

## Criteria and Process to begin a New Build

Application Processing Fee: The processing fee is a \$25.00 non-refundable per person over the age of 18 years of age, lease holders and non-lease holders.  
(Money Order Only)

Payable to Tuscarora Village

For the Park application to be processed you must bring proof of the items listed below:

### Step 1

YOU MUST FILL OUT ALL THE QUESTIONS UNDER EACH CATEGORY ON THE ENTIRE APPLICATION AND SIGN/DATE THE APPLICATION.

### Proof of items Needed:

1. Copies of your license(s) and Social Security card(s)
2. Copies of last (3) paystubs for each lease, or Social Security Award letter(s), or w-9, or (3) months bank statements showing direct deposits.
3. All person(s) applying must be present at the time of the application process.

Please allow 24- 48 hours to be Community approved.  
Must have verifiable income of 3.5 times the monthly rent & taxes.  
Must pass criminal background check  
Thank you for your cooperation with this process.

We require (5) five days' notice for all your paperwork to be completed for your Park closing on the LOT. You will need to make an appointment with Tuscarora Village at 716-297-6980.

**Step 2**

Finance Approval

Finance Companies will be provided when requested

All payments for the lot hold and to order the build must be made by certified check or money order.

-Deposit to hold a lot

\$1,000.00 deposit is required to hold a lot for 6 months, at this time you must start the build of your home floor plan with the Park Manager. The \$1,000.00 deposit will go towards the down payment of your home.

Should an extension be granted between both parties before the build is to start, ex: extending the build date by six (6) months, buyer understands another \$1,000.00 deposit is required.

**Should you cancel, there is a \$250.00 nonrefundable administration fee per \$1000.00 hold deposit.**

-Show Proof of Financing before the home is ordered.

To order the build, we will need an additional \$5,000.00 down payment. This will go towards the down payment of your home as well.

All monies paid will go towards the purchase price of the home at the time of closing.

-Schedule the closing with the Park Manager. At this time, if you are doing outside financing, you will need a cashier's check for the remainder of the balance due payable to Tuscarora Home Sales LLC. and a home insurance binder.

Buyer X \_\_\_\_\_ Date \_\_\_\_\_

Buyer X \_\_\_\_\_

Seller Agent X \_\_\_\_\_