



The Laurels at Sherwood Condominium Association, Inc.

Dear Prospective Owner or Tenant,

Enclosed you will find an application from The Laurels at Sherwood Condominium Association which **MUST** be completed in its entirety. This is **MANDATORY** for all prospective owners/tenants. There is a **\$175.00 non-refundable** application fee per applicant/occupant age 18 or over (\$150.00 per married couple) to **Florida Management Professionals, Inc. (money order, cashiers check or cash; we do not accept personal checks)**; which must be submitted with the application. A copy of marriage certificate is required if married with different last names. The application fee covers the application process only, all other charges for estoppels or condo questionnaires are not included. **Be sure to provide a copy of drivers license(s) / ID for all applicants age 18 and over along with your purchase contract or lease agreement.** All paperwork must be legible and complete to not delay your approval.

****If you are renting the property you must submit a copy of the owner's Rental Business Tax Receipt from the City of Greenacres with your application.**

The application must be submitted to the Association Management Company for processing and the final approval by the Board of Directors. **You MUST have the Certificate of Approval before actually taking physical possession of the property.** You will receive a written Certificate of Approval after the background investigation. All Rules & Regulations of the Association are effective immediately upon your Application Approval by the Board of Directors. Any additional persons that move-in after move-in date and are not listed on original application must then complete an application along with fee.

If you have any questions or problems completing this application, Florida Management Professionals, Inc. can be reached at 561-721-3511. Thank you in advance for your cooperation!

Sincerely,
Heather Giessen
Administrative Assistant
heather@callfmp.com
cc: Board of Directors

Updated 5/15/2024

The Laurels at Sherwood Condominium Association, Inc.

Application for Purchase or Lease **Must be filled out COMPLETELY!**

CIRCLE ONE: PURCHASE / RENTAL

Address of Unit

◀ Applicant № 1:

First Name M. Initial Last Name

Date of Birth Social Security No. Driver's License No.

Phone Number (CELL) Phone Number (ALTERNATE) Expected Closing/Move-In Date

Email Address

◀ Applicant № 2:

First Name M. Initial Last Name

Date of Birth Social Security No. Driver's License Number

Have you ever been arrested for a felony? Applicant № 1: Yes _____ No _____ Applicant № 2: Yes _____ No _____

Have you ever been convicted of a felony? Applicant № 2: Yes _____ No _____ Applicant № 2: Yes _____ No _____

If you have answered yes to any of the above questions, please explain the circumstances regarding the situation on a separate sheet of paper.

Will the above listed person(s) be the only occupants? Yes _____ No _____ If no, list additional occupants with Date of Births and Social Security Numbers below. *(If under 18 yrs., you do not have to include Social Security Numbers.)* **Number of Occupants to live in Residence _____**

Name: _____ DOB: _____ SS#: _____

Name: _____ DOB: _____ SS#: _____

Name: _____ DOB: _____ SS#: _____

The Laurels at Sherwood Condominium Association, Inc.

PARKING INFORMATION

Each unit has two (2) assigned parking spaces. You will be given a temporary parking pass for no more than 30-days. Within 30-days you must have your driver's license and vehicle registration(s) changed to the property address. Once this is done, you will be given a permanent parking permit. Parking permits are to be placed on the inside front windshield driver's side bottom corner. If you do not have a temporary parking pass or permanent parking permit on your vehicle your vehicle will be subject to towing. All costs will be the responsibility of the vehicle owner. **NO COMMERCIAL VEHICLES PERMITTED.** No vehicles larger than one ton or two axles are permitted. Large trucks, boats and boat trailers, motor homes, buses and other such vehicles shall not be allowed to park. All motor vehicles must be properly and currently registered, licensed and shall be maintained in proper working order (i.e., no inoperable motor vehicles are permitted to be stored on the premises). Any motor vehicles determined by the **BOARD** to be an eyesore, not properly and currently registered, licensed, without decal, or not in proper working order shall be subject to towing at the vehicle owner's expense. **PARKING ENFORCEMENT IS ON THE PROPERTY SEVERAL TIMES A WEEK.**

