

# SANDICOR inc

# INVESTMENT PROPERTY

Submitted to:

Coronado  East San Diego County  Escondido  Fallbrook

North San Diego County  San Diego  Pacific Southwest

**MOBILE HOME PARK Listing Input Form (Page 1)**

TYP  
PROPERTY  
TYPE

**18**

LISTING # \_\_\_\_\_ TRANSACTION # \_\_\_\_\_ (R) = Required Information

LO \_\_\_\_\_ LIST OFFICE NAME \_\_\_\_\_ LIST OFFICE PHONE \_\_\_\_\_  
 (R) LIST OFFICE #

LA \_\_\_\_\_ LIST AGENT NAME \_\_\_\_\_ NN \_\_\_\_\_ LIST AGENT PHONE \_\_\_\_\_  
 (R) LIST AGENT # LAST NAME (R) NICKNAME

HSN \_\_\_\_\_ STR \_\_\_\_\_ MCP \_\_\_\_\_ MCC \_\_\_\_\_ MCR \_\_\_\_\_  
 (R) ADDRESS # STREET NAME MAP CODE PAGE MAP CODE COLUMN MAP CODE ROW

COU \_\_\_\_\_ CIT \_\_\_\_\_ STE \_\_\_\_\_ ZIP \_\_\_\_\_  
 (R) COUNTY (R) CITY (R) STATE (R) ZIP CODE

LP \_\_\_\_\_ NMS \_\_\_\_\_ PLN \_\_\_\_\_ DPM \_\_\_\_\_ COP \_\_\_\_\_  
 (R) LIST PRICE \$ (R) # OF SPACES (R) PRESENT LOANS \$ (R) DOWN PMT (DP) \$ EXTRA COPIES (100, 200, 300, 400, 500)

LD \_\_\_\_\_ PPS \_\_\_\_\_ GE \_\_\_\_\_ ASF \_\_\_\_\_  
 (R) LIST DATE (MM/DD/YY) (R) PRICE/SPACE\$ (R) GROSS EQUITY (R) ASSUMABLE FINANCING

XD \_\_\_\_\_  
 (R) EXPIRE DATE (MM/DD/YY)

HAV \_\_\_\_\_  
 (R) HAVE

MWT \_\_\_\_\_  
 (R) MOTIVE/WANT

Annual Income:	# Of Spaces:	Monthly Rate:
ISR _____ SPACE RENTAL	NS1 _____	RS1 _____
IUT _____ UTILITIES	NS2 _____	RS2 _____
ILD _____ LAUNDRY	NS3 _____	RS3 _____
IVN _____ VENDING		
IOT _____ OTHER		
ITO _____ TOTAL		

FINANCIAL ANALYSIS: FYF _____ FYT _____ FISCAL YEAR FROM -- TO --		EXPENSES: ---	
Actual:	Projected:	Actual:	Projected:
GSI _____ (R) GROSS SCHEDULED INCOME	PGS _____ GROSS SCHEDULED INCOME	ATX _____ TAXES	PTX _____ TAXES
AOI _____ + OTHER INCOME	POI _____ + OTHER INCOME	AFL _____ INS F&L	PFI _____ INS F&L
AVC _____ - VACANCY & CREDIT LOSS	PVC _____ - VACANCY & CREDIT LOSS	AGL _____ GAS & ELEC.	PG _____ GAS & ELEC.
AGI _____ GROSS OPER. INCOME	PGI _____ GROSS OPER. INCOME	AWS _____ WATER & SEWER	PWS _____ WATER & SEWER
AEX _____ (R) - OPER. EXPENSES	PEX _____ - OPER. EXPENSES	ATR _____ TRASH	PTR _____ TRASH
NOI _____ (R) NET OPER. INCOME	PNI _____ NET OPER. INCOME	ASU _____ SUPPLIES	PSU _____ SUPPLIES
API _____ - TOTAL ANNUAL P&I PMT	PPI _____ - TOTAL ANNUAL P&I PMT	AMA _____ MAINT.	PMA _____ MAINT.
ACF _____ CASH FLOW PRE-TAX	PCF _____ CASH FLOW PRE-TAX	APC _____ PEST CONTROL	PPC _____ PEST CONTROL
CAP _____ (R) CAP RATE (NOI/LP)	PCR _____ CAP RATE (NOI/LP)	ALI _____ LICENSE	PLI _____ LICENSE
ACO _____ CASH ON CASH/PRE-TAX (CF + EQ)	PCO _____ CASH ON CASH/PRE-TAX (CF + EQ)	AGA _____ GARDENER	PGA _____ GARDENER
GM _____ (R) GROSS MULTIPLIER (LP + GSI)	PGM _____ GROSS MULTIPLIER (LP + GSI)	AMG _____ MANAGER	PMG _____ MANAGER
		APM _____ PROP. MGT.	PPM _____ PROP. MGT.
		AOE _____ OTHER	POE _____ OTHER
		ATE _____ TOTAL	PTE _____ TOTAL

