

WESTLAND SOUTH CONDOMINIUM ASSOCIATION, INC.

SUBJECT: SALE / LEASE APPLICATION

If you are buying or leasing your unit you must first notify the J & M Condo. Management office of your proposed transaction at least FIFTH TEEN (15) working days before the planned date of occupancy will then receive the following forms:

IMPORTANT!!! INCOMPLETE APPLICATIONS WILL NOT BE ACCEPTED. AT THE TIME YOU SUBMIT YOUR APPLICATION, YOU MUST OBTAIN ON YOUR OWN AND INCLUDE WITH THE APPLICATION THE FOLLOWING:

1. _____ \$150.00 NON-REFUNDABLE screening fee per each person over the age of 18 that will occupy unit. (If married is \$150 per couple but must provide Marriage Certificate). Payment is to be made with a Money Order Only payable to J&M Condo. Management.
2. _____ LEASES AND SALES: A \$150.00 NON-REFUNDABLE Move-In Fee payable to Westland South Condominium.
3. _____ Each adult must bring a complete credit report.
4. _____ Each adult must bring a Miami Dade Police report.
5. _____ All questions must be answered and all blanks filled out completely.
6. _____ All prospective residents over the age of 18 must bring a copy of their driver's license or other picture ID, also a copy of the social security card, and copies of all vehicles registration.
7. _____ Copy of Sales / Lease Contract. (Must bring complete Contract.
8. _____ All prospective residents over the age of 18 must sign the Release of Information Sheet attached here.
9. _____ All applicants must sign the "Acknowledgement to the Rules & Regulations" attached to this package.

ALL FORMS MUST BE FILLED OUT COMPLETELY AND SIGNED BY THE APPROPRIATE PARTIES.

This screening process will normally take Fifth teen (15) working days. There will not be any information available at this time. The Board of Directors will call the applicant if they find it necessary.

IMPORTANT!!! IT IS UP TO THE BOARD OF DIRECTORS TO APPROVE OR DISAPPROVE AN APPLICATION.

PLEASE NOTE THE FOLLOWING: When filling out the Application for Occupancy, the references must be persons other than relatives.

IMPORTANT!!! Any approval issued by the association is contingent upon the Association's Management certifying the payment of any and all outstanding assessments, fines, late charges, or other fees owed by the current unit owner to the association. Approval may be rightfully withheld until all such outstanding maintenance assessment debts have been paid to the Association.

IMPORTANT!!! No one may move into the unit before approval by the association has been given.

Any UNAPPROVED sale / lease of a unit are a void able transaction and may be set aside through appropriate legal action. The Board of Directors feels that this procedure will serve the best interests of the community.

We thank you in advance for your cooperation.

The Board of Directors,
Westland South Condominium Association, Inc.