NO ADDITIONAL VEHICLES ARE PERMITTED TO PARK AT THE LAURELS AT SHERWOOD CONDOMINIUM ASSOCIATION; TWO VEHICLES ONLY. Guest parking is for guests only. Any guest of the unit owner/tenant staying seventy-two (72) hours must inform the Association and get a free guest-parking pass. Failure to do so may cause the vehicle to be towed at vehicle owner's expense. IF YOUR GUEST IS PARKED ON THE PROPERTY WITH NO PARKING PASS EVEN WITHIN THE 72-HOUR ALLOTMENT, THEY COULD BE GIVEN A WARNING STICKER ASKING THEM TO CONTACT THE MANAGEMENT OFFICE TO AVOID TOWING OF VEHICLE. ONCE A VEHICLE HAS BEEN WARNED UNDER ANY CIRCUMSTANCE IT IS SUBJECT TO TOW AT ANY POINT IN THE FUTURE WITHOUT WARNING. **IT IS IMPERATIVE TO CONTACT MANAGEMENT IF YOUR VEHICLE OR YOUR GUESTS VEHICLE HAS RECEIVED A WARNING STICKER.**

Parking enforcement always takes a picture of the violation and submits it to management office for proof of violation.

If you or your guest has a temporary/special parking pass it must always be displayed on the driver side corner of dashboard while on the property.

x _____
APPLICANT PRINT NAME

x _____
APPLICANT SIGNATURE

x _____
CO- APPLICANT PRINT NAME

x _____
CO-APPLICANT SIGNATURE

The Laurels at Sherwood Condominium Association, Inc.

PARKING REQUIREMENTS

To obtain permanent parking permits from your Association you must have your driver license and vehicle registration changed to the property address.

Please note that Florida Law requires your address to be changed within ten (10) days of moving. Due to Florida Law the Association extends the following courtesies to you while going through the moving process.

1. You will receive a temporary parking permit for 30 days. The 30 days will give you enough time to have your driver's license and registration changed to the property address.
2. When you bring your driver's license and registration with the correct address change back to our office, you will then be issued a permanent parking sticker.

◀◀ Permanent Parking Sticker Charges are as follows (**CASH ONLY**):

Owner(s): No Charge for first two (2) permanent parking stickers.

Replacement- \$20.00 each

Tenant(s): \$20.00 each / Replacement \$40.00 each

Failure to follow the above guidelines will result in Park Smart (Parking Enforcement) tagging and towing your vehicle away at vehicle owners' expense.

By signing below, you understand and agree to the terms to obtain permanent parking permits and the penalty involved if 30-day requirement is not fulfilled.

x _____
APPLICANT PRINT NAME

x _____
APPLICANT SIGNATURE

x _____
CO- APPLICANT PRINT NAME

x _____
CO-APPLICANT SIGNATURE

Residents Please Be Advised
THE LAURELS AT SHERWOOD PARKING GUIDELINES

THE BELOW GUIDELINES WILL BE ENFORCED THROUGHOUT THE PROPERTY:

- PARKING PERMIT STICKERS ARE TO BE PLACED ON THE INSIDE OF VEHICLE, DRIVERS SIDE BOTTOM CORNER OF THE FRONT WINDSHIELD.
- YOU MUST HAVE A PARKING PERMIT OR A TEMPORARY PARKING PASS TO PARK IN RESIDENT PARKING.
- TO OBTAIN A PARKING PERMIT YOUR DRIVERS LICENSE AND VEHICLE REGISTRATIONS MUST MATCH THE PROPERTY ADDRESS.
- GUEST PARKING IS FOR GUESTS ONLY. IF YOU HAVE A GUEST THAT WILL BE STAYING LONGER THAN 72-HOURS (3-DAYS) YOU WILL NEED TO OBTAIN A GUEST PARKING PASS FROM FMP. EMAIL CARA OR HEATHER OR CALL THE OFFICE.
- NO COMMERCIAL VEHICLES PERMITTED.
- ALL VEHICLES MUST BE PROPERLY REGISTERED.
- VEHICLES LARGER THAN ONE-TON OR TWO-AXLES NOT PERMITTED.
- BOATS, LARGE TRUCKS, TRAILERS, MOTOR HOMES, BUSES, AND OTHER SUCH VEHICLES ARE NOT PERMITTED.

