

SKY VIEW LAKE

LAND OWNERS ASSOCIATION, INC.

POST OFFICE BOX E • NEWFOUNDLAND, PA 18445

Phone: 570-676-0524

Email: skyviewlakeloa@gmail.com

www.skyviewlakepa.com

REQUEST FOR SKY VIEW LAKE RESALE CERTIFICATE FORM

Thank you for your request for a Resale Certificate from Sky View Lake Land Owners Association, Inc. We understand securing a Resale Certificate is often time sensitive and we make every effort to reply to requests in a timely way. To help expedite your request, please review the information presented below and complete Page Two of this form.

Property Condition

The property to be sold cannot be “unsightly” as per Sky View Lake’s Declaration of Protective Covenants, Restrictions, Exceptions, Reservations and Conditions (the Covenants). All debris must be removed from exterior of the property. If the current owner/seller does not remove the debris, fees associated with removing “unsightly” debris from the exterior of the property may be due at settlement.

Sky View Lake Resale Certificate Process

The Sky View Lake Resale Certificate process is as follows:

- The fee for a Sky View Lake Resale Certificate is \$100 and the fee must be paid before a Resale Certificate is issued.
- Please send Page Two of this form and a check for the **\$100 Resale Certificate Fee** made payable to **Sky View Lake Land Owners Association, Inc.** and send them to Post Office Box E, Newfoundland, PA 18445 OR make arrangements to drop off the fee and Page Two of this form at Sky View Lake by calling 570-676-0524 or sending an email to skyviewlakeloa@gmail.com.
- Once we receive the Resale Certificate Fee and completed form, we will provide the Resale Certificate.

Please complete Page Two and return it to Sky View Lake Land Owners Association, Inc ...

RESALE CERTIFICATE INFORMATION

Date: _____

This Resale Certificate is being requested for:

Unimproved (no structure) Lot(s) _____ and/or

Improved (with a structure) Lot(s) _____ located at _____

This Resale Certificate is being requested by:

Name/Real Estate Company and Agent: _____

Address: _____

Phone Number: _____

Email: _____

This Resale Certificate is being requested on behalf of:

Property Seller(s)

Name: _____

Address: _____

Phone Number: _____

Email: _____

Property Buyer(s)

Name: _____

Address: _____

Phone Number: _____

Email: _____

Transaction Closing Information

Projected Settlement Date: _____

Title/abstract company or attorney handling the transaction

Name: _____

Address: _____

Phone Number: _____

Email: _____

The seller's current and relevant past dues information must be provided to the title/abstract company, attorney, or any other individual or company who is handling the real estate transition.

Notes: Sky View Lake Land Owners Association, Inc. requires that the following be paid in full at settlement: 1) any unpaid dues, 2)Capital Improvement Fee, which is \$150 per unimproved lot and \$395 per improved lot and 3) fees associated with removing "unsightly" debris from the exterior of the property.

The Sky View Lake Resale Certificate is buyer specific. If an additional Resale Certificate is requested for the same seller but for a different buyer, an additional \$100 fee will be required and the prior fee will not be refunded.

Rev: 5/2020; 7/2020, 12/2020