

**FREQUENTLY ASKED QUESTIONS AND ANSWERS SHEET
THE COTTAGES AT BIRD BAY ASSOCIATION, INC.**

As of: 1/1/2023

Q: What are my voting rights in the condominium association?

A: One vote per unit.

Q: What restrictions exist in the condominium documents on my right to use my unit?

A: Owner, guest or rental occupants. Use as a residential property only; no commercial use.

Q: What restrictions exist in the condominium document on the leasing of my unit?

A: 3 month minimum. Rental application and application fee required.

Q: How much are my assessments to the condominium association for my unit type and when are they due?

A: \$ 2107.00 Quarterly

Q: Do I have to be a member in any other association? If so, what is the name of the association? Also, how much are my assessments?

A: Bird Bay Community Association – Dues paid through Quarterly Assessments to Bird Bay VI.

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.

Note: THE STATEMENTS CONTAINED HEREIN ARE ONLY SUMMARY IN NATURE. A PROSPECTIVE PURCHASER SHOULD REFER TO ALL REFERENCES, EXHIBITS HERETO, THE SALES CONTRACT, AND THE CONDOMINIUM DOCUMENTS.