

DISCLOSURE SUMMARY
FOR
CHASE HAMMOCK LAKES SUBDIVISION

1. AS A PURCHASER OF PROPERTY IN THE CHASE HAMMOCK LAKES SUBDIVISION, YOU WILL BE OBLIGATED TO BE A MEMBER OF A HOMEOWNERS' ASSOCIATION.
2. THERE ARE RECORDED RESTRICTIVE COVENANTS GOVERNING THE USE AND OCCUPANCY OF PROPERTIES IN THIS COMMUNITY.
3. YOU WILL BE OBLIGATED TO PAY ASSESSMENTS TO THE ASSOCIATION. THE ASSESSMENTS FUND THE OPERATION OF THE ASSOCIATION AND MAINTENANCE OF THE SUBDIVISION COMMON AREAS. ASSESSMENTS MAY BE SUBJECT TO PERIODIC CHANGE. THE CURRENT AMOUNT IS **\$1,643.00** PER YEAR. 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 **\$ 0.00**.
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. AT PRESENT THERE ARE NO USE FEES FOR ANY COMMON AREA ELEMENT OR RECREATIONAL AREAS OF THE CHASE HAMMOCK LAKES SUBDIVISION.
7. 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.
8. THESE DOCUMENTS ARE MATTERS OF PUBLIC RECORD AND CAN BE OBTAINED FROM THE BREVARD COUNTY CLERK OF COURTS OR ON LINE AT <https://www.brevardclerk.us/>.
9. THE FOLLOWING DOCUMENTS CURRENTLY APPLY AND MAY BE AMENDED FROM TIME TO TIME:
 - A. DECLARATION OF COVENANTS AND RESRICTIONS FOR THE CHASE HAMMOCK LAKES SUBDIVISION; BREVARD COUNTY OFFICIAL RECORD BOOK 4989, PAGE 3093.
 - B. CHASE HAMMOCK LAKES SUBDIVISION PLAT, PLAT BOOK 50, PAGE 43 - 45.
 - C. CHASE HAMMOCK LAKES OPEN SPACE MANAGEMENT PLAN, SURVEY BOOK 9, PAGES 79-80.

DATE:

PURCHASER:

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