

IMPERIAL GOLF ESTATES HOMEOWNERS ASSOCIATION, INC.

c/o: Vesta Property Services
27180 Bay Landing Drive, Ste. 4, Bonita Springs, FL 34135
Ph. (239) 947-4552 Email: adifillipo@vestapropertyservices.com

PURCHASE APPLICATION FORM

*Submit this form with **ALL** required enclosures at least **TWENTY (20) DAYS** prior to closing to allow for processing time.*

Seller Name: _____ Date: _____

Property Address _____

Closing Date: _____ Date of Occupancy: _____

THE UNDERSIGNED HEREBY MAKES APPLICATION FOR OWNERSHIP IN IMPERIAL GOLF ESTATES HOMEOWNERS ASSOCIATION, INC. I/We represent that the following information is complete and true, and agree that any misrepresentation in this application will justify fines up to the limit permitted under Florida law.

Buyer: _____ Phone: _____ Email: _____

SS#: _____ Drivers License: _____ DOB: _____

Spouse/ Co-Applicant: : _____ Phone: _____ Email: _____

SS#: _____ Drivers License: _____ DOB: _____

How will Name(s) appear on the Deed? _____

Present Address: _____

City: _____ State: _____ Zip: _____

The Homeowners Documents of Imperial Golf Estates Homeowners Association, Inc. Provide an Obligation of property owners that all homes are for "Single Family" Residence only. Please state the name and age of all other persons who will be occupying the home regularly.

Occupants other than applicant and spouse:

Name: _____ Age _____ Name _____ Age _____

Name: _____ Age _____ Name _____ Age _____

I am purchasing this property with the intention to:

_____ Reside here on a full time basis _____ Reside here on a part-time basis _____ Lease the home

Please list your mailing address, phone number & email for all correspondence with this association

Mailing Address: _____ City: _____ State: _____ Zip: _____

Phone (H): _____ (C): _____ Email: _____

Auto #1 Make/Model _____ Color _____ Yr. _____ Tag# _____ ST _____

Auto #1 Make/Model _____ Color _____ Yr. _____ Tag# _____ ST _____

Emergency Contact: _____ Phone: _____ Email: _____

Realtor: _____ Phone: _____ Email: _____

Title Co/Agent: _____ Phone: _____ Email: _____

Initial _____ Initial _____ Each new owner shall be responsible to pay a **Transfer Fee of \$150.00** for single-family homes, and a **Capital Contribution amount of \$1,500.00**. These amounts will be included and paid in the closing **at closing** of any property as a cost to the buyer.

Initial _____ Initial _____ I/we understand and agree that the association in the event it approves a Lease, is authorized to act as the owner's agent with full power and authority to take whatever action may be required, including eviction, to prevent violations by Lessees and their guests of provisions of the Documents and the Rules and Regulations of the Association.

Initial _____ Initial _____ I/we understand that if the property under contract to be sold has a non-conforming mailbox, I/we as the buyer must have the seller replace the mailbox with Mailbox & Development Signage LLC 239-262-1165 before this application is approved. The two approved mailboxes are "The Barcelona" or "The Imperial" which may be view on our website www.imperialgolfestates.info

I/We hereby certify by the undersigned signatures(s) the Association Documents, By-Laws and all Rules and Regulations have been received, read and understood before entering into any agreement for the purchase of the above mentioned property and before the execution of this application form. The undersigned acknowledges that the governing documents are subject to change by amendments approved by the board of directors from time to time and that the undersigned will comply with any and all of such amendments as well as with the Rules & Regulations as they exist at the time this application form is executed by the undersigned. *(Seller should provide buyer with Community Association documents or they may be obtained through Collier County. Vesta Property Services does not provide Association documents)*

AUTHORIZATION: I/We hereby authorize Vesta Property Services, LLC and/or Imperial Golf Estates HOA to verify all information contained on the application and conduct a full background check, including but not limited to credit, employment, income, eviction, and criminal and authorize that they contact any persons or companies listed on the application.

➔ BUYER SIGNATURE _____ Print name _____ Date _____

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The following items **MUST** be included at the time the application is submitted to Vesta Property Services.

- Fully completed application with 3 Personal References (non-family members)
- Copy of the purchasing agreement with HOA Disclosure
- **\$150.00** Non-Refundable Application fee payable to **Imperial Golf Estates Homeowners Association**
- **\$75.00** Background Check Non-Refundable Fee per Occupant over the age of 18 & front copy of driver's license for each, payable to: **Imperial Golf Estates Homeowners Association** (can be one check)
- **\$75.00** Application Processing Fee payable to **Vesta Property Services**
- Submit to: Vesta Property Services 27180 Bay Landing Dr., Suite 4 Bonita Springs, FL 34135

Action of Board of Directors:

Date: _____ Approved _____ Disapproved _____

Reason: _____

By: _____
Board Member Title Date

Character Reference Form

Date: _____

Applicants Reference Name: _____

Address: _____

Phone: _____

Your Name was given to us as a Personal reference by _____
(Name of purchaser)

He/She/They will be purchasing a home in Imperial Golf Estate Homeowners Association, in Naples, Florida. The Board of Directors needs your help with the following questions listed below.

Please fill this out as quickly as possible and return to the person buying. This reference letter MUST be sent with the application, in order for the Board to approve their PURCHASE.

We appreciate your assistance in this matter.

Thank you.

