



Arizona Department of Real Estate (ADRE)

Development Services Division

www.azre.gov

100 North 15th Avenue, Suite 201, Phoenix Arizona 85007

KATIE HOBBS
GOVERNOR

SUSAN NICOLSON
COMMISSIONER

12/27/2024

HS THREE LLC
3317 KNIGHT LANE
LAKE HAVASU CITY, AZ 86404

RE: CERTIFICATE OF ADMINISTRATIVE COMPLETENESS **Subdivision**
Registration No. DM24-062137

CONGRATULATIONS!

This letter is to acknowledge receipt of your application for a disclosure report and to certify it as administratively complete in accordance with the provisions of A.R.S. §32-2183(B). The date of this letter is the effective date of your disclosure report. Please place the effective date and registration number provided above on each disclosure report. You are authorized to sell the following described property:

Lot 10, Block 2, Lots 3, 8, 11, and 12, Block 9, Lots 4, 14, 19, 22 through 30, Block 10, Lots 6, 11 and 17, Block 11, Lots 1 Block 13, Lots 3, 8 and 11, Block 19, Lots 1, 4, 5, and 6, Block 20, Lot 5 Block 21, Lots 10 and 16, Block 22, Lots 1, 3, 4, 5 and 12 Block 24, Lot 6, Block 25 within LAKE HAVASU ESTATES UNIT 13 TRACT 1120, aka, LAKE HAVASU ESTATES UNIT 13 in Mohave County, State of Arizona.

The Department has not subjected your application and disclosure report to a detailed examination. Acceptance of this material as meeting all requirements is based solely on your affirmation that the material submitted is full, true, complete and accurate. In the event that a subsequent examination reveals any omission, inaccuracy, misrepresentation, fraudulent statement or failure to comply with statutory standards for subdivisions, the Department may suspend further sales, order rescission offers for completed sales, and you or the subdivision may be subject to administrative enforcement action and penalties or sanctions.

If a change occurs in any of the information or representations provided in the application or disclosure report, an amendment to the application and disclosure report must be filed with appropriate fees before making further sales. Any use of an inaccurate disclosure report in making sales may require you to rescind such sales and may result in administrative penalties and sanctions.

As a reminder, a receipt for the disclosure report must be obtained from each purchaser and retained by you for five years. Enclosed is a copy of the Department's published receipt form, which must be used.

Sincerely,

Timothy Andert
Development Services Specialist

Enclosures

STATE OF ARIZONA RESCISSION RIGHTS

ARIZONA REVISED STATUTE §32-2185.01(D) PROVIDES THE PURCHASER OR LESSEE OF AN UNIMPROVED LOT OR PARCEL THE LEGAL RIGHT TO RESCIND WITHOUT CAUSE OF ANY KIND BY SENDING OR DELIVERING WRITTEN NOTICE OF RESCISSION BY MIDNIGHT OF THE 7TH CALENDAR DAY FOLLOWING THE DAY ON WHICH THE PURCHASER OR LESSEE HAS EXECUTED A CONTRACT OR PURCHASE AGREEMENT. NOTICE MUST BE GIVEN TO THE DEVELOPER.

ARIZONA REVISED STATUTE §32-2185.01(E) PROVIDES THAT IF THE PURCHASER OR LESSEE OF AN UNIMPROVED LOT OR PARCEL HAS NOT INSPECTED THE LOT OR PARCEL PRIOR TO THE EXECUTION OF THE PURCHASE AGREEMENT, THE PURCHASER SHALL HAVE A SIX-MONTH PERIOD AFTER THE EXECUTION OF THE PURCHASE AGREEMENT TO INSPECT THE LOT OR PARCEL AND AT THE TIME OF THE INSPECTION HAVE THE RIGHT TO UNILATERALLY RESCIND THE PURCHASE AGREEMENT. AN AFFIDAVIT MUST BE SIGNED BY THE PURCHASER AT THE TIME OF INSPECTION AND RETAINED BY THE DEVELOPER.

REQUIRED RECEIPT OF PUBLIC REPORT

The owner, agent or developer of this development shall furnish you, as a prospective customer, with a copy of the Public Report. It is recommended that you read the report before you make any written offer to purchase or lease an interest in the development, and before you pay any money or other consideration toward the purchase or lease of an interest in the development.

FOR YOUR PROTECTION, PLEASE DO NOT SIGN THIS RECEIPT UNTIL YOU HAVE RECEIVED A COPY OF THE REPORT AND HAVE HAD THE OPPORTUNITY TO READ IT. BY SIGNING THIS RECEIPT THE BUYER HAS ACCEPTED THE PUBLIC REPORT AND ACKNOWLEDGES THE INFORMATION IT CONTAINS.

LAKE HAVASU ESTATES UNIT 13 TRACT 1120

Development Name

LAKE HAVASU ESTATES UNIT 13

Marketing Name

DM24-062137

Public Report Registration Number

Lot Number

I understand that the report is not a recommendation or endorsement of the development by the Arizona Department of Real Estate, but is for information only.

Buyer's Printed Name

Current Address

Buyer's Signature

Date

Buyer's Printed Name

Current Address

Buyer's Signature

Date