

Deer Run (Willard)

Budget Overview @ \$250/lot/year

	<u>Annual</u>	<u>292 Per Unit/Annual</u>
Operating & Reserve Income		
Annual Assessment	73,000.00	\$250.00
Operating Expense		
ADMINISTRATION		
Copies & Postage	1,752.00	\$6.00
Insurance	2,000.00	\$6.85
Management	17,520.00	\$60.00
Professional Fees (Taxes, Legal)	750.00	\$2.57
Total ADMINISTRATION	<u>22,022.00</u>	<u>\$75.42</u>
COMMON AREA MAINTENANCE		
Monument/Trail Maintenance	5,000.00	\$17.12
Landscaping	35,000.00	\$119.86
Electricity	750.00	\$2.57
Water/Sewer	5,000.00	\$17.12
Total COMMON AREA MAINTENANCE	<u>45,750.00</u>	<u>\$156.68</u>
Total Operating Expense	<u>67,772.00</u>	<u>232.10</u>
Net Operating Income/Loss	<u>5,228.00</u>	<u>17.90</u>
RESERVES	5,228.00	17.90
Net Operating & Reserve Income/Loss	<u><u>0.00</u></u>	<u><u>0.00</u></u>

Reinvestment Fee: There is a one-time Reinvestment Fee of 0.5% of the sales price of the lot/home or \$500 (whichever amount is less) payable at closing by first time and subsequent lot owners.

AT CLOSING: You will pay the above mentioned Reinvestment Fee and the first year's annual assessment. You will then receive Annual Statements.

HOA QUESTIONS: Please contact FCS Community Management at (801) 256-0465 or deerrunwillard@hoaliving.com.

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