



*FEES FOR ESTOPPEL CERTIFICATES
BACKGROUND CHECKS: CONVEYANCES, SALES,
LEASES AND TRANSFERS
CONDOMINIUM AND BANK QUESTIONNAIRES
REVIEW OF TRUSTS*

April 27, 2026

To all Owners:

Effective May 1, 2026, ISMA will charge the following fees, as stated in the resolution passed 02/26/2026.

Estoppels [Section 720.30851, Florida Statutes (2017)]

Provided that the Estoppel Certificate is delivered within ten (10) business days from receipt of a written or electronic request for an Estoppel Certificate from a Parcel Owner or the Owner's designee, or a Parcel mortgagee or the Unit mortgagee's designee, the established fee is:

- \$299.00 if the Unit is not delinquent in any monies owed to the Association.
- An additional \$179.00 if there are delinquent monies owed to the Association.
- An additional \$119.00 if the requestor asks for the Estoppel Certificate within three (3) business days.

The Association shall have no obligation to respond to requests on an expedited basis, but may do so in its discretion. Attorneys' fees incurred by the Association in connection with delinquent Parcels, including but not limited to attorneys' fees incurred to prepare "Payoff Letters," are not included in the above-stated fees. The maximum fee the Association will charge if it receives simultaneous requests for Estoppel Certificates for multiple Parcels owned by the same person or entity and where there are no past due monetary obligations owed to the Association shall be determined by applicable statute.

Background Checks [ISMA Declaration, Article IX]

Provided that the Applicant(s) has provided all information required by the Association for its required background check, each Applicant shall pay a fee as follows:

- \$250.00 for each single person
- \$250.00 for a married couple, provided the couple furnishes a certified marriage certificate
- \$400.00 for a Trust or Family entity created for bona fide estate planning purposes only.


Condominium or Bank Questionnaire

- \$150.00 for each questionnaire or a greater amount as amount permitted by statute

The Association reserves the right to utilize a qualified estate planning attorney to verify the validity that trusts and family entities have been created for bona fide estate planning purposes only.

The Association shall approve, or disapprove the sale, conveyance, rental, lease or transfer within thirty (30) days of receipt of a complete application. The thirty (30) days shall not start until all such documents are received by the Association.

For the Board of Directors:

Signed by:


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Patricia Rogers, President
Indian Spring Master Association, Inc.