IF ANY OF THE THESE GUIDELINES ARE VIOLATED YOU WILL RECEIVE A WARNING. **YOU ONLY WILL RECEIVE ONE-WARNING PER OFFENSE BEFORE YOUR VEHICLE IS SUBJECT TO TOW AT OWNERS' EXPENSE.** PLEASE COMMUNICATE WITH HEATHER GIessen (heather@callfmp.com) OR CARA TEZANOS (cara@callfmp.com). IF YOU HAVE ANY PROBLEMS OR CONCERNS. WE ARE HERE TO HELP!

AUTOMATIC TOWS:

- NO PLATE ON VEHICLE
- PARKED IN FRONT OF FIRE HYDRANT
- PARKED ON GRASS
- PARKED ON SIDEWALK
- NOT PARKED IN A PARKING SPACE
- DOUBLE PARKED VEHICLES
- BLOCKING GARBAGE DUMPSTERS

x _____

x _____

REGISTRATION FORM

**MUST HAVE A CURRENT 5X7 COLOR PICTURE &
UPDATED VACCINATION CERTIFICATE**

TWO PETS PER DWELLING; NO PETS OVER 25LBS

OWNER/TENANT NAME: _____ UNIT#: _____

ANIMAL INFORMATION:

Dog(s)
Total Number _____

Cat(s)
Total Number _____

◀ PET № 1:

Pet Name: _____ Age: _____ Weight: _____
25LB MAXIMUM

Male Female
 Neutered Male Spayed Female

Color: _____

Dog:
Primary Breed: _____ Secondary Breed: _____

Cat Breed (if known): _____ Long Hair Medium Hair Short Hair

◀ PET № 2:

Pet Name: _____ Age: _____ Weight: _____
25LB MAXIMUM

Male Female
 Neutered Male Spayed Female

Color: _____

Dog:
Primary Breed: _____ Secondary Breed: _____

Cat Breed (if known): _____ Long Hair Medium Hair Short Hair

◀◀◀ PALM BEACH COUNTY RABIES LICENSE TAG NUMBER:

◀◀◀ (Required by Palm Beach County Ordinance 98-22)

Pet 1: County License Tag# _____ Pet 2: County License Tag# _____

The Laurels at Sherwood Condominium Association, Inc.

Applicant Attestation and Signature

I hereby certify that all information in this application is correct. I authorize my current and former employers, any credit information agency, any state driver license agency, any prior HOA or Condominium or apartment manager, any bank, or any court, to furnish records of my service, credit, driver's license, residency, bank account information and/or criminal information, together with all such other information as those agencies may have on me, whether on record or not. I further permit the Board of Directors of The Laurels at Sherwood Condominium Association, Inc. to conduct such investigation as it deems appropriate and to obtain any record concerning me from any agency, and hereby forever release and discharge from any claims, liability, actions for damages, compensation or otherwise, known or unknown, the Board of Directors of The Laurels at Sherwood Condominium Association, Inc., its officers, agents, and employees and all other persons acting on its behalf, any person or agency furnishing said information as a result of the investigation of this application or arising out of the disclosure of any information concerning the investigation of this application. A reproduced copy of this release shall be valid as the original copy. I further understand that the Board of Directors is without the power to grant rule exceptions.

I understand that I must contact the Association Manager to arrange an appointment for a personal interview with the Board of Directors.

In making this application, I am aware that the decision of the Board of Directors will be final, and no specific reason need be given for the decision of the said Board.

x _____
Applicant Print Name

x _____
Applicant Signature

Date

x _____
Co-Applicant Print Name

x _____
Co-Applicant Signature

Date

The Laurels at Sherwood Condominium Association, Inc.

