

The Waring Hall Condominium  
610 Waring Avenue, Bronx, New York 10467

Purchase Application

Dear Applicant,

Please read your application form and all materials pertaining to this property before answering the questions. All sections must be answered. If a question does not pertain to you, simply write N/A in the space provided.

Please submit all required documentation to prevent any delays with process. Kindly submit 3 additional copies to submit to the Board.

1. Purchaser Profile
2. Completed application form.
3. A copy of your latest Federal Income Tax Return; Form 1040 with W-2 Forms.
4. Copy of the last (3) pay stubs.
5. Contract of Sale/Copy of Lease Agreement (fully executed)
6. Mortgage commitment letter from the bank, if applicable.
7. Three (3) reference letters.
8. Application Processing Fee - \$400.00 payable to Anker Management Corp.
9. Background Check Fee - \$175 (per person) payable to Anker Management Corp.
10. Criminal Check Fee - \$175.00 (per person) payable to Anker Management Corp.
11. Move out deposit (Seller) - \$250.00 payable to The Waring Hall Condominium.
12. Move in deposit (Buyer) - \$250.00 payable to The Waring Hall Condominium.
13. Executed acknowledgement of receipt of House Rules.

Only certified, bank or attorney check will be accepted.

Sincerely,  
Board of Managers for  
The Waring Hall Condominium

**RETURN THIS APPLICATION TO:** The Waring Hall Condominium c/o Anker Management Corp.  
440 Mamaroneck Ave Suite S-512, Harrison, NY 10528  
Office: (914)288-0200 F. (914) 461-2910

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REQUEST FOR WAIVER OF RIGHT OF FIRST REFUSAL/PURCHASER PROFILE

Board of Managers  
The Waring Hall Condominium  
c/o Anker Management Corp.  
440 Mamaroneck Ave Suite S512  
Harrison, NY 10528

RE: Sale of Unit No. \_\_\_\_\_  
610 Waring Avenue  
Bronx, NY 10467

I/We are the prospective purchaser of the above referenced unit. I/We hereby certify that I /We understand that any interest I/We shall have in the Unit and Condominium will be held subject to the provisions of the Declaration of Condominium By-Laws and any rules and regulations promulgated or hereafter established by the Owners of Units, as any or all of the above may be amended from time to time.

I/We further understand that certain information is required to be furnished to you, and therefore make the following available to the best of my knowledge.

Name(s) of Purchaser(s):

\_\_\_\_\_  
SSN: \_\_\_\_\_  
\_\_\_\_\_  
SSN: \_\_\_\_\_  
\_\_\_\_\_  
SSN: \_\_\_\_\_

How many people will occupy the premises? \_\_\_\_\_

Please list names, ages, relationship:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Telephone: Home: \_\_\_\_\_  
Work: \_\_\_\_\_  
Mobile: \_\_\_\_\_

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Employment:

Company: \_\_\_\_\_

Address: \_\_\_\_\_  
\_\_\_\_\_

Position: \_\_\_\_\_  
\_\_\_\_\_

Length of  
employment: \_\_\_\_\_

Supervisor: \_\_\_\_\_

Phone: \_\_\_\_\_

Present Address:  
\_\_\_\_\_

Length of time at present address: \_\_\_\_\_ Do you Own? \_\_\_\_ Rent? \_\_\_\_

If you rent, please provide:

Landlord's Name: \_\_\_\_\_

Landlord's Address: \_\_\_\_\_  
\_\_\_\_\_

Landlord's Phone #: \_\_\_\_\_

Previous Address:  
\_\_\_\_\_

Length of time at previous address: \_\_\_\_\_ Did you Own? \_\_\_\_ Rent? \_\_\_\_

If rented, please provide:

Landlord's Name: \_\_\_\_\_

Landlord's Address: \_\_\_\_\_  
\_\_\_\_\_

Landlord's Phone #: \_\_\_\_\_

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Name of Bank: \_\_\_\_\_

Account No.: \_\_\_\_\_

Address: \_\_\_\_\_

Phone: \_\_\_\_\_

Seller's Attorney: \_\_\_\_\_

Phone No.: \_\_\_\_\_

Fax No.: \_\_\_\_\_

Address: \_\_\_\_\_

Email: \_\_\_\_\_

Buyers's Attorney: \_\_\_\_\_

Phone No.: \_\_\_\_\_

Fax No.: \_\_\_\_\_

Address: \_\_\_\_\_

Email: \_\_\_\_\_

I/We represent that the above information is true and correct and understand that you are relying upon the information given in deciding of whether to exercise your Right of First Refusal.

Very truly yours,

\_\_\_\_\_

\_\_\_\_\_

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MOVE IN/OUT FORM  
Rules and Regulations Form #36

The Board of Managers of The Waring Hall Condominium, at a regularly scheduled meeting, voted to adopt a revised RULES AND REGULATIONS #36. It has been in effect since January 1, 2002. Unit Owners, including owners that rent their unit, are responsible to that RULES AND REGULATIONS #36 is followed.

RULES AND REGULATIONS #36 has been adopted to:

- 1- Prevent damage to the common areas,
- 2- Diminish the inconvenience to the residents of The Waring Hall Condominium, and
- 3- To deactivate the ACS keys allotted to the unit, if necessary.

