

First American Title Insurance Company

COMMITMENT NO. : _____ PREMISES: _____

ON THE _____ DAY OF _____ 20____, the undersigned Affiant(s) after being duly sworn according to law and intending to be legally bound, depose(s) and say(s) that the following statements are true and correct to the best of Affiant's(s') knowledge and belief:

That the Owner(s) of the Premises being insured in the present transaction are the same person(s) and/or entity(ies) as the Grantee(s) named in the deed recital(s) set forth in the above captioned Commitment.

That there are no mortgages, judgments, encumbrances, easements, or pending suits adversely affecting the Owner(s) or the Premises that are known to the Affiant(s) and not set forth in the Commitment.

That any line of credit secured by a mortgage encumbering the Premises has been closed, and no further draws, checks or other withdrawals have been or will be made.

That there have been no repairs, additions or improvements made on or to the Premises, nor any demolition, excavation, or other site work on the Premises, within six (6) months from the date of this affidavit.

That the Owner(s) has/have not received any notice relating to the filing of a mechanics' lien claim.

That there has been no work done, or notice received that work is to be done, on or to the Premises by the Municipality (City, Borough or Township), or at its direction, in connection with the installation of sewer, water, or other municipal services, or for improvements such as paving or repaving of streets or alleys, or the installation or repair of curbs or sidewalks.

That no notice has been served by any governmental authority for the removal or abatement of any nuisance, for the violation of any zoning or environmental regulations or concerning the condemnation of any portion of the Premises.

That there has been no violation of any restrictions affecting the Premises.

That there are no purchase money obligations being created in this transaction other than any purchase money mortgage set forth in the Commitment.

That the Owner(s) in this transaction is/are in actual possession of the entire Premises, and there are no leases or agreements affecting the Premises or any part thereof outstanding. If this statement is not accurate, then Affiant(s) must identify the party in possession and any applicable leases or agreements as follows:

That the transaction contemplated by the Commitment is not made for the purpose of hindering, delaying or defrauding any creditors of the Owner(s).

No proceedings in bankruptcy or receivership have been instituted by or against the Owner(s).

That the Owner(s) is/are over 18 years of age and competent to convey or encumber the Premises. That the Affiant(s), if not the Owner(s), is/are over 18 years of age, and competent and knowledgeable as to the matters set forth in this affidavit.

That the Owner(s) has/have not received a notice of claim from any Real Estate Broker claiming a right to a lien on the Premises.

