

Office Use Only

Date Received: _____ Received by: _____

Date Approved: _____ Approved by: _____

**Purchase Application
Saturnia Lakes Homeowners Association**

In order to process this application, the following items must be included:

1. Signed copy of this completed application (pages 1-6) to be submitted no less than thirty (30) days prior to sale or transfer.
2. Non-refundable check for \$100.00 payable to Saturnia Lakes Homeowners Association.
3. Full copy of the purchase agreement for the unit signed by both the Seller(s) and Buyer(s).
4. Copy of Driver's License, or other form of state or Federal approved picture ID, for each of prospective owner. Note: if not a U.S. citizen, submit copy of residency authorization or passport photo page.

Return to: Saturnia Lakes Homeowners Association
1310 Saturnia Grande Drive
Naples, Florida 34119
Telephone: 239-591-1893 Email: SaturniaLakes@precedentmgt.com

Property Address: _____ Lot number: _____

Name of Current Owners: _____ Projected Closing Date: _____

Co-ownership of Units is permitted, but all owners must be members of a single family or living together as a single housekeeping unit. If co-ownership is to be by more than two persons, owned in trust, or by a life estate, corporation, partnership, or other entity not a natural person, the Board shall condition its approval upon occupancy only by one approved natural person as "primary occupant," and the use of the Unit by other persons shall be as if the primary occupant is the actual owner. See your Saturnia Lakes Homeowners Association, Amended Declaration of Covenants, Restrictions, and Conditions - Section 3.13 and 11 for more information about forms of ownership and transfers.

First (or primary) applicant: (Last, Middle, First Name)

Full Name: _____ Email: _____

Current Address: _____ City/State/Postal code: _____

Number years at this address: _____ Current or former (if retired) employer: _____

Telephone: (- _____ Home) (_____ -Work) (_____ -Cell)

Second applicant: (Last, Middle, First Name)

Full Name: _____ Email: _____

Current Address: _____ City/State/Postal code: _____

Number years at this address: _____ Current or former (if retired) employer: _____

Telephone: (_____ -Home) (_____ -Work) (_____ -Cell)

List the names and relationships of all persons who will occupy your unit in addition to the applicant(s) listed above:

Name: _____ Relationship: _____ Age (if minor): _____

Name: _____ Relationship: _____ Age (if minor): _____

Name: _____ Relationship: _____ Age (if minor): _____

Other Information

1. If you are being represented by a Realtor for this purchase, please include a business card and/or complete information below:

Realtor Name/Company: _____ Telephone: _____

2. If you are obtaining bank financing, or there will be a mortgage/CD on this unit, please complete information below:

Bank or Finance Company Name: _____ Location: _____

Representative Name (if known): _____ Telephone: _____

3. Title Company contact (if known): _____ Telephone: _____

4. List two personal references from persons you know NOT related to you, nor a party to, this purchase:

Name: _____ Relationship: _____ Telephone: _____

Name: _____ Relationship: _____ Telephone: _____

5. Have you (we) ever been convicted of a felony? No: Yes: If "yes" supply details on separate page.

6. Expected move-in date: _____. This unit is being purchased with the intention to
(Check one below)

☐ Reside in the Unit full time

☐ Reside in the Unit on a part time or season basis

☐ As an investment, not living in Unit

☐ Reside in the Unit part time, lease it at other times

I (we) apply for approval to purchase the Unit listed on page one. I (we) represent that the following information is complete and true and agree that any misrepresentation in this application will justify rejection. I (we) consent to additional inquiry concerning this application, and if requested, will agree to an interview with the Board of Directors. Buyer(s) will be advised by Association Management as to whether this application is approved within a 20-day period from the date of receipt of this completed application including fee, copy of the purchase agreement, and ID photocopies.

I (we) have received from the current Unit owner, read and agree to abide by the Amended and Restated Declaration of Covenants, Conditions, and Restrictions, Bylaws, and Articles of Incorporation for Saturnia Lakes Homeowners Association recorded on January 21, 2015 in the Public Records of Collier County; and the Rules and Regulations of the Saturnia Lakes Homeowners Association as referenced on page 1 of this application. I (we) understand that failure to abide by the rules of the Association may result in monetary fines.

I (we) also agree to allow the Association, or it's representative, to conduct a background/criminal records check. This information will be used as part of the approval process and kept confidential. All applicants and occupants over the age of 16 must fill out the information below to conduct a background/criminal records check.

First Applicant: I have read, understand and agree to all of the statements above

Full Name: _____ Social Security #: _____ DOB: _____

Signature: _____ Date: _____

Second Applicant: I have read, understand, and agree to all of the statements above

Full Name: _____ Social Security #: _____ DOB: _____

Signature: _____ Date: _____

Occupant: I have read, understand and agree to all of the statements above

Full Name: _____ Social Security #: _____ DOB: _____

Signature: _____ Date: _____

Occupant: I have read, understand and agree to all of the statements above

Full Name: _____ Social Security #: _____ DOB: _____

Signature: _____ Date: _____

PARTIAL SUMMARY OF SATURNIA LAKES USE RESTRICTIONS

Please Read and Initial All Pages

The following pages summarize some, but not all, of the rules and restrictions, which are in place at Saturnia Lakes. Buyers should review all Saturnia Lakes documents to be received from the current owner(s) of the home to be purchased.

