

SELLERS AFFIDAVIT CONCERNING PENNSYLVANIA CONDOMINIUM CONVERSION

Penn Attorneys' File No. _____

Premises: _____

COMMONWEALTH OF PENNSYLVANIA) ss
COUNTY OF _____)

BEFORE ME, the undersigned officer, personally appeared:

_____, ("Deponent[s]"),
who, being duly sworn according to law, and intending to be legally bound, depose and say that he/she/they is/are
the Owner[s] of the above premises being the identical person[s] as the Grantee[s] in the Deed recorded in
_____ Book _____, Page _____, in the Office of the Recorder of Deeds in and for
_____ County, Pennsylvania.

Deponent[s] represent[s] and warrant[s] that as the Owner[s] of the subject premises and as Declarant[s] of
_____ Condominiums,
he/she/they are converting or has/have converted same to Pennsylvania condominiums.

Deponent[s] further represent[s] and warrant[s] that he/she/they has/have fully complied with the notice and offer
for sale provisions of 68 Pa.C.S.A. §3410(a) and (b).

Deponent[s] further represent[s] and warrant[s] that if the Grantee in the proposed insured conveyance is not a
former Tenant in the premises, that either:

- 1. The consideration paid by proposed Grantee is in an amount that is no less than, and on no more
favorable terms than the price or terms offered to and declined by the prior residential tenant of the unit
being conveyed hereunder, or
- 2. That more than 12 months elapsed from the date of the conversion notice provided pursuant to
68 Pa.C.S.A. §3410(a), to the date of the offer to convey from Grantor to proposed Grantee.

Deponent[s], for himself/herself/themselves and on behalf of all other owners of said premises by and with their full
authority for so doing, make this Affidavit for the purpose of inducing:

_____, Approved Attorney,
to hold settlement for the conveyance of said premises, to issue an attorney's certification of title, and to make
disbursement of funds arising out of said transaction.

Deponent[s] is/are aware that this affidavit is also being made for the purpose of inducing Penn Attorneys Title
Insurance Co. to issue its title insurance policy/policies without exception for matters pertaining to the
Pennsylvania Condominium Conversion.

DEPONENT[S]:

Sworn and subscribed before me, this _____ day of _____, _____.

Notary Public: _____ My Commission Expires: _____