



Date:

Information regarding:

Address: \_\_\_\_\_ Unit # \_\_\_\_\_

1. Are there any unpaid liens or “restraints on alienation” (legal obstacles such as wills) impeding the sale of this unit?

Yes    No

2. Does the Association anticipate any capital or major maintenance expenditures currently or in the next two years?

Yes    No    Description:

3. How much is in the Reserve Fund, and is any of that fund earmarked for special projects?

*The most complete financial information is available in the Annual Report available on the Association's Website:  
<https://thehighlandcolony.com/meeting-minutes>*

4. A copy of the most recent Income and Balance sheets.

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<https://thehighlandcolony.com/meeting-minutes>

5. Are there any pending lawsuits or judgments the Association is party to?

Yes    No

6. How is the Association Insured? What Insurance should a unit owner get in addition to this?

The insurance policies and recommendations for individual unit insurance are available on the Association's Website.  
<https://thehighlandcolony.com/insurance>

7. The Association is not responsible for modifications to the original structure, e.g. fences, changes to the deck, additions of rain gutters, flower beds, paving, etc. It's important to ask the current owner for this information.



8. The condominium Instruments (Declaration, By-Laws, and Rules & Regulations) are all available on the Association's Website:

- a. *Rules and Regulations:* <https://thehighlandcolony.com/rules-%26-regulations>
- b. *Declaration and Bylaws:*  
<https://thehighlandcolony.com/condo-instruments>

9. What are the current annual dues for this unit?

Annual dues for this unit:

10. Have there been any Special Assessments in the past three years?

Yes      No

Prepared by: