



This is your HomeBuyer Checklist.

Make several copies of this so you can take notes on the properties that you visit. Believe me, after three or four houses you cannot keep them all in your memory. If there are feature sheets at the property. Take one and number it and your checklist to match.

| The Home | Good | Average | Poor | Comments |
|------------------------|-------|---------|------|------------------------------------|
| Square Footage | | | | |
| Bedrooms | | | | |
| Baths (Tubs?) | | | | |
| Dining Room | | | | |
| Kitchen | | | | |
| Laundry Room | | | | |
| Fireplace | | | | |
| Pool | | | | |
| Spa | | | | |
| Outdoor Shower | | | | |
| Outdoor Fireplace | | | | |
| Outdoor Kitchen | | | | |
| Interior condition | | | | |
| Windows | | | | |
| Doors | | | | |
| Screens | | | | |
| Furnished | | | | |
| Internet | | | | |
| Cable or Satellite TV | | | | |
| Phone Lines | | | | |
| Water Source: | Check | to see | if | it is one of the two options below |
| Well or truck | | | | |
| City Water | | | | |
| Electricity or Solar | | | | |
| Exterior Condition | | | | |
| Garage RV Boat Storage | | | | |
| View | Can | your | view | be obstructed at a later date? |
| Shopping | | | | |
| Schools | | | | |
| Medical Care | | | | |



This is page two of the Checklist with the title, and HOA Questions you need to ask.

Title Issues:

Fideicomiso: In Place ___ Years Remaining ___ Fiduciary Bank _____ Renewal Fee _____

Escritura: All Parties to title willing to sign for sale? _____

Federal Zone (ZMFT): Is home outside ZMFT? _____ Date of last survey? _____

Has agent or seller checked with SEMARNAT as to status of ZMFT? _____

Is there a concession in place? ___ Years Remaining? ___ Transferable? ___ Cost? _____

Homeowner's Association:

Is the HOA controlled by owners or developer? _____

If developer still has control when will owners take over? _____

What are the annual dues? _____ What is covered by dues? _____

Is there a master hazard insurance policy in place? _____

Will the insurer give a rider to a lender? _____

Are all common areas in good condition? _____

Are their sufficient reserves for HOA to handle normal maintenance? _____

Any special restrictions (i.e. size of pets)? _____

Is there a master title insurance policy? _____



Home Buyer Checklist for New Construction

Is the condo regime in place? Y___N___ In progress_____

How many units are pre-sold?_____

How many total units are planned?_____

For Custom Homes:

Are their height restrictions? Describe_____

Are there square footage minimums? Y___N___ What is the minimum?_____

Are there style restrictions? Describe_____

General Questions:

Has the development been approved by Scotiabank? Y___N___ In progress_____

What kind of common areas are provided? Under construction or Complete?

___Pools ___Spa ___Club House_____ Health Spa

___Tennis Courts ___Golf Course _____ Beach Club

What kind of security?

___Guard at Gate ___Intercom to each house ___Security Patrols

