

**JAMES COURT PROPERTY OWNERS' ASSOCIATION, INC.
C/O G.R.S. MANAGEMENT ASSOCIATES, INC.
3900 WOODLAKE BLVD. – SUITE 309
LAKE WORTH, FL. 33463
(561) 641-8554/ FAX (561) 641-9448**

LEASE / RESALE REQUIREMENTS

COMPLETED APPLICATION

APPLICATION PROCESSING FEE: \$50.00 – CHECK OR MONEY
ORDER MADE PAYABLE TO GRS MANAGEMENT ASSOCIATES

COPY OF LEASE OR SALES CONTRACT

BOARD REVIEW

APPROVAL NOT REQUIRED

UPON CLOSING PLEASE FAX A COPY OF THE WARRANTY DEED

IF ASSOCIATION DOCUMENTS ARE NEEDED, THEY CAN BE
PURCHASED FROM GRS MANAGEMENT ASSOCIATES BY CHECK OR
MONEY ORDER FOR \$75.00

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NOTIFICATION TO SELL OR LEASE A PROPERTY

1. This form must be completed by the property owner and shall be provided to the Association not less than fourteen (14) days prior to the sale or lease of the property.
2. This form and any required documentation (i.e., copy of signed lease) must be forwarded to GRS Management Associates, Inc.
3. A Lease may not be for a period of less than three (3) months.
4. No more than one (1) rental is permitted within a twelve (12) consecutive month period.
5. Subleasing is not permitted.
6. The Lessor shall be responsible for the full and faithful performance of the Lease in accordance with the provisions of the James Court governing documents.

This notification is for a Sale Listing _____ or Lease _____

Date: _____

Property Owner Name(s): _____

James Court Address: _____

Alternate Address: _____

James Court Telephone: _____ Alt. Phone: _____

Relator Name (Optional): _____

Agent Name (Optional): _____

Address (Optional): _____

Telephone (Optional): _____

Lessee Name: _____

Permanent Address: _____

Telephone: _____

Name(s) of other Lessee Occupants (if any): _____

Lease Dates: From: _____ To: _____

Vehicle Identification: Make: _____ Model: _____

License Plate: _____

In the event of a Lease, in submitting this notification, we do hereby declare that all occupants and invitees of the aforementioned Property:

1. Have been made aware of all restrictions, rules and regulations of the James Court Property Owners' Association, Inc. Only the persons named on this notification may be residents in the Leased property. Corporations, Partnerships, Trusts and the like may not be lessees.
2. Understand that any violation of the restrictions, rules and regulations as defined in the James Court governing documents may provide cause for immediate action as therein provided or termination under appropriate circumstances.
3. Understand that the acceptance of a signed Lease for a property in James Court is conditioned upon the truth and accuracy of this notification. Occupancy prior to notification of a signed Lease is prohibited.

Date: _____

Signature of Property Owner: _____

Signature of Property Owner: _____

Signature of Lessee: _____

Signature of Lessee: _____