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

FREQUENTLY ASKED QUESTIONS AND ANSWERS SHEET

Number 1 Condominium Association Palm Greens at Villa Del Ray, Inc.
Name of Condominium Association

As of January 1, 2022

Q: What are my voting rights in the condominium association?
A: ONE (1) VOTE PER UNIT

Q: What restrictions exist in the condominium documents on my right to use my unit?
A: SINGLE FAMILY WITH NO CHILDREN UNDER THE AGE OF 18 AS PERMANENT RESIDENTS. NO COMMERCIAL USE AND ABIDE BY ALL RULES AND REGULATIONS.

Q: What restrictions exist in the condominium document on the leasing of my unit?
A: UNIT OWNERS CANNOT RENT UNTIL TWO (2) YEARS AFTER DATE OF PURCHASE. MINIMUM FOUR (4) MONTH RENTAL AND MAXIMUM ONE (1) YEAR EVERY TWELVE (12) MONTHS.

Q: How much are my assessments to the condominium association for my unit type and when are they due?
A: MONTHLY MAINTENANCE IS FIXED BY BUDGET AND ADOPTED BY THE BOARD OF DIRECTORS. MAINTENANCE IS DUE ON THE FIRST (1ST) DAY OF EACH MONTH. LATE CHARGE AFTER THE TENTH (10TH) OF THE MONTH IN THE AMOUNT OF $25.00. MAINTENANCE FOR ALL CONDO 1 UNITS FOR THE CALENDAR YEAR OF 2022 IS $385.00 PER MONTH.

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: EACH UNIT OWNER IS AUTOMATICALLY A MEMBER OF THE UNIT OWNERS ASSOCIATION OF PALM GREENS (U.O.P.G.) WITH THE RIGHT TO VOTE AND A ONE TIME FEE OF $10.00.

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 RECREATION RENT OR LAND FEES ARE DUE OR PAYABLE BY A UNIT OWNER

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: THERE ARE NO LAWSUITS PENDING AGAINST THE CONDO ASSOCIATION AT THIS TIME

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.