These pages (when read and initialed) must be returned to the Association as part of the completed resale application package. **It is suggested that you keep a copy of these pages for reference.**

1. The Property may be used for single-family residential living and for no other purpose. **No trade, business, profession or other type of commercial activity may be conducted on any part thereof.**
2. Buyer(s) understands that s/he/they will **automatically become a member of the Saturnia Lakes Homeowners Association (as referenced on page 1 of this application)**, and that all duly enacted fees and assessments of these associations are due and payable as enacted and if unpaid, are subject to a lien upon the unit.
3. **Children shall be closely supervised at all times** by an adult to insure that they do not become a source of annoyance to other residents of Saturnia Lakes. Children under the age of 14 are not permitted in Common Areas unless accompanied by an adult. This would include the pool areas, gym, clubhouse, tennis courts, sandy beach, picnic areas, streets, etc. The Board of Directors shall at all times have the authority to reasonably require that the Unit Owner, lessee, guest or other adult who is responsible for a particular child remove him or her from any Common Area or Common Area if the child's conduct is such that the Board believes this action is necessary.
4. Swimming or bathing in the lakes or water retention areas is prohibited.
5. **Smoking is prohibited** in all Common Areas of Saturnia Lakes.
6. **No aerial, antenna, antenna poles, antenna masts, citizen band or amateur band antennas or satellite dish shall be placed or erected upon any Home or Common Areas** or affixed in any manner to the exterior of any building in the Property without the written consent of the ACC Committee.
7. **For safety no vehicle may be parked at the side of the streets overnight.** Additional overnight parking is available at the club house and the tennis courts by obtaining a pass at the office.
8. Maintenance and repair of vehicles, boats and trailers is prohibited in Common Areas and Driveways.
9. No changes, additions or modifications are permitted to the exterior of any home without prior approval from the Architectural Control Committee. This includes painting, lights, landscaping, and any other change to the exterior. No sign of any kind shall be displayed to public view on any home.
10. Nothing shall be done to or maintained on any home, or the Common Areas which may be or become unsightly or a nuisance to residents in Saturnia Lakes. In the event of a dispute or question as to what may be or become unsightly or a nuisance, such dispute or question shall be submitted in writing to the Board whose decision shall be final.
11. Leasing or renting of the Unit by the Unit Owners shall be as permitted and subject to the provisions set forth in the Saturnia Lakes Homeowners Association Documents and subsequent changes/additions. No Unit may be leased for a period of less than ninety (90) days nor more than two (2) times in any calendar year. No subleasing or assignment of lease rights is allowed unless the sub lessee or subtenants are approved pursuant to the provisions of this section. No individual rooms may be rented and no transient tenants may be accommodated. The Association reserves the right to have lease payments made directly to the Association if a unit owner becomes more than 30 days delinquent in payment of quarterly fees or assessments. To prevent overtaxing the facilities, a unit owner whose unit is leased may not use the recreation or parking facilities of Saturnia Lakes during the lease term. The lease term may be no longer than 1 year. Renewals are acceptable at the end of the term.

This page summarizes some, but not all, of the rules and restrictions, which are in place at Saturnia Lakes. Buyers should review all Saturnia Lakes Homeowners Association documents to be received from the current owner(s) of the home to be purchased.

First Applicant Initials: _____ Date: _____ Second Applicant Initials: _____ Date: _____

SATURNIA LAKES HOMEOWNERS ASSOCIATION

WAIVER OF LIABILITY

I (we) recognize that undertaking programs offered by Saturnia Lakes Homeowners Association, including fitness, swimming, tennis, and the use of various equipment and amenities has certain inherent risks and potential for injury.

It is agreed that I (we) assume such risk entirely, for not only myself/ourselves, but also for our children and guests. Accordingly, to the fullest extent permitted by law, the Saturnia Lakes Homeowners Associations, and its directors, officers, agents or employees, are fully and forever released from any and all claims, demands, damages, rights of action, or causes of action, present and future, whether known or unknown, anticipated or unanticipated, resulting from or arising out of my/our participation in the programs of the Association, or the use of the equipment or amenities of the facility thereof.

First Applicant Signature

Date

Second Applicant Signature (if applicable)

Date

SATURNIA LAKES – OWNER(S) INFORMATION SHEET *

* This information will be used by the Saturnia Lake Office and Gatehouse*

Building # or property street address: _____ Unit #: _____

Owner name: _____ Email: _____

Owner name: _____ Email: _____

Local Phone: _____ Other Phone: _____

Address for Official Association correspondence (is different than property address above):

Once closed, which of following methods will most likely be used for payment of quarterly maintenance fees:

☐ ACH (form available) ☐ Personal Online Banking ☐ Payment Coupon Book **

** Please provide address for where Payment Coupon Book should be mailed if different than Official Association Address above

Permanent Guests (will be admitted through gate by showing ID, driver must have drivers license)

- | | |
|----------|-----------|
| 1. _____ | 6. _____ |
| 2. _____ | 7. _____ |
| 3. _____ | 8. _____ |
| 4. _____ | 9. _____ |
| 5. _____ | 10. _____ |

Authorized Vendor List:

- _____
- _____
- _____

Non-Authorized Visitors:

- _____
- _____

In case of an emergency (accident, death, fire) whom do we notify? _____

Phone number: _____ Alt. Phone #: _____ Relationship? _____

Please provide the following information for vehicles to be used or stored in Saturnia Lakes:

Make/model of car	Year	License #	State
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Make/model of car	Year	License #	State
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First Applicant/Owner signature _____ Date _____

Second Applicant/Owner signature (if applicable) _____ Date _____