



BUYER'S AFFIDAVIT

Building Department

Applicant & Property Information

Property Type (check one): Residential Commercial

Property Address: _____

Buyer Name(s): _____

Applicant Name: _____

Current Mailing Address: _____

City: _____ State: _____ Zip Code: _____

Phone Number: _____ Alternative Phone Number: _____

E-mail: _____ Ohio State ID Number: _____

This property will be (check one): Owner Occupied Rental/Investment

Affidavit Understanding

I will be the new, or co-owner, of the subject property and therefore have the authorization to sign this affidavit for all parties having an interest in this property and do fully understand the following:

If the buyer/transferee is a business entity, rather than an individual, the business entity will be registered with the Ohio Secretary of State prior to transfer of title to Buyer. Proof of registration required for approval of transfer.

If I am assuming violations, I have six (6) months from the date of transfer to correct the violations found during the Point of Sale Inspection and have a re-inspection performed. In order for violations to be assumed by the Buyer, either proof of an escrow account must be established in an amount previously approved by the City's Building Official and "Assumption of Violations Form" completed with this form, or an "Owner Occupant 100% Escrow Waiver" and "Assumption of Violations Form" must be submitted with this form.

I further agree to be fully responsible to keep all structures and all parts thereof both exterior and interior, in good repair, in a clean and sanitary condition, and in full compliance with the City's Property Maintenance Code. The Certificate of Occupancy shall be considered by all parties involved that the City of Maple Heights inspection for compliance with the Property Maintenance Code and Chapter 1494 of the Codified Ordinances of the City of Maple Heights, Ohio was not a complete and thorough inspection on behalf of the buyer(s) and the Certificate shall not be considered to be a warranty, guarantee, or assurance that any aspect of the property and its structures, utilities, or appliances are in compliance with the Code, are safe, or are in proper working or operating condition.

It is further understood that the Certificate of Occupancy issued shall expire upon any change in ownership of record or with any change in the nature or extent of the use or occupancy, as noted on the Certificate of Occupancy. I/we further agree to notify the Building Official of the City of Maple Heights in writing, within thirty (30) days of any changes in resident agent or non-resident agent as shown by the Certificate of Occupancy.

Buyer Name: _____ (please print) Co-Buyer Name: _____ (please print)

Buyer Signature: _____ Co-Buyer Signature: _____

Date: _____ Date: _____

Witness Name: _____ (please print) Witness Name: _____ (please print)

Witness's Signature: _____ Witness's Signature: _____