FINANCING (To be verified at time of contract)

1ST _____ 1ST \$ BALANCE	1PI _____ 1ST \$ P & I	1PC _____ 1ST INT %	1AS _____ 1ST ASSUMABLE (Y/N)	1BL _____ 1ST BALLOON	1YR _____ 1ST MM/YY DUE
2ND _____ 2ND \$ BALANCE	2PI _____ 2ND \$ P & I	2PC _____ 2ND INT %	2AS _____ 2ND ASSUMABLE (Y/N)	2BL _____ 2ND BALLOON	2YR _____ 2ND MM/YY DUE
BAL _____ BLN \$ BALANCE	BPI _____ BLN \$ P & I	BPC _____ BLN INT %	BAS _____ BLN ASSUMABLE (Y/N)	BBL _____ BLN BALLOON	BYR _____ BLN MM/YY DUE



ZON \_\_\_\_\_ LTZ \_\_\_\_\_ LTS \_\_\_\_\_ ACR \_\_\_\_\_ WDS \_\_\_\_\_  
 ZONING APX. LOT SIZE APX. LOT SQ.FT. APX. # OF ACRES WATER DISTRICT

PSP \_\_\_\_\_ BLD \_\_\_\_\_ AGE \_\_\_\_\_ WEL \_\_\_\_\_  
 # PARKING SPACES # BUILDINGS APX. AGE WELL

Sewage Facility: SPU \_\_\_\_\_ SPR \_\_\_\_\_ SCP \_\_\_\_\_ WPC \_\_\_\_\_  
 PUBLIC PRIVATE CAPACITY WELL PUMP CAPACITY

APN \_\_\_\_\_ SPH \_\_\_\_\_ CSO \_\_\_\_\_  
 APN SHOW PHONE (R) COMM. TO SELLING OFFICE

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AUTHORIZED SIGNATURE APPROVING LISTING \_\_\_\_\_

DATE APPROVED \_\_\_\_\_

LISTING # \_\_\_\_\_ TRANSACTION # \_\_\_\_\_ (R) = Required Information

R01 \_\_\_\_\_  
REMARKS LINE 1

R02 \_\_\_\_\_  
REMARKS LINE 2

R03 \_\_\_\_\_  
REMARKS LINE 3

R04 \_\_\_\_\_  
REMARKS LINE 4

R05 \_\_\_\_\_  
REMARKS LINE 5

R06 \_\_\_\_\_  
REMARKS LINE 6

R07 \_\_\_\_\_  
REMARKS LINE 7

R08 \_\_\_\_\_  
REMARKS LINE 8

R09 \_\_\_\_\_  
REMARKS LINE 9

R10 \_\_\_\_\_  
REMARKS LINE 10

R11 \_\_\_\_\_  
REMARKS LINE 11

R12 \_\_\_\_\_  
REMARKS LINE 12

R13 \_\_\_\_\_  
REMARKS LINE 13

R14 \_\_\_\_\_  
REMARKS LINE 14

R15 \_\_\_\_\_  
REMARKS LINE 15

R16 \_\_\_\_\_  
REMARKS LINE 16

R17 \_\_\_\_\_  
REMARKS LINE 17

R18 \_\_\_\_\_  
REMARKS LINE 18

R19 \_\_\_\_\_  
REMARKS LINE 19

R20 \_\_\_\_\_  
REMARKS LINE 20

**AMN AMENITIES**

- A. HEATED POOL
- B. SPA
- C. SAUNA
- D. REC ROOM
- E. TENNIS
- F. CLUBHOUSE
- G. BBQ'S
- H. CTV AVAIL
- I. RV PARKING
- J. ELEVATOR
- K. EXERCISE ROOM
- L. NONE
- M. OTHER
- N. OTHER
- O. REMARKS

