Camden Park Townhome Owners' Association Disclosure and Addendum

Legal Association Name:

Camden Park Town Home Association, Inc.

1. **Assessments:** $95 / Month and $341.25 semi-annually to Master Association
2. **Association management contact:** Towne Properties—Ambra Davidson—919.878.8787 ext.7224
3. **Services and amenities paid for by the above owners association from regular assessments ("dues"):**

- ☐ Master insurance policy
- ☒ **Real property taxes on common area**
- ☒ **Casual / liability insurance on common areas**
- ☒ **Management fees**
- ☒ **Exterior building maintenance**
- ☒ **Exterior yard / landscaping maintenance**
- ☐ Trash removal
- ☒ **Recreation amenity maintenance**
- ☒ **Termite Inspection**
- ☐ Storm water management / drainage / ponds
- ☐ Gate and or security
- ☒ **Legal / accounting**
- ☒ **Street lights**
- ☐ Water
- ☐ Sewer
- ☒ **Pool maintenance**
- ☐ Tennis court maintenance
- ☒ **Private Road Maintenance**
- ☐ Parking Area Maintenance
- ☒ **Common Area Maintenance**
- ☐ Cable TV
- ☐ Internet Service
- ☒ **Other—Playground Maintenance**
- ☐ Other _____

3. As of this date, there are no other **dues**, **fees** or **Special Assessments**, confirmed or proposed payable by the Development's property owners.
4. As of this date, there are no unsatisfied judgments against or pending lawsuits involving the association.
5. The fees charged by the association or management company in connection with the transfer of property are as follows:

   $177 certification fee to the management company

   Additional third-party fees—varies by transaction. Please refer to the TRID Fee Schedule on www.HomewiseDocs.com

6. Seller Agrees to deliver information regarding:

- Insurance agent & contact: **Nationwide - Carter Glass agency 919-781-1973**

All governing and legal documents can be found on

www.HomeWiseDocs.com