

(1) THE PURCHASER IS GIVEN, AT OR BEFORE THE TIME A CONTRACT IS ENTERED INTO BETWEEN THE VENDOR AND THE PURCHASER, THE DISCLOSURES SET FORTH IN SUBSECTION (B) OF THIS SECTION;

(2) THE PURCHASER IS GIVEN ANY SUBSTANTIAL AND MATERIAL AMENDMENT TO THE DISCLOSURES AFTER THE SAME BECOMES KNOWN TO THE VENDOR; AND

(3) THE CONTRACT OF SALE CONTAINS, ~~IN CONSPICUOUS TYPE,~~ A NOTICE, IN CONSPICUOUS TYPE, WHICH SHALL INCLUDE BOLD AND UNDERSCORED TYPE, IN A FORM SUBSTANTIALLY THE SAME AS THE FOLLOWING: "THIS SALE IS SUBJECT TO THE REQUIREMENTS OF THE MARYLAND HOMEOWNERS ASSOCIATION ACT (THE "ACT"). THE ACT REQUIRES THAT THE SELLER DISCLOSE TO YOU CERTAIN INFORMATION CONCERNING THE DEVELOPMENT IN WHICH THE LOT YOU ARE PURCHASING IS LOCATED. THE CONTENT OF THE INFORMATION TO BE DISCLOSED IS SET FORTH IN § 11B-105(B) OF THE ACT. THE SELLER MUST ALSO PROVIDE YOU WITH COPIES OF ANY SUBSTANTIAL AND MATERIAL AMENDMENTS TO THE INFORMATION PROVIDED TO YOU. YOU HAVE THREE DAYS TO RESCIND THIS CONTRACT AFTER RECEIVING ANY SUBSTANTIAL AND MATERIAL AMENDMENTS TO THE INFORMATION REQUIRED BY § 11B-105(B) OF THE ACT WHICH ADVERSELY AFFECTS YOU. BY PURCHASING A LOT WITHIN A DEVELOPMENT, YOU WILL AUTOMATICALLY BE SUBJECT TO VARIOUS RIGHTS, RESPONSIBILITIES, AND OBLIGATIONS, INCLUDING THE OBLIGATION TO PAY CERTAIN ASSESSMENTS TO THE HOMEOWNERS ASSOCIATION WITHIN THE DEVELOPMENT. YOU SHOULD REVIEW THE DISCLOSURES CAREFULLY TO ASCERTAIN YOUR RIGHTS, RESPONSIBILITIES, AND OBLIGATIONS WITHIN THE DEVELOPMENT."

(B) THE VENDOR SHALL PROVIDE THE PURCHASER THE FOLLOWING INFORMATION IN WRITING:

(1) (I) THE NAME, PRINCIPAL ADDRESS, AND TELEPHONE NUMBER OF THE VENDOR AND OF THE DECLARANT, IF THE DECLARANT IS NOT THE VENDOR; OR

(II) IF THE VENDOR IS A CORPORATION OR PARTNERSHIP, THE NAMES AND ADDRESSES OF THE PRINCIPAL OFFICERS OF THE CORPORATION, OR GENERAL PARTNERS OF THE PARTNERSHIP;

(2) (I) THE NAME OF THE HOMEOWNERS ASSOCIATION; AND

(II) IF INCORPORATED, THE STATE IN WHICH THE HOMEOWNERS ASSOCIATION IS INCORPORATED AND THE NAME OF THE MARYLAND RESIDENT AGENT;

(3) A DESCRIPTION OF:

(I) THE LOCATION AND SIZE OF THE DEVELOPMENT, INCLUDING THE MINIMUM AND MAXIMUM NUMBER OF LOTS CURRENTLY PLANNED OR PERMITTED, IF APPLICABLE, WHICH MAY BE CONTAINED WITHIN THE DEVELOPMENT;