**(R) COB COMMISSION TO BUYERS BROKER**

- A. YES
- B. CALL LISTING OFFICE
- C. NONE

**EF EXISTING FINANCING**

- A. CONVENTIONAL
- B. FHA
- C. VA
- D. STATE VETERAN
- E. FIXED RATE
- F. ARM
- G. GPM
- H. AITD
- I. LAND CONTRACT
- M. PRIVATE
- N. OTHER
- O. CLEAR
- P. REMARKS

**FLZ FLOOD ZONE**

- A. KNOWN HAZARD
- B. HAZARD UNKNOWN
- C. REMARKS

**GHZ GEO HAZARD ZONE**

- A. KNOWN HAZARD
- B. HAZARD UNKNOWN
- C. REMARKS

**LSZ LOT SIZE**

- A. 0.25 ACRE OR LESS
- B. 0.25 + THROUGH 0.50 ACRE
- C. 0.50 + THROUGH 0.75 ACRE
- D. 0.75 + THROUGH 1.50 ACRES
- E. 1.50 + THROUGH 2.50 ACRES
- F. 2.50 + THROUGH 5.00 ACRES
- G. 5.00 + THROUGH 10.0 ACRES
- H. 10.0 + THROUGH 20.0 ACRES
- I. ABOVE 20 ACRES/SEE REMARKS

**(R) LTP LISTING TYPE**

- A. EXCLUSIVE RIGHT
- B. EXCLUSIVE AGENCY
- C. OPEN LISTING
- D. PROBATE

**(R) PHO PHOTO CODE**

- A. 1 PHOTO TO BE TAKEN
- B. SUPPLEMENT PHOTO TO BE TAKEN
- C. NO PHOTO REQUESTED
- D. 1 PHOTO SUBMITTED
- E. 1 SKETCH/PLAT SUBMITTED
- F. SPEC INSTRUCTIONS/WRITE OR CALL BRD

**SFI SOURCE OF FINANCIAL INFO**

- A. TAX RETURN
- B. ACCOUNTANT
- C. OWNER
- D. LIMITED INFO
- E. OTHER
- F. REMARKS

**SHW SHOW**

- A. CALL LISTING OFFICE
- B. KEY IN LISTING OFFICE
- C. APPT WITH OCCUPANT
- D. APPT WITH LISTING OFFICE
- E. GATE PASS
- F. CALL FIRST
- G. WITH ACCEPTED OFFER
- H. REMARKS

**SPL SPECIAL**

- A. TERMITE CERTIFICATE
- B. SELLERS ARE RE LICENSEES
- C. COURT APPROVED SALE
- D. ASSESSMENTS/LIENS
- E. HOME OWNERS WARRANTY
- F. LOCAL TRANSFER TAX
- G. CITY TRANSFER TAX
- H. OTHER TAXES
- I. BUILDING REPORT
- J. CITY REPORT
- K. ENERGY RETROFIT
- L. EXCLUDED ITEMS
- M. LAND LEASE
- N. SERVICE CONTRACTS
- O. RENT CONTROL
- P. HIGHWAY FRONTAGE
- Q. FREEWAY ACCESS
- R. RR SPURS
- V. NONE
- W. OTHER
- X. REMARKS

**TRM TERMS**

- A. CTNL
- C. CTCL
- D. OWNER MAY CARRY 1ST
- E. OWNER MAY CARRY 2ND
- F. ASSUMABLE 1ST
- G. ASSUMABLE 2ND
- H. ASSUMABLE OTHER
- I. FHA
- J. VA
- K. STATE VETERAN
- L. AITD
- M. LEASE OPTION
- N. EXCHANGE UP
- O. EXCHANGE DOWN
- P. LAND CONTRACT
- Q. SUBMIT
- R. USE EXISTING LENDER
- V. CASH
- W. OTHER
- X. REMARKS

