

RIVERBEND CONDOMINIUM ASSOCIATION, INC.

FREQUENTLY ASKED QUESTIONS AND ANSWERS

Q: WHAT ARE MY VOTING RIGHTS IN THE CONDOMINIUM ASSOCIATION?

A: The owner of each Condominium unit shall be entitled to one vote for each Condominium unit owned. If a Condominium unit owner owns more than one unit, he shall be entitled to one vote for each unit owned. The vote of a Condominium unit shall not be divisible.

Q: WHAT RESTRICTIONS EXIST IN THE CONDOMINIUM DOCUMENTS ON MY RIGHT TO USE, OR LEASE MY UNIT? ARE PETS ALLOWED?

A: You may lease your unit for a minimum period of three months upon application and approval of the Board of Directors. Sub-leasing is strictly forbidden. No pets are allowed. For other restrictions see Rules and Regulations in the Riverbend directory, Declaration of Condominium, Bylaws and Articles of Incorporation.

Q: HOW MUCH ARE MY ASSESSMENTS TO THE CONDOMINIUM ASSOCIATION FOR MY UNIT TYPE AND WHEN ARE THEY DUE?

A:	QUARTERLY MAINTENANCE CHARGES BY UNIT:	APRIL/19	MARCH/20
	1 BR GARDEN	2 BR GARDEN	2 BR TOWNHOUSE
	\$1937.55	\$2090.53	\$2141.53
			3 BR GARDEN/TOWNHOUSE
			2192.51

Q: DO I HAVE TO BE A MEMBER IN ANY OTHER ASSOCIATION? IF SO, WHAT IS THE NAME OF THE ASSOCIATION AND WHAT ARE MY VOTING RIGHTS IN THIS ASSOCIATION? ALSO, HOW MUCH ARE MY ASSESSMENTS?

A: Yes, Riverbend Golf Club, Inc. (formerly known as Riverbend Owners Association).

Every owner or owners of a unit shall automatically, upon becoming the owner of a unit or units, be a member of the Condominium Association and the Golf Club, and shall remain a member of said associations until such time as his own ownership ceases for any reason at which time his membership in said associations shall automatically cease.

GOLF CLUB QUARTERLY MAINTENANCE FEE	\$625.00
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Q: AM I REQUIRED TO PAY RENT OR LAND USE FEES FOR RECREATIONAL OR OTHER COMMONLY USED FACILITIES? IF SO, HOW MUCH AM I OBLIGATED TO PAY ANNUALLY?

A: No.

Q: IS THE CONDOMINIUM ASSOCIATION OR OTHER MANDATORY MEMBERSHIP ASSOCIATION INVOLVED IN ANY COURT CASES IN WHICH IT MAY FACE LIABILITY IN EXCESS OF \$100,000? IF SO, IDENTIFY EACH SUCH CASE.

A: No.