

**"EXHIBIT A"**

Multiple Listing Service for  
REALTORS® Association Of Maui, Inc.  
**MULTI-DWELLING DATA FORM**

MLS# \_\_\_\_\_

(1) Class  
MD



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

All fields marked with an asterisk (\*) and **Bold Text** are required. (\*\*) fields are required based on other entries. (\*\*\*) fields may not be available based on other entries.

(Select One Only) <b>*TYPE</b> <input type="checkbox"/> Multi-Dwelling	<b>*DISTRICT:</b> _____  <b>*List Price:</b> _____  <b>*Land Tenure:</b> <input type="checkbox"/> FS <input type="checkbox"/> LH <input type="checkbox"/> LH-FA (**Fee Price is required if LH-FA)  <b>*ADDRESS:</b> _____ St. # _____ St. Dir. _____ *Street Name _____  Address Lot/Unit: _____  City: _____ State: HI _____ *Zip: _____	<b>*STATUS</b> <input type="checkbox"/> Active <input type="checkbox"/> Contingent w/Release <input type="checkbox"/> Contingent Pending CXL <input type="checkbox"/> Pending Cont. to Show <input type="checkbox"/> Pending Do Not Show <input type="checkbox"/> Sold <input type="checkbox"/> Expired <input type="checkbox"/> Temporarily Off Market <input type="checkbox"/> Canceled
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**SELECT ONE UNDER EACH OF THE FOLLOWING KEYWORDS:**

