



## Resale TREC Form Certificate

LAM-A12999

### LITIGATION INFORMATION

The Association is NOT currently involved in any pending suit or unsatisfied judgment that could have a material impact on the Association.

### RECURRING ASSESSMENT(S)

Amount of all assessments and any other mandatory fees or charges currently imposed by Lakeside Cove Community Association, Inc.:

<u>Name</u>	<u>Description</u>	<u>Paid Through</u>	<u>Next Due Date</u>
<b>Annual Assessment</b>	<b>\$4,775.00</b> due <b>Annually</b> on the <b>1st</b>	<b>12/31/2021</b>	<b>1/1/2022</b>
<b>Reserve Cap Fee</b>	<b>\$1,500.00</b> due <b>Annually</b> on the <b>1st</b> <i>This fee is in addition to the Capitalization Fee collected at each closing. This is billed annually through 2025.</i>	<b>12/31/2020</b>	<b>1/1/2022</b>
<b>Insurance Assessment</b>	<b>\$1,759.50</b> due <b>Annually</b> on the <b>1st</b>	<b>10/31/2022</b>	<b>11/1/2022</b>

### LATE FEES

A late fee of **1.5%** is added to the account if it is not paid in full within **30** days of the due date.

### INFORMATION PURSUANT TO § 207.003(b)

1. A statement of any right of first refusal or other restraint contained in the restrictive covenants that restricts the owner's right to transfer the owner's property:  
**No**
2. A statement of any capital expenditures approved by the Association for the current fiscal year:  
**23,800.00**
3. A statement of the amount of any reserves for capital expenditures:  
**The amount currently being held in reserves as of 11/30/2020: \$35,453.98**
4. A statement indicating whether the restrictions allow foreclosure of a property owner's association's lien on the owner's property for failure to pay assessments:  
**No**