



HOME HELP URA to Seller

INSTRUCTIONS FOR LENDER:

Make three copies of this executed form. Leave one copy with the seller, keep the other copy in the loan file, and submit the third to Minnesota Housing in the loan purchase package.

INSTRUCTIONS TO PROPERTY SELLER (OWNER):

Sign and return this document to the Lending Partner identified at the end of this form within seven days of receipt.

Dear Property Seller (Owner): _____

The purchaser of your property located at:

Property Address

City

is being assisted with funding from the HOME Homeowner Entry Loan Program (HOME HELP) provided through the Minnesota Housing Finance Agency.

The purpose of this letter is to inform you of your rights under federal law when federal funds are involved in property acquisition. This is a voluntary sale. Activities funded by the HOME Homeowner Entry Loan Program are covered by the Uniform Relocation Assistance and Real Property Acquisitions Policy Act, commonly called the "Uniform Act." The Uniform Act protects persons whose property is taken involuntarily or who are forced to move as a direct result of a federally funded project. However, because this is a voluntary sale negotiated between you and the buyer, there is no threat of eminent domain or condemnation to take your property, this sale is not regulated by the Uniform Act except for the following notifications which must be presented to you:

The purchaser does not have power of eminent domain to take your property if you cannot reach an agreement through negotiation.

The fair market value (from current county property tax statement) of the above property has been estimated at \$_____.

The purchase price is offered at \$_____.

You (Seller) have the authority to accept or reject this offer.

You, the seller, are not eligible for relocation assistance under the Uniform Relocation Act because the proposed sale is considered voluntary. If you have any questions or require additional information, please contact: HOME HELP Coordinator at 800-710-8871.

OWNER RECEIPT OF INFORMATION

I, the owner of the above property, certify that I have received and understand the above information. I understand that providing false information may result in possible legal action by the Minnesota Housing Finance Agency against me.

I certify that no tenant(s) has/have been or will be required to move from the property for this pending transaction.

I certify that no tenants currently reside, or have resided in the property for the previous three months.

I further certify that this notice was received after the purchase agreement was executed; however, I do not wish to terminate this voluntary sale.

Seller Signature

Date

Return this form to:

Loan Officer Name

Phone Number

Lending Partner Name (Company)

E-mail

Address

City

State

Zip

LENDER CERTIFICATION

I delivered this document to the Seller on this date:

In person

Standard mail

Certified mail return receipt

Other

Lending Partner Name (Company)

Lender Signature

*Date of Signature

Print Name

*Date of Signature must be prior to commitment of HOME HELP funds in HDS SF Web Application.