



## HOME Homeowner Entry Loan Program (HOME HELP) Uniform Relocation Act/ Property Seller Notification Eminent Domain

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

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

\_\_\_\_\_  
Print Name