Comprehensive Rider to the **Residential Contract For Sale And Purchase** THIS FORM HAS BEEN APPROVED BY THE FLORIDA REALTORS AND THE FLORIDA BAR



When initialed by all parties, the parties acknowledge that the disclosure set forth below was provided to Buyer prior to

Concerning the Property described as 208 CAMELOT LOOP CLERMONT FL 34711-6278 Buyer's Initials B. HOMEOWNERS' ASSOCIATION/COMMUNITY DISCLOSURE						(SELLER
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Page 1 of 2 B. HOMEOWNERS' ASSOCIATION/COMMUNITY DISCLOSURE

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(SEE CONTINUATION)

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DATE



B. HOMEOWNERS' ASSOCIATION/COMMUNITY DISCLOSURE (CONTINUED)

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The Property is located in a community with a mandatory homeowners	3' association or an association that may require the payment
of assessments, charges, or impose restrictions on the Property ("As	

1.	APPROVAL: The Association's approval of Buyer (CHECK ONE): is _x_ is not required. If Association approval of this
	transaction or the Buyer is required, this Contract is contingent upon Association approval no later than (if left blank,
	then 5) days prior to Closing. Within (if left blank, then 5) days after Effective Date, the Seller shall initiate the
	approval process with Association. Buyer shall pay application and related fees, as applicable, unless otherwise provided for
	in Association governing documents or agreed to by the parties. Buyer and Seller shall sign and deliver any documents
	required by the Association, provide for interviews or personal appearances, if required, and use diligent effort to timely
	obtain Association approval. If approval is not granted within the stated time period above, Buyer may terminate this
	Contract, and shall be refunded the Deposit, thereby releasing Buyer and Seller from all further obligations under this
	Contract.

2. PAYMENT OF FEES, ASSESSMENTS, AND OTHER ASSOCIATION CHARGES:

(a) Buyer shall pay any application, initial contribution, and/or membership or other fees charged by Association pursuant to its governing documents or applicable Florida Statutes. If applicable, the current amount(s) is:

\$ 250.00 pe	er One	Time	Fee	for	Tran	nsfer Fee	to	Victoria	Estates	Clermont	HOA
\$ 250.00 pe	er One	Time	Fee	for	Capital	Contribution	n_to	Victoria	Estates	Clermont	HOA
\$ pe	er			for			_to_				
\$ ре	er			for			to				

- (b) If special or other assessments levied by the Association exist as of the Effective Date, or any assessment(s) are levied after the Effective Date and prior to the Closing Date, and are due and payable in full prior to Closing Date, then Seller shall pay all such assessment(s) prior to or at Closing; or, if any such assessment(s) may be paid in installments, then Seller shall pay all installments which are due before Closing Date, prior to or at Closing, and (CHECK ONE): ☐ Buyer ☐ Seller (if left blank, then Buyer) shall pay installments due after Closing Date. If Seller is checked, Seller shall pay the assessment in full prior to or at the time of Closing.
- (c) Seller shall pay, prior to or at Closing, all fines imposed against the Seller or the Property by the Association which exist as of the Closing Date and any fees the Association charges to provide information about the Property, assessment(s) and fees.

The Association or Management Company to which assessments, special assessments or rent/land use fees are due and payable, is/are:

	Victoria Estates HOA	
Contact Pe	rsonEric Brewer	Contact person
Phone	407-574-8053	Phone
Email v	ictoriaestatesclermonthoa@gmail.com	Email
Additional www.	contact information can be found on the Ass	

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