<b>GENERAL</b>	<b>*Listing Agreement</b> <input type="checkbox"/> Exclusive Right To Sell <input type="checkbox"/> Exclusive Agency <input type="checkbox"/> Limited Service <input type="checkbox"/> MLS Only	<b>*VOW Include</b> <input type="checkbox"/> Yes <input type="checkbox"/> No  <b>*VOW Address</b> <input type="checkbox"/> Yes <input type="checkbox"/> No	<b>*VOW Comment</b> <input type="checkbox"/> Yes <input type="checkbox"/> No  <b>*VOW AVM</b> <input type="checkbox"/> Yes <input type="checkbox"/> No	<b>*Permission to Advertise RAM Website</b> <input type="checkbox"/> Yes <input type="checkbox"/> No	<b>*Permission to Advertise RAM Vendor Website</b> <input type="checkbox"/> Yes <input type="checkbox"/> No	<b>*Permission to Advertise Member Site</b> <input type="checkbox"/> Yes <input type="checkbox"/> No	<b>*Waterfront</b> <input type="checkbox"/> Beachfront <input type="checkbox"/> Oceanfront <input type="checkbox"/> Across Street from Ocean <input type="checkbox"/> None	<b>*View</b> <input type="checkbox"/> Mntn/Ocean <input type="checkbox"/> Ocean <input type="checkbox"/> Mountain <input type="checkbox"/> Golf Course <input type="checkbox"/> Garden View <input type="checkbox"/> Other
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<b>*REO Bank Owned</b> <input type="checkbox"/> Yes <input type="checkbox"/> No	<b>*Potential Short Sale</b> <input type="checkbox"/> Yes <input type="checkbox"/> No	
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<b>AGENT / OFFICE</b>	<b>*Listing Agent:</b> _____ <b>*Office:</b> _____ Co-Listing Agent: _____ Office 2: _____ <b>*Coop Broker Comp %:</b> _____ Seller Pays GET (Y/N): _____ Sub Agency Offered (Y/N): _____ <b>*List Date:</b> (MM/DD/YYYY) _____ <b>*Expiration Date:</b> (MM/DD/YYYY) _____
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<b>*TMK Division:</b> <u>2</u> (1) <b>*TMK Zone:</b> _____ (1) <b>*TMK Section:</b> _____ (1) <b>*TMK Plat:</b> _____ (3) <b>*TMK Parcel:</b> _____ (3) <b>TMK CPR:</b> _____ (4) <b>*Land Area SQFT:</b> _____ Land Area (Acres): _____ (Acres will calculate automatically based on Land SQFT) Flood Zone (Y/N): _____ Subdivision: _____ (25) Neighborhood : _____ (25) <b>*New Developer Offering (Y/N):</b> _____ Video/Virtual Tour: http:// _____ Branded/Syndication Tour: http:// _____
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Elementary School: _____ High School: _____	Intermediate School: _____
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<b>DWELLINGS</b>	<p><b>DWELLING #1</b></p> <p>*Number of Bedrooms: _____</p> <p>*Number of Baths: _____</p> <p>*Living Area SQFT: _____</p> <p>Covered Lanai/Deck(SQFT): _____</p> <p>Uncovered Lanai/Deck(SQFT): _____</p> <p>Year Built: _____ PV Installed: _____</p> <p>Additional Rooms:</p> <p><input type="checkbox"/>Den <input type="checkbox"/>Dining Area <input type="checkbox"/>Dining Room</p> <p><input type="checkbox"/>Eat-In Kitchen/Nook <input type="checkbox"/>Family Room <input type="checkbox"/>Laundry Room</p> <p><input type="checkbox"/>Loft <input type="checkbox"/>Storage Room <input type="checkbox"/>Work Space</p>	<p><b>DWELLING #2</b></p> <p>*Number of Bedrooms: _____</p> <p>*Number of Baths: _____</p> <p>*Living Area SQFT: _____</p> <p>Covered Lanai/Deck(SQFT): _____</p> <p>Uncovered Lanai/Deck(SQFT): _____</p> <p>Year Built: _____ PV Installed: _____</p> <p>Additional Rooms:</p> <p><input type="checkbox"/>Den <input type="checkbox"/>Dining Area <input type="checkbox"/>Dining Room</p> <p><input type="checkbox"/>Eat-In Kitchen/Nook <input type="checkbox"/>Family Room <input type="checkbox"/>Laundry Room</p> <p><input type="checkbox"/>Loft <input type="checkbox"/>Storage Room <input type="checkbox"/>Work Space</p>
<b>DWELLINGS</b>	<p><b>DWELLING #3</b></p> <p>*Number of Bedrooms: _____</p> <p>*Number of Baths: _____</p> <p>*Living Area SQFT: _____</p> <p>Covered Lanai/Deck(SQFT): _____</p> <p>Uncovered Lanai/Deck(SQFT): _____</p> <p>Year Built: _____ PV Installed: _____</p> <p>Additional Rooms:</p> <p><input type="checkbox"/>Den <input type="checkbox"/>Dining Area <input type="checkbox"/>Dining Room</p> <p><input type="checkbox"/>Eat-In Kitchen/Nook <input type="checkbox"/>Family Room <input type="checkbox"/>Laundry Room</p> <p><input type="checkbox"/>Loft <input type="checkbox"/>Storage Room <input type="checkbox"/>Work Space</p>	<p><b>DWELLING #4</b></p> <p>*Number of Bedrooms: _____</p> <p>*Number of Baths: _____</p> <p>*Living Area SQFT: _____</p> <p>Covered Lanai/Deck(SQFT): _____</p> <p>Uncovered Lanai/Deck(SQFT): _____</p> <p>Year Built: _____ PV Installed: _____</p> <p>Additional Rooms:</p> <p><input type="checkbox"/>Den <input type="checkbox"/>Dining Area <input type="checkbox"/>Dining Room</p> <p><input type="checkbox"/>Eat-In Kitchen/Nook <input type="checkbox"/>Family Room <input type="checkbox"/>Laundry Room</p> <p><input type="checkbox"/>Loft <input type="checkbox"/>Storage Room <input type="checkbox"/>Work Space</p>
<b>FINANCIAL</b>	<p>Lessor: _____ (25) **Current Month Lease Rent: _____</p> <p>**Reneg. Date: (MM/DD/YYYY) _____</p> <p>**Expire Date Of Lease: (MM/DD/YYYY) _____</p> <p>Till Year: _____ Next Step-Up Mo. Rent: _____ Next Till Year: _____</p> <p>2<sup>nd</sup> Step-Up Mo Rent: _____ 2<sup>nd</sup> Till Year: _____</p> <p>Fee Price(\$): _____ Seller Financing (Y/N): _____</p> <p>Maintenance Fee (\$): _____</p> <p>Association Dues (\$): _____ **Assoc. Dues Frequency: _____</p> <p>Association Manager: _____ (25)</p>	
<b>TAXES &amp; FEES</b>	<p><b>REAL PROPERTY TAXES</b></p> <p>Tax Year (Ending): _____ Taxes Per Month: _____</p> <p>Assessed Value-Land: _____ Assessed Value-Imp: _____</p> <p>Total Exemption: _____ Land Recorded: <input type="checkbox"/> Land Court <input type="checkbox"/> Regular</p> <p>Special Assessment (Y/N): _____ Special Assessment (\$): _____</p>	

