



ANUHEA AT KEHALANI LOTTERY INSTRUCTIONS

SALES RELEASE PHASE 7

LOTTERY APPLICATIONS

Lottery Applications available: Monday, April 24, 2023

Begin accepting applications: Monday, April 24, 2023

- Completed application packages can be submitted via email to nhuang@townemaui.com or jaloy@townemaui.com or in person at the Anuhea at Kehalani sales office located at 203 La'aau Loke Loop, Wailuku, 96793, daily from 10:00am-5:00pm.

Application deadline: Saturday, April 29, 2023 at 5:00pm

- Lottery packets emailed or dropped off after 5:00pm will not be accepted. We will send you a confirmation acknowledgement email that your application packet was received and assign you a lottery application number. Your assigned lottery application number will be used in place of your name in the lottery. If your application packet was received after the deadline, you will be notified via email and will not be allowed to participate in the lottery.

Application packet (lottery application form and pre-qualification letter) must be submitted no later than 5:00pm on Saturday, April 29, 2023 to be eligible to participate in the lottery event.

LOTTERY

Lottery Date: Monday, May 1, 2023. The lottery will be a closed event.

- Complete the lottery application form.
- All buyers must be pre-qualified by one of the Anuhea at Kehalani project prequalification lenders. A pre-qualification letter (non-contingent), must be submitted together with the lottery application, from any one of the project lenders. The designated project prequalification lenders are American Savings Bank, Central Pacific Bank and First Hawaiian Bank. Cash buyers must present proof of funds in order to be entered into the lottery. Please note that buyers must be pre-qualified at a rate that is 1% higher than the prevailing rate at the time of pre-qualification.
- Only one lottery application form, per family, together with a pre-qualification letter will be accepted.
- No contingency for the sale of other properties will be accepted.
- Assigned lottery numbers will be pulled and a priority list will be created in the order in which the numbers are drawn.
- After the lottery, your priority lottery number will be emailed to you within 48-72 hours.



- Prospective buyers will be contacted with the date and time of their scheduled home selection appointment. The home selection appointment must be confirmed within 24 hours of the call from the sales agent(s), and if the appointment is not confirmed within such 24 hour period, then the sales agent(s) will move on to the next buyer. At the end of the home selection appointment, prospective buyers will select a homesite and communicate their selection to the sales agents.
- Prospective buyers will have 24 hours from the date of their home selection appointment to execute the Seller's standard form of Deposit Receipt, Offer and Sales Agreement ("Sales Agreement") in person or remotely. The Sales Agreement must be executed within 24 hours of their scheduled home selection appointment.
- The sales agents shall make every effort to contact a prospective buyer to schedule a home selection appointment. After two (2) attempts, with no response, the sales agents will move onto the next buyer on the lottery priority list.
- If a buyer attends their home selection appointment, and their desired homes were previously sold, buyer may elect to remain on the priority list and wait to see if the home becomes available. At such time that all homes in the respective lottery close escrow, the priority list will be dissolved.
- If you are unable to be present for your home selection appointment and would like a representative to select a homesite on your behalf, you must submit an original, notarized Power of Attorney form designating such representative prior to your scheduled appointment time.
- A prospective buyer will be removed from the priority list and will need to re-apply into any future lottery or release of homes if the buyer:
 - Fails to communicate their home selection at the end of their home selection appointment; or
 - Fails to schedule an appointment to execute a Sales Agreement within the above referenced 24-hour period; or
 - Fails to execute a Sales Agreement within 24 hours of the prospective buyer's scheduled home selection appointment or decides to pass on the homes offered in the lottery.
- Once all the home selections have been completed, those still on the lottery list will need to re-apply for future home lotteries. No preference or priority will be afforded to those on the list for future lotteries.
- Lottery numbers are NOT transferrable.
- All buyers will be subject to a one year resale restriction.

NOTE: The lottery will be held for Anuheia at Kehalani Phase 7 to establish a lottery order, however, all homes in the phase will not be released for sale at one time. Due to the current construction supply chain delay issues and other pandemic related delays, we have changed our current process of our sales release to be more efficient and adapt to the constantly changing environment that the pandemic has presented. The homes in this phase will be released for sale in small releases.