

Approved form AF2002-20

approved by the Minister for Planning on 4 March 2002 under the

Community Title Act 2001, s 97 (Approved Forms)

Community Title Act 2001 – Form 5

(see s 67)

Australian Capital Territory

Sale of Lot(s) in a Community Title Scheme Statement by Seller

(See attached form entitled Sale of Lot(s) in a Community Title Scheme Statement by Seller)

Community Title Act 2001 - Form 5

Sale of Lot(s) in a Community Title Scheme Statement by Seller

If you are selling your lot(s) or are a mortgagee exercising a power of sale of lot(s), in a community title scheme, you must complete this statement and give it to the buyer of the lot(s) before the buyer enters into the contract of sale. You must attach a copy of this statement to the contract as the first or top sheet.

Part 1: Lot Details

Block(s) _____
Section(s) _____
Suburb(s) _____
Street address _____

The above lot(s) is/are included in a community title scheme that imposes obligations on the owner of the lot.

Community Title Scheme No. _____

Part 2: Body Corporate/Manager details

If it is the duty of the body corporate manager to act for the body corporate in supplying community title certificates, please provide the manager's details.

Surname or Company name _____
Title / First Name / Initials or
Australian Company Number (ACN) _____
Postal address _____
Telephone number _____
Fax number _____
Email _____

Part 3: Owner/Buyer's obligations

Annual contributions (as fixed by the body corporate payable by the owner of the lot):

\$ _____

The improvements on common property of the community title scheme which the owner of the lot(s) is are as follows: (List the obligations imposed on the owner of the lot. Please attach if more space is required.)



Part 4: Seller's declaration

I/we the undersigned, being the seller(s) of the above lot(s), included in a community title scheme, hereby declare that the information provided in this statement is true and complete.

Signature(s) _____

If a company, capacity/authority _____

Date / /

Note: If you are an agent of the seller(s), you must attach a statement of authority to act on behalf of the seller(s).

Note: The buyer may cancel the contract if:

- (a) the seller has not substantially completed this statement; and
- (b) settlement has not taken place.