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

<b>REMARKS</b>	*PUBLIC Remarks (4000 Characters Only) <span style="float: right;"><i>Additional remarks may be attached on a separate sheet</i></span>
	REALTOR Remarks (4000 Characters Only)
<b>SOLD</b>	Sale Terms: _____ Concessions: <input type="checkbox"/> Yes – See REALTOR Remarks <input type="checkbox"/> No
	**Contract Date: (MM/DD/YYYY)_____ ***Closing Date: (MM/DD/YYYY)_____
	Short Sale <input type="checkbox"/> Yes <input type="checkbox"/> No Sold Price: _____
	Buyers Agent: _____ Buyers Broker: _____
	Co-Buyers Agent: _____ Buyers Broker 2: _____

Authorized Broker's Signature \_\_\_\_\_ Date \_\_\_\_/\_\_\_\_/\_\_\_\_

Seller has reviewed this data for Accuracy Signature #1 \_\_\_\_\_ Date \_\_\_\_/\_\_\_\_/\_\_\_\_

Seller #2 \_\_\_\_\_ Date \_\_\_\_/\_\_\_\_/\_\_\_\_

Entered by: \_\_\_\_\_ Date \_\_\_\_/\_\_\_\_/\_\_\_\_ **\*\*\*The information, while deemed reliable, is not guaranteed\*\*\***

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

Features: select all that apply

**A. SHOWING**

- Call Office & Go
- Key in Office
- Appointment Only
- Listor must be Present
- Less than 8 Hours Required
- 24 + Hours Notice Required
- 48 + Hours Notice Required
- Do Not Disturb Tenant
- Call Listor
- Lock Box

**B. POOL**

- In-Ground
- Above Ground
- Heated
- Lap

**C. OTHER FEATURES**

- Tennis Court
- Storage
- Workshop
- Maid's Quarters
- Remodeled
- Handicap Modified
- Lawn Sprinkler
- Wall/Fence
- Entry
- Sauna

**D. STATE ZONING**

- Urban
- Rural
- Agricultural
- Conservation

**E. COUNTY ZONING**

(Only select County Zoning if State Zoning-Urban has been selected above.)

- R-1 Residential
- R-2 Residential
- R-3 Residential
- R-O Zero Lot Line Res.
- Two Family Duplex
- A-1 Apartment District
- A-2 Apartment District
- H-1 Hotel District
- H-M Hotel District
- H-2 Hotel District
- Country Town Business
- B-1 Neighborhood Bus.
- B-2 Community Bus.
- B-3 Central Business
- B-R Resort Business
- M-1 Light Industrial
- M-2 Heavy Industrial
- Agricultural
- Public/Quasi-public
- Planned Development
- Kihei Research & Tech
- Civic Improvement Bus.
- Interim
- Project District

**F. TOPOGRAPHY**

- Level
- Gentle Slope
- Steep Slope
- Irregular

**G. SET BACKS**

- CZO
- Special

**H. UTILITIES TO SITE**

- Catch Water
- County Water
- County Water Meter Installed
- Private Water
- No Water
- Alternative Electricity
- Overhead Electricity
- Underground Electricity
- No Electricity
- Telephone
- TV Cable

**I. SEWER**

- Cesspool
- Septic Tank
- Sewer County
- Sewer Private
- Sewer Fee
- Sewer Connected
- Sewer Not Connected

**J. FINANCING**

- Cash
- Conventional
- 1031 Exchange
- Adjustable Mortgage
- Agreement of Sale
- Assume
- Assumption Fee
- Fannie Mae
- Farmers Home
- FHA
- Hula Mae
- Interest Escalation
- Lease with Option
- Mortgage Not Assumable
- Open
- PMM 1st
- PMM 2nd
- Rewrite Mortgage
- Sub A/S
- Trade
- VA

**K. MORTGAGE PAYMENT INCLUDES**

- PI
- PIT
- PITI
- PMI/MIP
- Lease Rent
- Sewer Fee

**L. EXISTING FINANCING**

- 1st is Assumable
- 2nd is Assumable
- 2nd Mortgage

- Agreement of Sale
- A/S is Assumable
- ARM
- Conventional
- FMRA
- FHA
- Hula Mae
- Lease with Option
- None
- PMM
- Private Loan
- State Retirement System
- Sub A/S
- VA

