

LAKE HARNEY ESTATES ASSOCIATION INC. SEMINOLE CO. FL.
NOTICE OF MAINTENANCE ASSESSMENTS

LAKE HARNEY ESTATES ASSOCIATION, INC., A FLORIDA NON-PROFIT HOMEOWNERS ASSOCIATION CORPORATION (HEREAFTER ASSOCIATION) LOCATED IN SEMINOLE COUNTY, FLORIDA, SERVES PUBLIC NOTICE TO ALL PROSPECTIVE PURCHASERS AND SELLERS OF REAL PROPERTY IN LAKE HARNEY ESTATES, SEMINOLE COUNTY, FLORIDA (HEREAFTER "PROPERTY") AND TO ALL OTHER PERSONS IT MAY CONCERN, THAT:

1. THE ARTICLES OF INCORPORATION OF LAKE HARNEY ESTATES ASSOCIATION, INC. ARE RECORDED AT OFFICIAL RECORDS BOOK 1598, AT PAGE 1112, AND THE BY-LAWS OF LAKE HARNEY ESTATES ASSOCIATION, INC. ARE RECORDED AT OFFICIAL RECORDS BOOK 1598, PAGES 1119, ALL OF THE PUBLIC RECORDS OF SEMINOLE COUNTY, FLORIDA.

2. ALL ROADWAYS LOCATED WITHIN LAKE HARNEY ESTATES ARE PRIVATE ROADWAYS AND ARE NOT MAINTAINED BY SEMINOLE COUNTY, FLORIDA NOR ANY OTHER GOVERNMENTAL AGENCY.

3. ATTACHED AS EXHIBIT "A" TO THIS INSTRUMENT IS A COPY OF AN AGREEMENT THAT WAS SIGNED BY INITIAL PURCHASERS OF LOTS IN LAKE HARNEY ESTATES, WHICH AGREEMENT REQUIRES MEMBERSHIP IN THE HOMEOWNER'S ASSOCIATION AND REQUIRES THE PAYMENT OF ASSESSMENTS BY LOT OWNERS FOR THE PURPOSE OF COLLECTING MONEY TO MAINTAIN THE SUBJECT PRIVATE ROADS.

UNTIL FURTHER NOTICE, POST OFFICE BOX 108, GENEVA, FLORIDA 32732 IS THE ASSOCIATION'S ADDRESS.

LAKE HARNEY ESTATES ASSOCIATION, INC.

BY: Edward M. Curd
PRESIDENT

Robert C. Erwin
SECRETARY

STATE OF FLORIDA
COUNTY OF SEMINOLE

BEFORE ME THIS DAY, AN OFFICER DULY AUTHORIZED BY THE STATE AND COUNTY AFORESAID TO TAKE ACKNOWLEDGMENTS PERSONALLY APPEARED Edward Curd AS PRESIDENT AND Robert C. Erwin AS SECRETARY, TO ME KNOWN TO BE THE PERSONS DESCRIBED IN AND WHO EXECUTED THE INSTRUMENT AND THEY ACKNOWLEDGED BEFORE ME AND EXECUTED THE SAME.

WITNESS MY HAND AND OFFICIAL SEAL IN THE COUNTY AND STATE LAST AFORESAID ON THIS THE 16th DAY OF MARCH, 1990.
(NOTARIAL SEAL)

Robert C. Erwin
NOTARY PUBLIC
NOTARY PUBLIC, STATE OF FLORIDA
My Commission Expires April 3, 1990
MY COMMISSION EXPIRES:

PREPARED BY AND RETURNED TO:
RICHARD E. LARSEN, ESQ.
CURRY, TAYLOR & CARLS
225 E. ROBINSON STREET
OKLANDO, FLORIDA 32801



LAKE HARNEY ESTATES

AGREEMENT

We, the undersigned, purchasers of that portion of property known as Lot _____ Lake Harney Estates do hereby acknowledge that a Home Owners Association has been formed for the maintenance of any common areas (i.e. roads, drainage, etc.), and hereby consent and agree that we will join said Home Owners Association. We, the undersigned, purchasers agree to pay the first years membership fee in advance in the amount of _____. Also, it is understood that we must continue membership in the Home Owners Association while owners of said property. Failure to continue membership will result in a lien being placed on the property for the amount of Association Dues.

Signed this _____ day of _____ 19_____

WITNESS _____ PURCHASER(S) _____

MARYANNE MORSE
CLERK OF CIRCUIT COURT
SEMINOLE COUNTY, FL.

027177

RECORDED & VERIFIED
1990 APR -2 AM 8:57

EXHIBIT "A"