EXHIBIT C

HOME RETRO PROGRAM

GRANT AGREEMENT

1. **PARTIES TO THIS AGREEMENT:** This Grant Agreement is between the Applicant(s) ("Grantee") and Alpha One ("Grantor"):

APPLICANT (GRANTEE):

First Name MI Last Name

Mailing Address

City State Zip

CO-APPLICANT (CO-GRANTEE):

First Name MI Last Name

Mailing Address

City State Zip

PROPERTY:

Property Street

Property City Property State Property Zip

ALPHA ONE (GRANTOR):

127 Main Street
Property Street

South Portland ME 04106
Property City Property State Property Zip

2. **GRANT:** Alpha One will provide a total of $_____ to the Grantee from the Home Retro Program funded by the Maine State Housing Authority ("MaineHousing") pursuant to a Home Retro Program Contract between Alpha One and MaineHousing.
3. **USE OF GRANT FUNDS.** The grant funds will be used to pay for the work described in the *Construction Contract* executed by the Grantee and a contractor and approved by Alpha One. Any change to the work outlined in the *Construction Contract* requires a written *Change Order* approved by the contractor, the Grantee, and Alpha One.
4. **DISBURSEMENTS:** Alpha One will hold the grant funds in an escrow on behalf of Grantee and make payments to the contractor in accordance with the *Construction Escrow Agreement*.
5. **COOPERATION:** Grantee agrees to allow contractor and Alpha One reasonable access to the home to perform and inspect the work.
6. **LEAD PAINT DISCLOSURE:** Federal regulations require that homeowners receive the brochure entitled "Protect Your Family From Lead in Your Home" prior to rehabilitation of homes constructed before January 1, 1978. Grantee must initial one of the following sentences.

   ___ My home was constructed before January 1, 1978 and I have received the brochure entitled "Protect Your Family From Lead in Your Home".

   ___ My home was constructed on or after January 1, 1978.
7. **DETACHABLE EQUIPMENT:** The Grantee will relinquish to Alpha One any detachable equipment installed as part of the work if such equipment is no longer in use and not expected to be used by a disabled member of the household.
8. **OWNER RESPONSIBILITIES:** Owner(s) acknowledge, understand and agree to the Owner responsibilities set forth in the *Applicant Information Sheet*, attached hereto and made a part hereof.

Signed by all owners of the property:

APPLICANT (GRANTEE):

Signature of Applicant (Grantee)

Signature of co-Applicant (co-Grantee)

Date

ALPHA ONE:

Signature of Alpha One Representative

Alpha One Representative Name

Date