PLEASE HAVE BUILDING MANAGEMENT FILL OUT THIS FORM AND EMAIL TO betsymak@hotmail.com.

PLEASE ALSO EMAIL OVER A LIST OF RECENT SALES IN THE BUILDING.

Condominum Project Addendum

PROJECT INFORMATION

Data source(s) for project information

Project Description ☐ Detached ☐ Row or Townhouse ☐ Garden ☐ Mid-Rise ☐ High-Rise ☐ Other (describe)

General Description	General Description	Subject Phase		If Project Completed		If Project Incomplete	
# of Stories	Exterior Walls	# of Units		# of Phases		# of Planned Phases	
# of Elevators	Roof Surface	# of Units Completed		# of Units		# of Planned Units	
☐ Existing ☐ Proposed	Total # Parking	# of Units For Sale		# of Units for Sale		# of Units for Sale	
☐ Under Construction	Ratio (space/unit)	# of Units Sold		# of Units Sold		# of Units Sold	
Year Built	Type	# of Units Rented		# of Units Rented		# of Units Rented	
Effective Age	Guest Parking	# of Owner Occupied Units		# of Owner Occupied Units		# of Owner Occupied Units	

Project Primary Occupancy ☐ Principle Residence ☐ Second Home or Recreational ☐ Tenant

Is the developer/builder in control of the Homeowners' Association (HOA)? ☐ Yes ☐ No

Management Group - ☐ Homeowners' Association ☐ Developer ☐ Management Agent - Provide name of management company.

Does any single entity (the same individual, investor group, corporation, etc.) own more than 10% of the total units in the project? ☐ Yes ☐ No If Yes, Describe

Was the project created by the conversion of existing building(s) into a condominium? ☐ Yes ☐ No If Yes, describe the original use and date of conversion.

Are the units, common elements, and recreation facilities complete (including any planned rehabilitation for a condominium conversion)? ☐ Yes ☐ No If No, describe

Is there any commercial space in the project? ☐ Yes ☐ No If Yes, describe and indicate the overall percentage of the commercial space.

Describe the condition of the project and quality of construction.

Describe the common elements and recreational facilities.

Are any common elements leased to or by the Homeowners' Association? ☐ Yes ☐ No If Yes, describe the rental terms and options.

Is the project subject to a ground rent? ☐ Yes ☐ No If Yes, $ per year (describe terms and conditions)

Are the parking facilities adequate for the project size and type? ☐ Yes ☐ No If No, describe and comment on the effect on value and marketability.

PROJECT ANALYSIS

I ☐ did ☐ did not analyze the condominium project budget for the current year. Explain the results of the analysis of the budget (adequacy of fees, reserves, etc.), or why the analysis was not performed.

Are there any other fees (other than regular HOA charges) for the use of the project facilities? ☐ Yes ☐ No If Yes, report the charges and describe.

Compared to other competitive projects of similar quality and design, the subject unit charge appears ☐ High ☐ Average ☐ Low If High or Low, describe

Are there any special or unusual characteristics of the project (based on the condominium documents, HOA meetings, or other information) known to the appraiser?
☐ Yes ☐ No If Yes, describe and explain the effect on value and marketability.

ANALYSIS / COMMENTS

Analysis/Comments

Form MHCNDO — "TOTAL for Windows" appraisal software by a la mode, inc. — 1-800-ALAMODE