

FREQUENTLY ASKED QUESTIONS AND ANSWERS SHEET

DBPR Form CO 6000-4 Effective: 12/23/02

Heather Hills Apt No1 Condominium Association (Condo 1)

As of January 1, 2019

Managed by Ameritech Community Management Inc

Kathy Hines, Manager

Q: What are my voting rights in the condominium association?

A: *One vote per unit*

Q: What restrictions exist in the condominium documents on my right to use my unit?

A: *Refer to the Declaration of Condominium, Bylaws, Rules and Regulations, Amendments and Master Agreement for specifics at www.heatherhillcondos.org as well as the Budget and minutes of meetings.*

Q: What restrictions exist in the condominium document on the leasing of my unit?

A: *You must own your unit for 2 years before being able to rent it. Refer to the amendment regarding leasing your unit on the web site www.heatherhillcondos.org*

Q: How much are my assessments to the condominium association for my unit type and when are they due?

A: *Monthly maintenance fees depend on the size of the unit. Refer to the Condominium documents for the percentage for the unit you are buying (BK 3501 page 947) on the web site www.heatherhillcondos.org*

Q: Do I have to be a member in any other association? If so, what is the name of the association and what are my voting rights in this association? Also, how much are my assessments?

A: *Yes, You will be a member of the Heather Hill Master Association which is responsible for managing the pool, clubhouse and common ground (Common Facilities). Their management Company: Progressive Management, Jerry Krantz Manager, manages and produces financials for Condos 2, 3, and 4 and the Common Facilities. Condo 1 shares in the expenses of the common facilities and our share is 35% of the maintenance of the pool, clubhouse and common ground which is included in your monthly maintenance fee. Refer to the Master Agreement online at www.heatherhillcondos.org*

Q: Am I required to pay rent or land use fees for recreational or other commonly used facilities? If so, how much am I obligated to pay annually?

A: *No rent or land use fees for the recreational facilities as this area is under an agreement with the Trustee to use and maintain according to a Long Term Lease Agreement BK 5163 PG 982 signed August 2, 1981.*

Q: Is the condominium association or other mandatory membership association involved in any court cases in which it may face liability in excess of \$100,000? If so, identify each such case.

A: *No*

Note: THE STATEMENTS CONTAINED HEREIN ARE ONLY SUMMARY IN NATURE. A PROSPECTIVE PURCHASER SHOULD REFER TO ALL REFERENCES, EXHIBITS HERETO, THE SALES CONTRACT, AND THE CONDOMINIUM DOCUMENTS.