Property Information Questionnaire

The purpose of this questionnaire is to provide additional factual information regarding physical attributes, occupancy agreements and operational characteristics of the property for use in the appraisal and underwriting processes. The primary elements supported with the profile include:

Please answer each question explaining any "Yes" answers below:

Yes No

1. Does the property contain commercial income that accounts for more than 25% of the annual gross potential income?
   
2. Does the property rent space units where liquor, beer or wine is served to customers and consumed on-site?
   
3. Does the property show evidence of having been converted from its initial intended and permitted use – such as from a house or from a motel?
   
4. Does the property include land parcels that do not share a common lot line (that are not contiguous)?
   
5. Does the property contain aluminum wiring?
   a) Is there aluminum wiring running from the electrical sub-panel to the major appliances (stove, refrigerator, air conditioner)?
   b) If answered “yes” to question (a), is the appliance plugged into a properly wired, code compliant 220 volt outlet? If no, is the appliance plugged into a properly wired standard 115 volt outlet?
   c) Is there aluminum wiring going to all other receptacles other than the major appliances?
   d) If answered “yes” to question (c), are the receptacles pigtailed with retrofitted copper and fastened with a lug-nut?
   e) Is there knob & tube wiring present?
   
6. Does the property operate with seasonal occupancy?
   
7. Does the property operate as furnished housing (Furniture provided by the landlord)? If so, identify the units and their bedroom count mix.
   
8. Is the property subject to rent control restrictions either by public law or under any other agreement?
   
9. Does the property have subsidized rental (Section 8) occupancy? If so, all Section 8 leases & addenda are required with submission of loan package.
   
10. Does the property have tenancy restrictions or conditions attached to the property based upon zoning, permit, HUD, municipality or other enabling agreements that set aside tenancy allocations?
   
11. Does the property have rooming house tenancy (i.e. – where initial lease occupancy terms are less than six months and/or rent paid more frequently than monthly)?
   
12. Has the property in the past 12 months offered: 1) rent concessions, or 2) other rent abatement techniques?
   
13. Has the borrower been made aware of any prior testing of the property for any of the following: (A) radon; (B) asbestos; (C) lead hazards; (D) chemical contamination of the soil or ground water; (E) underground subsidence risk; or (F) performance of a Phase 1 Environmental Study?
   
14. Is the property heated by oil supplied by an underground oil tank, or are any unused underground tanks present?
   
15. Is the property within 1/8 mile of any facility that generates or handles materials that could be considered toxic or hazardous in nature: e.g. dry cleaner, service station, oil change facility, etc.?
   
16. Is the property within a Zone 3 or 4 as defined by the FEMA Seismic Zone Map?

Question # Explanation for "Yes" answers:

Borrower/Guarantor Signature Date