



# Notice of Offer to Sell or List for Sale a Manufactured Home Park

To: Park Tenants  
From: Park Owner  
Date: 7-21-23

This serves as a written notice that The Park has No Name (Natural Bridge, VA) is being offered for sale or will be listed for sale on April 4 2023.  
(Date) (PARK NAME)

The Virginia Manufactured Home Lot Rental Act provides (with some exceptions) that the owner (the "Park Owner") of a manufactured home park (the "Park") provide written notice ("Notice of Offer to Sell or List") to the each tenant of a lot in the Park (the "Park Tenants") if the Park Owner offers to sell the Park or to list the Park for sale. At the same time the Park Owner sends the Notice of Offer to Sell or List to each of the Park Tenants, a copy of such notice also is sent by the Park Owner to the Virginia Department of Housing and Community Development to post on the Department's website. (See Section 55.1-1308.2 of the Code of Virginia <https://law.lis.virginia.gov/vacode/title55.1/chapter13/section55.1-1308.2/>)

The Department keeps the Notice of Offer to Sell or List posted on the Department website until the Park Owner sends a written notice to the Department that the Park has been sold to a third-party (the "Notice of the Park Sale to a Third Party"), is no longer offered for sale or the transaction does not go to settlement. The Park Owner is required to give the Notice of Offer to Sell or List at least 90 days prior to accepting an offer.

The relevant information about the Park is listed on the second page.  
(<https://law.lis.virginia.gov/vacode/title55.1/chapter13/section55.1-1308.2/>)

## Certificate of Giving Notice (Pursuant to Sections 55.1-1200 and 55.1-1201)

I hereby certify that a copy of this Notice of Offer to Sell or List was:  mailed by regular mail, postage prepaid,  hand-delivered or  e-mail, if so permitted by the Lease Agreement, to the Tenant(s) renting a lot at:

5516 S. Lee Hwy, Virginia 24578 this 21 day of July, 2023.  
(PARK ADDRESS)  
Natural Bridge, VA

J.E Capital LLC  
Name of Park Owner

Thom Hubbard  
Authorized Representative

Thomas M. Hubbard  
Printed Name of Authorized Representative

Relevant Information:

Park Name No Name  
Park Address 5516 S. Lee Hwy  
Natural Bridge, ~~VA 24578~~, Virginia 24578  
(Zip Code)  
Number of lots 9 Lots 1 house  
Price \$ 275,000

Name of Park Owner JE Capital LLC  
Address 1602 W. Ruritan Rd, Virginia 24102  
(Zip Code)  
Email \_\_\_\_\_  
Phone (540) 915-3920

Contact for Info Thom Hubbard  
Address 10 S. Jefferson St VA 24011  
Suite 1200 Roanoke (State) (Zip Code)  
Email thubard@pccronk.com  
Phone 540-855-3646

Copy To: Virginia Department of Housing and Community Development