RULES AND REGULATIONS

1. The sidewalks, entrances, passages, lobbies, and hallways and like portions of the Common Elements shall not be obstructed nor used for any purpose other than for ingress or egress to and from the Condominium Property or Common Elements; nor shall any carts, bicycles, carriages, chairs, tables or any other objects be stored therein, except in areas (if any) designated for such purposes.
2. The personal property of Unit Owners and occupants must be stored in their respective units.
3. No articles other than patio-type furniture shall be placed on the balconies, patios or other Common Elements (2-patio chairs and 1-table). No linens, cloths, clothing, bathing suits or swimwear, curtains, rugs, mops, or laundry of any kind, or other articles, shall be shaken or hung from any of the windows, doors, balconies, terraces or other portions of the Condominium or Association Property.
4. No Unit Owner or occupant shall permit anything to fall from a window or door of the Condominium or Association Property, nor sweep or throw from the Condominium or Association Property any dirt or other substance onto any of the balconies or elsewhere in the building or upon the Common Elements.
5. No garbage, refuse, trash, or rubbish shall be deposited except as permitted by the Association. No garbage, refuse, trash, or rubbish shall be left outside any unit. The requirements from time to time of the company or agency providing trash removal services for disposal or collection shall be complied with. All equipment for storage or disposal of such material shall be kept in a clean and sanitary condition. Trash must be put inside the dumpster. Bulk items must be placed in the bulk item designated spot which is located on the north/east side of The Laurels at Sherwood.
6. Employees of the Association are not to be sent out by Unit Owners or occupants for personal errands. The Board of Directors shall be solely responsible for directing and supervising employees of the Association.
7. Each unit has two (2) assigned parking spaces. You will be given a temporary parking pass for no more than 30-days. Within 30-days you must have your driver's license and vehicle registration(s) changed to the property address. Once this is done, you will be given a permanent parking sticker. If you do not have a temporary parking pass or permanent parking sticker on your vehicle your vehicle will be towed off the property. **NO ADDITIONAL VEHICLES ARE PERMITTED TO PARK IN THE LAURELS AT SHERWOOD; TWO VEHICLES ONLY.** You must make your own arrangements for such vehicles. **NO COMMERCIAL VEHICLES PERMITTED.**

Permanent Parking Sticker Charges are as follows:

Owner(s)-	No Charge for first two (2) permanent parking stickers.
Replacement-	\$20.00 each
Tenant(s)-	\$20.00 each / <u>Replacement \$40.00 each**</u>
8. Guest parking spaces are for guests only. Residents of The Laurels at Sherwood must park in their assigned parking spaces.