Imperial Golf Estates Homeowners Association, Inc. – Board of Directors

Known for how long _____

Make a good neighbor? Yes _____ No _____

Describe the best you can the type of people they are: _____

References Signature

Character Reference Form

Date: _____

Applicants Reference Name: _____

Address: _____

Phone: _____

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Describe the best you can the type of people they are: _____

References Signature



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239-947-4552, f 239-495-1518

VestaPropertyServices.com

AUTHORIZATION FOR RELEASE OF INFORMATION FOR BACKGROUND SCREENING PURPOSES

Background Screening Disclosure

I hereby authorize Vesta Property Services and its designated agents and representatives to conduct a comprehensive review of my background through a consumer report and/or an investigative consumer report to be generated for background screening purposes. I understand that the scope of the consumer report/investigative consumer report may include, but is not limited to the following areas: criminal history records (from local, state, federal, international and other law enforcement agencies records), sexual offender's lists, wants and warrants records, credit history, and civil/law suit cases. Upon request Vesta Property Services will supply a copy of the completed consumer report along with a copy of an individual's rights under the Fair Credit Reporting Act.

Authorization and Release

I _____, authorize the complete release of these records or data pertaining to me which an individual, company, firm, corporation, or public agency may have. I hereby release Vesta Property Services and its agents, officials, representatives, assigned agencies, including officers, employees, or related personnel both individually and collectively, from any and all liability for damages of whatever kind, which may at any time, result to me, my heirs, family or associates because of compliance with this authorization and request to relapse. I certify that all information provided below and on my application is correct to the best of my knowledge. Any false statements provided in this form and my application will be considered just cause for disqualification at any time. This authorization and consent shall be valid in original, fax, or copy form. The following information is required by law enforcement agencies and other entities for identification purposes when checking records. It is confidential and will not be used for any other purpose.

Applicant's Name (Print Legibly - ONE APPLICANT PER SHEET) Maiden/AKA/Previous Name (s)

Signature

_____/_____/20_____
Date

Social Security Number

_____/_____/_____
Date of Birth

Driver License Number & State

Current Address

Phone



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I _____, authorize the complete release of these records or data pertaining to me which an individual, company, firm, corporation, or public agency may have. I hereby release Vesta Property Services and its agents, officials, representatives, assigned agencies, including officers, employees, or related personnel both individually and collectively, from any and all liability for damages of whatever kind, which may at any time, result to me, my heirs, family or associates because of compliance with this authorization and request to relapse. I certify that all information provided below and on my application is correct to the best of my knowledge. Any false statements provided in this form and my application will be considered just cause for disqualification at any time. This authorization and consent shall be valid in original, fax, or copy form. The following information is required by law enforcement agencies and other entities for identification purposes when checking records. It is confidential and will not be used for any other purpose.

Applicant's Name (Print Legibly ONE APPLICANT PER SHEET) Maiden/AKA/Previous Name (s)

Signature

_____/_____/20_____
Date

Social Security Number

_____/_____/_____
Date of Birth

Driver License Number State

Current Address

Phone

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OPEN HOUSE SIGNS

October 15, 2007

The Declaration of Covenants, Conditions and Restrictions of the IGEHOA, Inc. covers our signage rules are available on our web site at www.imperialgolfestates.info. Due to numerous complaints by Lot Owners about realtors placing multiple Open House signs at our intersections we have decided to clarify and strengthen our Open House sign rules.

Effective, per this notice, there will be two (2) permanent signs attached to the existing STOP sign posts at the four (4) way stop at the entrance to the golf course. One on the North side and one on the South side of Imperial Golf Course Blvd. Each sign will display the words: "OPEN HOUSE" with an arrow pointing in the appropriate direction. Both signs will have a hinged cover that can be opened by the first realtor on the property and closed by that realtor when leaving. No other, or additional signs will be permitted at that intersection at any time.

There will be three (3) similar signs placed on existing STOP sign posts at the three (3) way stop on the South side of Imperial Golf Course Blvd. with "OPEN HOUSE" and an arrow pointing in the appropriate direction to Phase 5 and/or the South area of Imperial Golf Course Blvd. They will also be hinged. The same rules apply as previously described for the signs at the four (4) way stop.

The only other Open House signs approved for use within Imperial Golf Estates Homeowners Association properties will be Naples Area Board of Realtors signs Vineyards "O/H Green/White Background. These signs are available to realtors from the Naples Area Board of Realtors (NABOR) on Pine Ridge Road in Naples.

Articles of Incorporation and the Declaration of Covenants, Conditions, and Restrictions of the Imperial Golf Estates Homeowners Association, Inc. give the Board of Directors the authority to promulgate and enforce reasonable rules and regulations for the safety, health, welfare, happiness and peace of mind of the Members of the Association.

It has been the policy of the Board to discourage the house to house commercial solicitation of the Members of this community. This applies to flyers, hang tags, other advertising materials, and other house to house commercial solicitations, especially the utilization of mail boxes for those solicitations.

Therefore, the Board of Directors has implemented the following Rule:

No commercial solicitations shall be allowed within the Imperial Golf Estates Homeowners Association area.

The rationale for the promulgation of this rule includes the fact that house to house depositing of flyers, door tags and door to door commercial solicitations could compromise the safety of our Members, will

result in debris on the properties, highlights which houses are empty at the time, and could result in other annoyance of the safety, welfare and peace of mind of our Members.

Board of Directors

Imperial Golf Estates Homeowners Association