

ROHOA Disclosure Statement/Certificate Form Request-2016

In accordance with the New Mexico Homeowners Association Act



Complete designated sections and submit to:

Rio Oeste Homeowner's Association (ROHOA)
P. O. Box 66295
Albuquerque, New Mexico 87193
(email preferred) board@rioeste.com

Request Disclosure Information:

(Seller)

(Date)

(Seller's Property Address)

(City)

(Zip)

(Legal Description of Property)

Note: Legal Description available on the City of Albuquerque Address Query site, <http://www.cabq.gov/gis/address-report>, provided by the County Assessor's data. Attach as **Exhibit A** to this Request.

GENERAL INFORMATION

Seller/Seller's Agent: The following ROHOA documents below are available for download/print on the ROHOA's website www.rioeste.com. The ROHOA requests that the Seller/Seller's Agent check appropriate boxes when complete. The NMHOA Act allows the **ROHOA** to charge the **Owner/Seller reasonable copy/printing expenses** if the ROHOA has to provide physical copies of the forms below.

1. ☐ Declaration of the ROHOA (Articles of Incorporation or Certificate of Good Standing)
2. ☐ By-Laws of the ROHOA
3. ☐ Rules of the ROHOA (See CCR's)
4. ☐ Covenants, Conditions and Restrictions of the ROHOA
5. ☐ ROHOA Recent Balance Sheet (Income and Expense Statement)
6. ☐ ROHOA Current Operating Budget

DISCLOSURE CERTIFICATE

1. Seller/Seller's Agent: Right of First Refusal (ROFR) ☐ Yes ☐ No If Yes, please describe the terms below.

2. The annual common Rio Oeste Homeowner's Dues assessment is **\$240 (\$20/monthly)**
3. Unpaid common expense due/payable by the Seller presently to the ROHOA: \$ _____
4. Unpaid special assessments due/payable by the Seller presently to the ROHOA: \$ _____
5. Unpaid other fees due/payable by the Seller presently to the ROHOA: \$ _____
6. ROHOA Capital Expenditures anticipated for the current fiscal year: \$ 2,000
7. ROHOA Reserves for Capital Expenditures: \$ 30,000
8. ROHOA provided Balance Sheet ☐ or Seller/Seller's Agent ☐ Exhibit _____
9. ROHOA provided Current Budget ☐ or Seller/Seller's Agent ☐ Exhibit _____

Initials: Buyer(s) _____ Seller(s) _____

ROHOA Disclosure Statement/Certificate-Continued

10. The Rio Oeste Homeowners Association has no unsatisfied pending judgments.
11. The Rio Oeste Homeowners Association currently has insurance with State Farm. The policy covers the Common Areas within the community including the cinder block fence and Rod Iron Fence along Common Areas. The policy also covers the ROHOA Board of Directors with regard to his/her fiduciary duties.
12. Is the current property on a Leasehold? ☐ Yes or ☐ No If Yes, see details below: _____
13. The ROHOA contact Person is: Sandra Tinlin, (505) 980-1526 Cell, board@rioeste.com

CERTIFICATION REQUESTED BY THE FOLLOWING:

☐ Seller ☐ Seller's Agent ☐ Seller's Broker

Name: _____

Signature: _____ Date: _____

E-Mail: _____

RIO OESTE HOA OFFICER:

Name: _____

Signature: _____ Date: _____

(Rio Oeste HOA Officer)

CERTIFICATION DELIVERED TO BUYER BY THE FOLLOWING:

☐ Seller ☐ Seller's Agent ☐ Seller's Broker

Name: _____

Signature: _____ Date: _____

CERTIFICATION RECEIPT BY BUYER

By signature hereto, Buyer acknowledges receipt of the ROHOA Disclosure Statement/Certificate along with all required documentation...

Buyer's Name: _____

Buyer's Signature: _____ Date: _____

Buyer's Name: _____

Buyer's Signature: _____ Date: _____

Initials: Buyer(s) _____ Seller(s) _____

Seller Agent/Broker: Please provide the ROHOA with the "signed" Buyer Copy after closing (Email Preferred)