9. Guests of residents must park in designated guest parking spaces. If your guest will be on the property for more than 72-hours (3 days) you must go to the Management Office to obtain a temporary guest parking pass. Your guest may receive only one warning before getting towed from the property.
10. There shall be no disassembling or assembling of motor vehicles except for ordinary maintenance, such as changing of a tire or battery. **NO oil changes or mechanical repairs may be made to a vehicle while parked in The Laurels at Sherwood.**
11. No, sign, advertisement, notice or other graphics or lettering shall be exhibited, displayed, inscribed, painted or affixed in, or upon any part of the Condominium or Association Property, except signs used or approved by the Developer or the Board of the Association. Additionally, no awning, canopy, shutter or other projection shall be attached to or placed upon the outside walls or roof of the Building or on the Common Elements, without the prior written consent of the Board of Directors of the Association. Notwithstanding anything herein or in any of the Condominium documents to the contrary, any Unit Owner may display one (1) portable, removable Unit States flag in a respectful way and on Armed Forces Day, Memorial Day, Flag Day, Independence Day, and Veterans Day any Unit Owner may display in a respectful way portable, removable official flags, not larger than 4.5 feet by 6 feet that represent the United States Army, Navy, Air Force, Marine Corps, or Coast Guard.
12. No flammable, combustible or explosive fluids, chemicals or substances shall be kept in any Unit or on the Common Elements.
13. ***Grills and other cooking devices shall NOT be kept or stored on patio or balconies for any length of time. COOKING IS STRICTLY PROHIBITED ON PATIOS AND BALCONIES! Residents shall not keep or store propane or other gas containers in the unit, patio, balcony or elsewhere in the condominium.***
14. A Unit Owner or occupant shall **not** cause anything to be affixed or attached to, hung, displayed or placed on the exterior walls, doors, balconies or windows of the Building. Curtains and drapes (or lining thereof) which face on exterior windows or glass doors of Units shall be white or off-white in color, or otherwise shall require the prior written approval of the Board, failing which, they shall be removed and replaced with acceptable items. Notwithstanding anything herein or in any of the Condominium documents to the contrary, any Unit Owner may display one (1) portable, removable Unit States flag in a respectful way and on Armed Forces Day, Memorial Day, Flag Day, Independence Day, and Veterans Day any Unit Owner may display in a respectful way portable, removable official flags, not larger than 4.5 feet by 6 feet that represent the United States Army, Navy, Air Force, Marine Corps, or Coast Guard.
15. No air-conditioning units may be installed by Unit Owners or occupants. No Unit shall have any aluminum foil placed in any window or glass door or any reflective or tinted substance placed on any glass, unless approved, in advance by the Board of Directors in writing. No unsightly materials may be placed on any window or glass door or be visible through such window or glass door.
16. Children will be the direct responsibility of their parents or legal guardians, including full supervision of them while within the Condominium Property and including full compliance by them with these Rules and Regulations and all other rules and regulations of the Association. Loud noises will not be tolerated. All children under (16) years of age must be accompanied by a responsible adult when entering and/or utilizing the recreational facilities.
17. No pets may be left unattended anywhere within the Common Elements of the Condominium. No more than two (2) pets with a twenty-five (25) pound maximum are permitted in Unit. No pets may be left on

patios; this includes all animals, birds, reptiles, etc. Further, no pets may be within the Common Elements of the Condominium, unless they are on a leash, which is a maximum of six (6) feet long. No pets are allowed on the pool deck, even with a leash.

- 18. No Unit Owner or occupant shall make or permit any disruptive noises or noxious fumes in the buildings, or permit any conduct of any persons that will interfere with the rights, comforts or conveniences of other residents.
- 19. Prior to transfer of a unit or occupancy of a unit in The Laurels at Sherwood, every proposed new owner or tenant must attend an orientation meeting. You will do this with the property manager of the Association. A Certificate of Approval will be issued once orientation has taken place. All adults over 18 years of age MUST attend orientation. All Rules and Regulations of the Association are effective immediately upon your application approval. Any additional persons that move in after move-in date and is not listed on original application must go through approval process.**
- 20. Every Owner and occupant shall comply with these Rules and Regulations as set forth herein, any and all rules and regulations which from time to time may be adopted, and the provisions of the Declaration, By-Laws and Articles of Incorporation of the Association, as amended from time to time. Failure of an Owner or occupant to so comply shall be grounds for action which may include, without limitation, an action to recover sums due for damages, in injunctive relief, or any combination thereof. In addition to all other remedies, in the sole discretion of the Board of Directors of the Association, a fine or fines may be imposed upon an Owner for failure of an Owner, his family, guests, invitees lessees or employees, to comply with any covenant, restriction, rule or regulation herein or in the Declaration, Articles of Incorporation or By-Laws.
- 21. These Rules and Regulations shall be cumulative with the covenants, conditions and restrictions set forth in the Declaration of Condominium, provided that the provisions of same shall control over these Rules and Regulations in the event of a conflict or a doubt as to whether a specific practice or not apply to the Developer, nor its agents or employees and contractors, not to the Units owned by the specifically so stated in portions hereof. The Board of Directors shall be permitted (but not required) to grant relief to one or more Unit Owners from specific Rules and Regulations upon written request therefore and good cause shown in the sole opinion of the Board.