**M. OCCUPANCY**

- Owner
- Tenant
- Vacant

**N. OTHER MONTHLY FEES**

- Maintenance Fees
- Lease Rent
- Association Fee
- Assessment

**O. GENERAL LAND CLASS**

- Improved Residential
- Unimproved Residential
- Apartment
- Hotel and Resort
- Commercial
- Industrial
- Agricultural
- Conservation
- Homeowner

**P. ROADS**

- Paved
- Concrete
- Graded
- County
- State
- Private
- Private Maintenance Fee

**Q. POSSESSION**

- Subject to Rental Lease
- Immediate
- Negotiable

**R. EASEMENTS**

- Electricity
- Water
- Telephone
- Street Widening
- Driveway
- Sewer
- Drainage
- Other
- None

**S. DISCLOSURE**

- Licensed Owner
- Listor Owned

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

- Relative of Licensee
- Non-Resident Alien Owner
- Court Approval Required
- Pending Litigation
- Special Assessment
- Property Disc Statement
- Inactive Licensed Owner
- Call Listor
- Other

**T. ADDITIONAL ROOMS**

- Den/Study
- Dining Area
- Dining Room
- Eat-in Kitchen/Nook
- Family Room
- Laundry Room
- Loft
- Storage Room
- Work Space

**U. #1 INCLUDED**

- Auto Garage Door Opener
- Blinds
- Book Shelves
- Security System
- Ceiling Fan(s)
- Chandelier/Swag Lamp
- Compactor
- Dishwasher
- Disposal
- Dryer
- Drapes
- Fireplace
- Furnished
- Home Warranty
- Intercom
- Inventory
- Kitchen Ware
- Linens
- Microwave
- Range
- Refrigerator
- Smoke/Heat Detector
- Solar Water Heating
- TV Antenna
- TV Cable
- Washing Machine

**V. #1 HEATING**

- Central
- Room
- Electric
- Gas
- Wood

**W. #1 CONSTRUCTION DATA**

- Concrete
- Double Wall
- Hollow Tile
- Single Wall
- Masonry
- Steel Frame

Features: select all that apply

- Wood Frame

**X. #1 DESIGN AND STRUCTURE**

- 1 Story
- 2 Story
- 3 + Story
- Plantation
- Cluster
- Pole House
- Split Level
- Semi-Attached

**Y. #1 SUBSTRUCT & BASEMENT**

- Full Basement
- Partial Basement
- Finished Basement
- Unfinished Basement
- Basement SS
- Concrete Slab SS
- Hollow Tile SS
- Post and Pier SS

**Z. #1 EXTERIOR FINISH**

- Brick
- Hollow Tile
- Stone
- Stucco
- Vinyl
- Wood
- Masonite Siding

**ZA. #1 ROOFING**

- Aluminum/Steel
- Asphalt/Comp. Shingle
- Cedar Shake
- Corrugated Steel
- Monier Tile/Tile
- Pitch and Gravel
- Wood Shingles

**ZB. #1 FLOORING**

- Stone/Concrete
- Carpet
- Wood
- Tile
- Vinyl
- Laminate

**ZC. #2 INCLUDED**

- Auto Garage Door Opener
- Blinds
- Book Shelves
- Security System
- Ceiling Fan(s)
- Chandelier/Swag Lamp
- Compactor
- Dishwasher
- Disposal
- Dryer
- Drapes
- Fireplace
- Furnished
- Home Warranty
- Intercom
- Inventory
- Kitchen Ware

- Linens
- Microwave
- Range
- Refrigerator
- Smoke/Heat Detector
- Solar Water Heating
- TV Antenna
- TV Cable
- Washing Machine

**ZD. #2 HEATING**

- Central
- Room
- Electric
- Gas
- Wood

**ZE. #2 CONSTRUCTION DATA**

- Concrete
- Double Wall
- Hollow Tile
- Single Wall
- Masonry
- Steel Frame
- Wood Frame

**ZF. #2 DESIGN AND STRUCTURE**

- 1 Story
- 2 Story
- 3 + Story
- Plantation
- Cluster
- Pole House
- Split Level
- Semi-Attached

