All parts of the property shall be kept in clean and sanitary condition, and no rubbish, refuse or garbage shall be allowed to accumulate nor any fire hazard allowed to exist. No unit owner shall permit any use of his unit or make any use of the common elements which will increase the rate in insurance upon the condominium property.

To assure a reasonable degree of privacy surrounding each apartment, it is suggested that the lawn in front and in back of each unit be reserved as much as possible for the use of that tenant's occupants. A mutual respect for privacy is recommended.

3. LAWFUL USE. No immoral, improper, offensive or unlawful use shall be made of the condominium property nor any part thereof, and all valid laws, zoning ordinances and regulations of all governmental bodies having jurisdiction thereof shall be observed.

Responsibility for compliance with such governmental requirements for maintenance, modification, or repair shall coincide with the responsibility for such work on the respective property as otherwise required by the Declaration, By-Laws, or these Rules and Regulations.

4. USE OF UNIT No unit shall be used for any purpose other than a single family residence and no unit shall be occupied by more than four persons. This shall not apply to temporary guests while otherwise in compliance with these house rules.
5. CONFORMITY. All units shall be and remain of like exterior design, shape, color and appearance, and no unit owner shall make any alteration, decoration, repair, replacement or change of the outside exterior portion of any building. Porch enclosures shall not violate the intent of this section and owners shall be required to have prior written Board approval before making any changes.
6. PERSONAL PROPERTY. Except as otherwise provided, the personal property of all unit owners shall be stored within their condominium units.
7. OBSTRUCTIONS The sidewalk, walkways, entrances, and all of the limited common elements and common elements must not be obstructed or encumbered or used for any purpose (excluding patios, decks and balconies) other than ingress and egress to and from the premises; nor shall any carriages, velocipedes, bicycles, wagons, shopping carts, chairs, benches, tables, or any other object of a similar type and nature be left therein or thereon.
8. PETS No pets except fish or birds may be kept in any unit or on condominium property.
 - (a) No animal, fish or birds may be kept, maintained or bred on the premises for commercial purposes.
 - (b) Any such fish or birds or existing pets causing a nuisance or unreasonable disturbance shall remove them from the property within 14 days of receiving notice from the Board of Directors.
 - (c) No pets or existing pets are allowed in the pool area. They must be leashed or caged while on the common elements.
 - (d) The unit owner and or their tenants will be responsible to pick-up all animal excrement.
9. ANTENNA/ELECTRICAL EQUIPMENT. No radio or television installation or other wiring shall be made without the written consent of the Board of Administration. Any antenna or aerial erected or installed on the exterior walls of a unit or on the limited common elements or common elements of the condominium which includes the roof, without the consent of the Board of Administration, in writing, is liable to removal without notice and at the cost of the unit owner for whose benefit the installation was made.

No electrical machine or apparatus of any sort shall be used or maintained in any unit which causes interference with the reception of another unit.