X _____
APPLICANT PRINT NAME

X _____
APPLICANT SIGNATURE

X _____
CO- APPLICANT PRINT NAME

X _____
CO-APPLICANT SIGNATURE

The Laurels at Sherwood Condominium Association, Inc.

RULES AND REGULATIONS RULES FOR THE SWIMMING POOL AREA

1. Pool Area Use:

- a. **THERE SHALL BE NO LIFEGUARD ON DUTY. ALL PERSONS USING THE POOL DO SO AT THEIR OWN RISK.** The Association and its Board of Directors assumes no responsibility for any accident or personal injury or for any loss or damage to personal property arising out of or in connection with the use of the pool and/or the pool area. Persons using the pool or pool area agree not to hold the Association or the Board of Directors liable for actions of any nature occurring within the pool area.
- b. Pool hours are from dawn to dusk daily (½ hour after sunrise and ½ hour before sunset). At no time shall use of the pool be permitted which is deemed disruptive to the peaceful enjoyment of those residents living adjacent to the pool area.
- c. All persons 16 years of age and under must be accompanied by an Owner or supervising adult over the age of eighteen (18).
- d. Wheelchairs, strollers, child waist and arm flotation devices shall be permitted in the pool area. No rafts and/or similar flotation devices shall be permitted in the pool area.

2. Code of Conduct for the Pool area:

- a. No nude swimming shall be allowed at any age. Anyone wearing diapers must wear protective, leak-proof pants. Proper swim attire must be worn in the pool. No jean type shorts shall be allowed in the pool,
- b. No intoxicants or smoking shall be permitted on the pool Wet Deck Area (the four foot wide, unobstructed pool deck area around the outside of the pool water perimeter).
- c. No roller skates, skateboards, roller blades, bicycles, scooters, or scuba equipment shall be permitted.

- d. No dunking, rough play, profane language, diving, jumping, running, or pushing shall be permitted in the pool or pool area.
- e. No radios, tape or CD players or portable televisions shall be permitted in the pool area without the use of headphones.
- f. Use of the pool is a privilege and right of every member. Misuse of the pool area may result in fine and or the loss of privileges of common areas.

3. Health and Safety considerations:

- a. All users shall shower before entering the pool.
- b. No soaps or shampoos shall be used at the pool side shower or in pool.
- c. Persons wearing bandages shall not use the pool.
- d. Persons having any communicable disease or infections of any type (such as strep, intestinal infections, flu, pink eye, conjunctivitis, etc.), open sores, colds, coughs or inflamed eyes shall not enter the pool.
- e. No glass containers or other breakable objects shall be permitted in the pool area.
- f. All belongings shall be removed when the user is leaving the pool area. The Association and its Board of Directors shall not be responsible for any belongings lost or stolen.
- g. All rubbish, garbage, trash, refuse or other waste materials shall be placed into proper containers around the pool area provided for this purpose or removed from the pool area.
- h. A four (4) foot wet-deck walking area shall be maintained around the pool at all times. Additionally, walking areas around and through the pool area shall not otherwise be blocked. The gate is the means ingress/egress to and from the pool and therefore must be kept clear of obstructions at all times in case of emergency.
- i. In accordance with health department regulations: No food or drinks are permitted on the pool wet deck area.
- j. In accordance with health department regulations no animals are permitted within the fenced in area of the pool (except seeing-eye dogs in accordance with the dog performing its official duties while in the fenced in area of the pool).

4. Use of pool furniture and equipment:

- a. Pool furniture and equipment shall not be removed from the pool area, reserved for anyone not in the pool area, modified, altered or changed in any manner,
- b. Pool furniture shall be returned to an orderly position after use. Umbrellas must be lowered when not in use.
- c. Towels shall be placed on pool furniture before sunbathing.
- d. At no time shall Life saving devices (preservers, shepherd's hook, etc.) be used for play. They are for emergency use only.

5. Use of the pool area shall also be governed by-all other applicable Rules and Regulations adopted by the Board of Directors, including but not limited to those concerning the "General Use of Common Areas and Recreational Areas."

