

REHAB TO OWNER AFFIDAVIT

I, [REDACTED] representing Premier Real Estate Investments LLC, am the purchaser of [1143 S N ST] and I am authorized to execute this Affidavit as follows:

- 1) I understand that [SOUTHSIDE NEIGHBORHOOD STABILIZATION 2021-2] is a limited partnership in which the managing general partner is a nonprofit corporation that promotes homeowner retention and homeownership.
- 2) I understand that [1143 S N ST] is being marketed on the MLS giving priority to owner occupants as our attempt to increase homeownership.
- 3) I certify as the purchaser of [1143 S N ST] I am acquiring the property with the intent to rehab (if applicable) and sell the home to an owner occupant. I certify (or declare) under penalty of perjury that the foregoing is true and correct:

12-10-2021
(Date and Place)

[Handwritten Signature]
(Signature)

By: [REDACTED]

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of _____

Subscribed and sworn to (or affirmed) before me on this _____ day of _____, 20 ____, by _____, proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

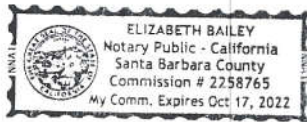
Seal See CA Jurat Attached
Signature _____

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of SANTA BARBARA

Subscribed and sworn to (or affirmed) before me on this 10
day of DECEMBER, 2021, by JOHNNY KAJITANI

proved to me on the basis of satisfactory evidence to be the
person(s) who appeared before me.



(Seal)

Signature

Elizabeth Bailey



SERVICELINK
A BLACK KNIGHT COMPANY

HOLD HARMLESS AGREEMENT

SL # 210482614

It is hereby agreed and understood by the undersigned Buyer(s) that the property that is being purchased and that is located at 1143 S N St, Oxnard, CA 93033 (the "Property") is in violation of building permits, codes or similar laws or regulations as described herein.

The Buyer(s) expressly agree(s):

1. To accept the Property subject to the following violations:
 - a. **A NOTICE OF VIOLATION, EXECUTED BY CITY OF OXNARD,
AGAINST: MARIA C TAMAYO; 1143 S N ST, OXNARD, CA 93033; APN: 203-0-012-330
RECORDED: 02/22/2008, AS DOCUMENT NO. 20080222-00025272-0
REFERENCE IS MADE TO SAID DOCUMENT FOR FULL PARTICULARS.
AMOUNT: NOT SET OUT**
2. To be responsible for compliance with all applicable codes, laws and regulations and to abide by all orders issued in any code enforcement proceeding;
3. To resolve the violations as soon as possible after the Closing; and
4. To execute any and all documents necessary or required for the Closing by any governmental authority with jurisdiction over the Property.

Buyer(s) hereby release and hold harmless SOUTHSIDE NEIGHBORHOOD STABILIZATION 2021-5 ("Seller"), ServiceLink NLS, LLC and its subsidiaries and affiliates, Fidelity National Financial, Inc., and Chicago Title Insurance Company, their agents, subcontractors, successors and assigns, from any and all damages, claims, losses, costs, including without limitation, all attorneys' fees and costs through all levels of proceedings, and liabilities arising from Buyer(s) breach of this Hold Harmless Agreement (the "Agreement"). Buyer(s) acknowledge(s) that the aforementioned violations will remain an exception to the final title policy. The terms of this Agreement shall survive the closing and the delivery of the deed from Seller to Buyer(s) without limitation as to time.

JOHNNY KAJITANI PREMIER REAL ESTATE INVESTMENTS LLC

Buyer's name (please print)

Buyer's name (please print)

[Handwritten Signature]
Buyer's signature

Buyer's signature

12-10-2021
Date

Date

State of _____

County of _____

ACKNOWLEDGMENT

On this, the _____ day of _____, 20____, before me _____, a notary public, the undersigned officer, personally appeared _____, known to me (or satisfactorily proven) to be the person whose name _____ subscribed to the within instrument, and acknowledged that he executed the same for the purposes therein contained.

In witness whereof, I hereunto set my hand and official seal.

Signature of Notary Public

See Attached
CA Acknowledgment
My Commission Expires

ACKNOWLEDGMENT

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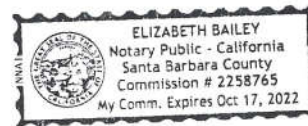
State of California
County of SANTA BARBARA)

On 12/10/2021 before me, ELIZABETH BAILEY, NOTARY PUBLIC
(insert name and title of the officer)

personally appeared JOHNNY KAJITANI,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature *Elizabeth Bailey* (Seal)