

NEW PURCHASER AGREEMENT

The Association will provide a copy of the Association's Right of First Refusal Form and status of condominium fees upon the receipt of this form by mail or email. Please include a copy of the offer to purchase along with an anticipated closing date. Any questions you have about this form, please call the Association office at 608-244-8144, M-F 8:30 am-12:30 pm.

The Cherokee Garden Condominium Board of Directors want to ensure a smooth transition into condominium living. To ensure all rules and regulations are adhered to and understood, the Association requires that all prospective unit owners have had an opportunity to review the Association Rules & Regulations along with the Disclosure Materials prior to purchasing their condominium in Cherokee.

Buyers **MUST** be aware of:

- Rules and Regulations
- Condominium Documents called Disclosure Materials

Both can be found on our website, cherokeegardencondos.com under Documents & Info.

The Association requires the seller to provide the buyer(s), at closing, with several items. If these items are not provided at closing, there will be a charge to the buyer(s) to replace them.

- Keys: Entrance (security) door, condo unit door, & lock on storage unit
- Mailbox key (Mailbox keys ARE NOT REPLACEABLE).
- 1 pool gate key & 4 pool identification tags, with stamped brass numbers
- Garage door openers (one for each parking space)

Important Pet Rules: Per CGCH House Rules & Regulations, Pets may not exceed 2 in number and may weigh no more than 20 pounds each, or 1 single pet not to exceed 30 pounds. You agree to immediately clean up pet poop whenever and wherever on the grounds of CGCH and dispose of it properly.

No Smoking Buildings: Several of our buildings are smoke-free. Be sure to check this out ahead of time along with 5.16, 5.16.2, 8.2 and 8.2.1 in the house rules if you are a smoker.

Elevator Buildings: The elevators may be inoperable at times if repairs are needed and parts are not readily available. Please plan ahead to make arrangements if you are immobile.

Each prospective buyer must sign this form indicating they have reviewed all the information provided and have had ample time to read the Association Rules and Disclosure Materials.

Signed: _____ Date: _____

Print Name(s): _____

Cherokee Address: _____ Phone: _____