



HOMEOWNERS' ASSOCIATION DISCLOSURE SUMMARY



Note: This Disclosure Summary must by Florida law be part of the Sales Contract when the Property is governed by a homeowners' association, which is defined as a Florida corporation (i) that operates a community in which the voting membership is comprised of the property owners, (ii) in which membership is a mandatory condition of ownership of property in the community, and (iii) which is authorized to impose assessments and lien the property if said assessments are unpaid. If the Property is a condominium or cooperative unit located within a homeowners' (master and/or neighborhood) association(s), the disclosure herein shall be made as to the homeowners' (master and/or neighborhood) association(s). If there is more than one homeowners' association governing the Property, e.g., there is both a neighborhood and a master association, a separate disclosure summary should be completed for each of the homeowners' associations.

For: _____
 (Name of Community-- Homeowners' Association)

1. As a purchaser of property in this community, you will be obligated to be a member of a homeowners' association.
2. There have been or will be recorded restrictive covenants governing the use and occupancy of properties in this community.
3. You will be obligated to pay assessments to the association. Assessments may be subject to periodic change. If applicable, the current amount is \$_____ per _____. You will also be obligated to pay any special assessments imposed by the association. Such special assessments may be subject to change. If applicable, the current amount is \$_____ per_____.
4. You may be obligated to pay special assessments to the respective municipality, county or special district. All assessments are subject to periodic change.
5. Your failure to pay special assessments or assessments levied by a mandatory homeowners' association could result in a lien on your property.
6. There may be an obligation to pay rent or land use fees for recreational or other commonly used facilities as an obligation of membership in the homeowners' association. If applicable, the current amount is \$_____ per _____.
7. The developer may have the right to amend the restrictive covenants without the approval of the association membership or the approval of the parcel owners.
8. The statements contained in this disclosure form are only summary in nature, and, as a prospective purchaser, you should refer to the covenants and the association governing documents before purchasing property.
9. These documents are either matters of public record and can be obtained from the record office in the county where the property is located, or are not recorded and can be obtained from the developer.
10. Note: SELLER(s) sign below to confirm the accuracy and completeness of the above information and to assume responsibility therefor. BUYER(s) sign and date below to confirm receipt of this Disclosure Summary.

 (Seller's Signature) (Date) (Buyer's Signature) (Date)

 (Seller's Signature) (Date) (Buyer's Signature) (Date)