

LOCH LOMOND PROPERTY OWNERS ASSOCIATION
P. O. BOX 840
MUNDELEIN, ILLINOIS 60060

PAST DUE NOTICE

September 14, 1994

James and Joan Crafton
813 Beach Place
Mundelein, Illinois 60060

RE: 813 Beach Place

Our records indicate that the total amount of L.L.P.O.A. dues currently owing on the above property is \$1,100.00 for the years 1990-1994. Payment of this amount is necessary to maintain the lake rights in the covenant associated with your property title.

Financial Institutions, Title Companies, Real Estate Companies and Lawyers require a letter from the Association stating that dues are paid before closing. This applies to:

- (a) sale of a home
- (b) renegotiating a mortgage
- (c) home equity loan

Whether or not a resident "uses" the lake or beaches has nothing to do with the requirement for payment of dues. These cover the yearly operating costs for the lake, beach and dam maintenance, which benefit all residents. However, failure to pay your dues may decrease the desirability of your property. The purchaser of a home from a Loch Lomond resident who is not current in Association dues must be informed that access to the lake and beaches would be lawfully prevented until all back dues of the seller are paid in full. The Loch Lomond Property Owners Association by-laws now enable the Board of Directors to place a lien against your property for any uncollected dues and assessments.

We would be glad to discuss with you arrangements to pay this amount in installments. A return envelope is enclosed for your convenience. Thank you for your prompt attention to this important matter.

Linda M. Klink

Linda M. Klink
Membership Director

Enclosure