

# Panorama Terraces Home Owners Association Common Interest

## Community Acknowledgment

Date of Closing: \_\_\_\_\_

Address: \_\_\_\_\_

New Owners Name: \_\_\_\_\_

The New Owners of the above mentioned property acknowledges and agrees that:

- Said property is located within a covenant controlled community.
- They have received copies of the HOA Governing Documents (which includes but is not limited to the Covenants, Policy and Procedures) and the Financials **or** the website address in which to find those documents.
- Said property is subject to the Covenants, Bylaws, Policy and Procedure which includes a Collection Policy.
- Special Assessments may be voted on by the Board of Directors. Amount and due dates will vary. Adequate notice will be given to make the payment.
- If said property is found to be in non-compliance of a Covenant or Policy, a Courtesy Notice will be sent with adequate time to comply and an option to contest the notice.
- If said property is still in non-compliance after Compliance Date, a Fine maybe assessed with an adequate due date to make the payment.
- Their mortgage company does not pay the HOA Assessment/Dues. They are responsible to pay it themselves.
- They will be required to pay an annual assessment of:
  - **Amount Due:** \$125.00 for 2018. That amount may change with notice given.
  - **Special Assessment for repaving, collected annually: \$65 for 2018**
  - **Due Date:** January 1 of every year
  - **Late By:** January 31 of every year
  - **Make Check payable to:** Panorama Terraces HOA
  - **Mail check to:** c/o Graystone Group Real Estate, 751 Horizon Ct. #115, Grand Jct. CO 81506

New Home Owner Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Printed Name: \_\_\_\_\_

New Home Owner Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Printed Name: \_\_\_\_\_

New Home Owner Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Printed Name: \_\_\_\_\_

## Selling Broker Acknowledgment

- has delivered, in a timely manner, all HOA Governing Documents as required per the Buy & Sell Contract or has supplied the website address for the New Owner to find such information.

Broker Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Printed Name: \_\_\_\_\_