

Section 84a Receipt of Documents and Statement

WESLEY FARMS

Delivery of Documents. Under the provisions of Section 84a of Michigan's Condominium Act (the "Act"), a developer of a condominium project is required to provide copies of certain documents to a prospective purchaser of a condominium unit other than a business condominium unit. In accordance with the Act, we are furnishing to you at this time copies of the following documents pertaining to Wesley Farms:

- A. The recorded Master Deed and all amendments (if any).
- B. A Purchase Agreement that conforms with Section 84 of the Act and that is in a form which the purchaser may sign.
- C. The Escrow Agreement covering all funds paid by the prospective purchaser in connection with the purchase of a Unit in the Project.
- D. A Condominium Buyer's Handbook.
- E. A Disclosure Statement relating to the Project which meets the requirements of Section 84a of the Act.

Cooling Off Period. Under Sections 84 and 84a of the Act, a signed purchase agreement shall not become binding on a purchaser and a purchaser may withdraw from a signed purchase agreement without cause and without penalty before conveyance of the Unit and within nine (9) business days after receipt of the documents listed above. The calculation of the nine business day period shall include the day on which the documents listed above are received if that day is a business day.

Effect of Amendment. If your Purchase Agreement is amended or if any of the other Condominium Documents delivered to you are subsequently amended, any such amendment will not give you any right or time to withdraw from the Purchase Agreement in addition to the right originally set forth in your Purchase Agreement and in the Act.

Acknowledgment and Return. The undersigned acknowledges that I/we is/are prospective purchaser(s) of Condominium Unit ____ at Wesley Farms and that on this ____ day of _____ 202__, I/we received copies of all of the documents listed above and of this section 84a Receipt of Documents and Statement.

Very truly yours,

Purchaser (if more than one, all must sign):

JMG Development Company, L.C.

By _____

Its _____