**ZG. #2 SUBSTRUCT & BASEMENT**

- Full Basement
- Partial Basement
- Finished Basement
- Unfinished Basement
- Basement SS
- Concrete Slab SS
- Hollow Tile SS
- Post and Pier SS

**ZH. #2 EXTERIOR FINISH**

- Brick
- Hollow Tile
- Stone
- Stucco
- Vinyl
- Wood
- Masonite Siding

**ZI. #2 ROOFING**

- Aluminum/Steel
- Asphalt/Comp. Shingle
- Cedar Shake
- Corrugated Steel
- Monier Tile/Tile
- Pitch and Gravel
- Wood Shingles

**ZJ. #2 FLOORING**

- Stone/Concrete

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

- Carpet
- Wood
- Tile
- Vinyl
- Laminate

- Concrete Slab SS
- Hollow Tile SS
- Post and Pier SS

- Hollow Tile
- Single Wall
- Masonry
- Steel Frame
- Wood Frame

**ZK. #3 INCLUDED**

**ZP. #3 EXTERIOR FINISH**

**ZV. #4 DESIGN AND STRUCTURE**

- Auto Garage Door Opener
- Blinds
- Book Shelves
- Security System
- Ceiling Fan(s)
- Chandelier/Swag Lamp
- Compactor
- Dishwasher
- Disposal
- Dryer
- Drapes
- Fireplace
- Furnished
- Home Warranty
- Intercom
- Inventory
- Kitchen Ware
- Linens
- Microwave
- Range
- Refrigerator
- Smoke/Heat Detector
- Solar Water Heating
- TV Antenna
- TV Cable
- Washing Machine

- Brick
- Hollow Tile
- Stone
- Stucco
- Vinyl
- Wood
- Masonite Siding

- 1 Story
- 2 Story
- 3 + Story
- Plantation
- Cluster
- Pole House
- Split Level
- Semi-Attached

**ZL. #3 HEATING**

**ZQ. #3 ROOFING**

**ZW. #4 SUBSTRUCT & BASEMENT**

- Central
- Room
- Electric
- Gas
- Wood

- Aluminum/Steel
- Asphalt/Comp. Shingle
- Cedar Shake
- Corrugated Steel
- Monier Tile/Tile
- Pitch and Gravel
- Wood Shingles

- Full Basement
- Partial Basement
- Finished Basement
- Unfinished Basement
- Basement SS
- Concrete Slab SS
- Hollow Tile SS
- Post and Pier SS

**ZM. #3 CONSTRUCTION DATA**

**ZR. #3 FLOORING**

**ZX. #4 EXTERIOR FINISH**

- Concrete
- Double Wall
- Hollow Tile
- Single Wall
- Masonry
- Steel Frame
- Wood Frame

- Stone/Concrete
- Carpet
- Wood
- Tile
- Vinyl
- Laminate

- Brick
- Hollow Tile
- Stone
- Stucco
- Vinyl
- Wood
- Masonite Siding

**ZN. #3 DESIGN AND STRUCTURE**

**ZS. #4 INCLUDED**

**ZY. #4 ROOFING**

- 1 Story
- 2 Story
- 3 + Story
- Plantation
- Cluster
- Pole House
- Split Level
- Semi-Attached

- Auto Garage Door Opener
- Blinds
- Book Shelves
- Security System
- Ceiling Fan(s)
- Chandelier/Swag Lamp
- Compactor
- Dishwasher
- Disposal
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- Kitchen Ware
- Linens
- Microwave
- Range
- Refrigerator
- Smoke/Heat Detector
- Solar Water Heating
- TV Antenna
- TV Cable
- Washing Machine

- Aluminum/Steel
- Asphalt/Comp. Shingle
- Cedar Shake
- Corrugated Steel
- Monier Tile/Tile
- Pitch and Gravel
- Wood Shingles

**ZO. #3 SUBSTRUCT & BASEMENT**

**ZT. #4 HEATING**

**ZZ. #4 FLOORING**

- Full Basement
- Partial Basement
- Finished Basement
- Unfinished Basement
- Basement SS

- Central
- Room
- Electric
- Gas
- Wood

- Stone/Concrete
- Carpet
- Wood
- Tile
- Vinyl
- Laminate

**ZU. #4 CONSTRUCTION DATA**

- Concrete
- Double Wall

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