HUDSON TRACE AS OF 10/2020

**These items and amounts are subject to change prior to closing. The Disclosure Information provided to Title is the official document that will state the fees and amounts to be collected.**

Transfer Fee: $185.50  
Disclosure Fee: $185.50  
Reserves Fee:  N/A  
Capital Improvements Fee:  $380.00  
HOA Transfer Feea:  N/A  
Membership Fee:  N/A  
HOA Membership CC&R Inspection Feeb: $168.00  
Special Assessments: Not at this time.  
Other Association:  N/A  
Other Fees: $29.00 fee for the processor Title uses to complete the Demand  
  
Regular Dues: $194.00 monthly; 2 months prepaid

**Footnotes:**

1. The HOA Transfer Fee is not the same as the typical management Transfer. The HOA Transfer Fee is like a Capital Improvement Fee. The fee goes to the operating budget of the community. It is called a Transfer Fee because that is what the governing documents of the community list it as. You most likely will not have a space for this in your typical form to fill out.
2. The HOA Membership Compliance Inspection Fee is a fee on every property that changes hands.  A third party inspects the exterior of the home to be sure the property is in compliance with the CC&R's and if not, to report their findings.  This gives the seller an opportunity to comply with any outstanding compliance issues and for the buyers to know the property is free of current compliance issues.  For example, it might be reported that the home needs painting within the very near future, which would be a discussion to be had between the parties.  We do not dictate who pays for the HOA Membership Compliance Inspection Fee.