X _____
APPLICANT PRINT NAME

X _____
APPLICANT SIGNATURE

X _____
CO- APPLICANT PRINT NAME

X _____
CO-APPLICANT SIGNATURE

The Laurels at Sherwood Condominium Association, Inc.

- I have received, read, understand, and agree to comply with the Rules & Regulations of The Laurels at Sherwood Condominium Association, Inc. I understand it is my responsibility to inform my guest(s) of such rules and regulations as I will be held accountable for their actions.
- I understand that the Rules & Regulations can be amended or changed for the association by the Board of Directors from time to time.
- I understand that I will be advised by the Board of Directors of either acceptance or denial of this application. Furthermore, I understand that approval of this application is conditioned in part upon truth and accuracy. Any misrepresentation or false information on these forms will result in the automatic disqualification of my application. Occupancy prior to board approval is strictly prohibited.
- I understand the application process can take 7-10 days and agree to not occupy the premises prior to certificate of approval being issued.
- Resales:
 - *I have received, read, understood and agree to comply with the Governing Documents and the Rules & Regulations. Under Florida Law, I understand it is the seller's responsibility to provide me with these items.*
 - *I will provide the association with a copy of my Closing Statement and or Warranty Deed withing 14-days after closing.*
- I have read, understand and agree to comply to the Parking Rules and Regulations.
- I understand that commercial vehicles are not allowed to be parked on this property.
- I understand that any vehicle found parked or driving through lawn areas or sidewalk areas will be subject to immediate towing of the vehicle at the owner's expense. This includes all vehicles and applies to every owner and tenant. Invited guests and service personnel are subject to the same rules and regulations and must be notified of these rules by owner and or tenant. Furthermore, I understand that any damage to the lawn or sprinkler system or to the sidewalk pavement as a result of vehicle trespassing will be charged against the appropriate unit. No inoperable or untaged vehicle(s) may remain on the premises.
- I understand that the pet restrictions for this community are as follows:
 - *No aggressive breeds are permitted on the property at any time.*
 - *I may not have a pet that is in excess of twenty-five pounds at maturity.*
 - *I may not have more than two (2) pets.*
 - *I agree to walk my pet on a leash and pick up their droppings at all times.*

X _____

X _____

The Laurels at Sherwood Condominium Association, Inc.

- I understand that the outside of my unit cannot be changed.
- I understand that the minimum lease is 12 months. The must be evidenced on the lease agreement.
- I understand that if the owner of the unit falls behind, or otherwise becomes delinquent on any payment obligation to the Association, upon notification by the Association I will tender my rental payments to the Association and will receive a receipt to provide my land lord so that the amount can be credited against my rental payment obligation to the landlord.
- I understand that should I fail to tender my rent to the Association upon demand I can be evicted by the Association.
- Pool:
 - *I have received, read, understand, and agree to comply with the Pool Rules & Regulations. I understand it is my responsibility to inform my guest(s) of such rules and regulations as I will be held accountable for their actions.*
 - *New Owners: I understand that there is not a fee to receive my first pool key, however, I do understand that a replacement pool key is \$100.00.*
 - *Tenants: I understand that there is a \$100.00 pool key deposit. My deposit is refundable when key is returned to Florida Management Professionals, Inc.*
 - *I understand children age 16 and under and not allowed to be in pool area without a supervising adult over the age of 18.*
- I understand that water and cable are not included in maintenance fee.
- I understand that satellite dishes can be installed however, may not be attached to the building and may be installed on a pole near the building.
- I understand that I get my mailbox key from the Greenacres Post Office located at 4300 S. Jog Road, Greenacres, Florida 33467; 561-649-2039
- I understand that building insurance is included in maintenance fee and that I will need to obtain an HO6 policy for the interior of the home. For insurance information you can contact our agent, Beth Underwood with Underwood Agency at 772-778-0909 or via email at bethinsurance@aol.com.

x _____

x _____