PLEASE COMPLETE THE FOLLOWING AND SIGN BELOW

**MOVE OUT**

UNIT # \_\_\_\_\_ NAME OF PARTY MOVING \_\_\_\_\_

DATE OF MOVE \_\_\_\_\_ EST. TIME OF MOVE \_\_\_\_\_

NAME OF MOVERS \_\_\_\_\_

**MOVE IN**

UNIT # \_\_\_\_\_ NAME OF PARTY MOVING \_\_\_\_\_

DATE OF MOVE \_\_\_\_\_ EST. TIME OF MOVE \_\_\_\_\_

NAME OF MOVERS \_\_\_\_\_

Please have a certificate of insurance completed by the moving company. The company should name both the Condominium and Management as certificate holder and additionally insured.

SIGNED,

\_\_\_\_\_  
Seller (sign)

\_\_\_\_\_  
Buyer (sign)

\_\_\_\_\_  
Seller (sign)

\_\_\_\_\_  
Buyer (print)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Date

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OWNER/INVESTOR FORM  
Rules and Regulations Form #38

This form is to be completed by Unit Owner ONLY if the unit is rented.

This FORM is based on NEW YORK SESSIONS LAW, CHAPTER 594, LAWS 1991, SECTION 352-e (2-d) subsections (b), (c) and (e). The pertinent sections of the LAW are printed below.

Subdivision (b) states that the unit owner must inform each renter of the unit the provisions of this law.

Subdivision (c) states that in case of arrears in the payment of COMMON CHARGES by the Unit Owner to the condominium, the tenant must pay the rent to the condominium Board when requested by the Board to do so. The payments are to continue until the arrears are exhausted.

Subdivision (e) states that payment of rent by the tenant to the condominium Board relieves the tenant of the obligation to pay to the Unit Owner during that time.

PLEASE COMPLETE THE FOLLOWING AND SIGN BELOW

I, \_\_\_\_\_, the Owner of Unit, \_\_\_\_\_, have explained the New York Sessions Law, Chapter 594, Laws 1991, Sections 352-e (2-d), Subsections (a), (b), (c), and (e) to the tenant and the tenant agreed to abide by it.

SIGNED,

\_\_\_\_\_  
Tenant (sign)

\_\_\_\_\_  
Unit Owner (sign)

\_\_\_\_\_  
Tenant (sign)

\_\_\_\_\_  
Unit Owner (print)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Date

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**Anker Management Corp.**  
440 Mamaroneck Avenue Suite S-512  
Harrison NY 10528  
914-288-0200

**RELEASE OF INFORMATION AUTHORIZATION**

I HEREBY AUTHORIZE ANY INDIVIDUAL, COMPANY, OR INSTITUTION TO  
RELEASE TO ANKER MANAGEMENT CORP.

AND/OR ITS REPRESENTATIVE ANY AND ALL INFORMATION THAT THEY HAVE  
CONCERNING ANY CREDIT HISTORY

I HEREBY RELEASE THE INDIVIDUAL, COMPANY, OR INSTITUTION AND ALL  
INDIVIDUALS CONNECTED THEREWITH FROM ALL LIABILITY FOR ANY DAMAGE  
WHATSOEVER INCURRED IN FURNISHING SUCH INFORMATION.

NAME (PRINT) \_\_\_\_\_

DATE OF BIRTH \_\_\_\_\_

ADDRESS \_\_\_\_\_

CITY \_\_\_\_\_ STATE \_\_\_\_\_ ZIP \_\_\_\_\_

SOCIAL SECURITY NUMBER \_\_\_\_\_

SIGNATURE \_\_\_\_\_

DATE \_\_\_\_\_



*Anker Management Corp.*  
440 Mamaroneck Avenue Suite S-512  
Harrison NY 10528  
914-288-0200

**CRIMINAL AUTHORIZATION FORM**  
**RELEASE OF INFORMATION AUTHORIZATION**

I HEREBY AUTHORIZE ANY INDIVIDUAL, COMPANY, OR INSTITUTION TO  
RELEASE TO ANKER MANAGEMENT CORP.

AND/OR ITS REPRESENTATIVE TO OBTAIN A CRIMINAL BACKGROUND

I HEREBY RELEASE THE INDIVIDUAL, COMPANY, OR INSTITUTION AND ALL  
INDIVIDUALS CONNECTED THEREWITH FROM ALL LIABILITY FOR ANY DAMAGE  
WHATSOEVER INCURRED IN FURNISHING SUCH INFORMATION.

NAME (PRINT) \_\_\_\_\_

DATE OF BIRTH \_\_\_\_\_

ADDRESS \_\_\_\_\_

CITY \_\_\_\_\_ STATE \_\_\_\_\_ ZIP \_\_\_\_\_

SOCIAL SECURITY NUMBER \_\_\_\_\_

SIGNATURE \_\_\_\_\_

DATE \_\_\_\_\_



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RULES AND REGULATIONS ACKNOWLEDGEMENT

I, \_\_\_\_\_, of unit # \_\_\_\_\_ have provided the buyer of my unit with  
The Waring Hall Condominium's Rules and Regulations.

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I, \_\_\_\_\_, have been provided with The Waring Hall Condominium's  
Rules and Regulations. I agree to abide by all of the Condominium's rules and regulations.

SIGNED,

\_\_\_\_\_  
Seller (sign)

\_\_\_\_\_  
Buyer (sign)

\_\_\_\_\_  
Seller (sign)

\_\_\_\_\_  
Buyer (print)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Date

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