

HOA / Taxes / Assessment Document

HOA

Currently the annual HOA fee is \$1,000 per unimproved lot.

HOA fees and taxes will be prorated as of closing based on calendar year.

TAXES

At the time of listing the new survey is being completed and will be finished prior to auction. Taxes for the calendar year 2022 will be computed and prorated based on the new survey.

***As an example**, a similar lot in the subdivision (Lot 19) is valued at \$150,000 and taxes are \$706.00 for 2022.*

ASSEMENT FEE

There is also an additional ONE-TIME development fee due at closing of \$1,000 per lot.

LOT 9 EXCEPTION

Lot 9 is a larger fee because as originally recorded, it was 4 lots. Therefor the one-time development fee is $4 \times \$1,000 = \$4,000$. Also due to the combination, Lot 9 currently has a larger HOA fee being \$1,000 for the first lot and \$500 per each additional original lot, totaling \$2,500.00