

DECLARATION

This is to inform you that _____ would like
to purchase the property, located at _____ for the amount of
\$_____.

Inasmuch as the Buyer of this property may be assisted with Federal funds through the City of Sonora's Homebuyers' Assistance Loan Program, prior to making an offer to purchase, buyer shall provide seller with a statement of the following provisions:

The City of Sonora, or the buyer will not use its power of eminent domain to acquire the property by condemnation, if negotiations fail to result in an amicable agreement. The sale of the property is considered a voluntary transaction and as such is not regulated by the Uniform Relocation Act.

The estimated fair market value of the property is \$_____ and was estimated by _____, to be finally determined by professional appraisal prior to close of escrow.

Since the purchase would be a voluntary, arms length, transaction you would not be eligible for relocation payments or other relocation assistance under the Uniform Relocation Assistance and Real property Acquisition Policies Act of 1970 (URA), or any other law or regulation. Also, as indicated in the contract of sale, this offer is made on the condition that no tenant will be permitted to occupy the property under the conditions described in the contract of sale.

Buyer

Date

Buyer

Date

.....

Acknowledgement

As the Seller I/we understand that, the City of Sonora Building Official will inspect the property for health and safety deficiencies. I/we also understand that public funds may be involved in this transaction and, as such, if the property was built before 1978, City staff will also be conducting a Lead-Based Paint Visual Assessment to determine the presence of deteriorated paint. A lead-based paint disclosure must be signed by both the buyer(s) and seller(s).

As the Seller, I/we understand that under the City's program, the property must be currently owner occupied, vacant for four months at the time of submission of purchase offer, new (never occupied), or a renter purchasing the unit. I/we hereby certify that the property is:

Vacant at least 4 months Owner Occupied Being Purchased by Occupant New

I/we hereby certify that I/we have read and understand this "Declaration" and a copy of said Notice was given to me prior to the offer to purchase. If received after presentation of the purchase offer, I/We choose to withdraw or not to withdraw, from the Purchase Agreement.

Seller

Date

Seller

Date