



NOTICE OF HOMEOWNERS' ASSOCIATION

To: ALL PROSPECTIVE PURCHASERS OF LOTS IN THE TOWERS SUBDIVISION

From: THE TOWERS HOMEOWNERS' ASSOCIATION INC., A NEW MEXICO
NONPROFIT CORPORATION (THE "ASSOCIATION"), PRC # 2429009 ON THIS
_____ DAY OF DECEMBER, 2020.

WHEREAS, the following properly (The Towers Subdivision):

ALL OF SECTION 28 {THE TOWERS SUBDIVISION) OF THE PLAT THE TOWERS UNIT I AS THE SAME IS SHOWN ON THE PLAT THEREOF RECORDED IN BERNALILLO COUNTY, ALBUQUERQUE, NEW MEXICO REAL ESTATE RECORDS ON JANUARY 19, 2001 IN BOOK 2001C, PG 24, TOTALING 22.4679 GROSS ACRES MORE OR LESS. ALSO KNOWN AS PLATS DOCUMENT# 2002061902 (TOWERS 1), AND DOCUMENT# 2002144144 (TOWERS 2), AND DOCUMENT# 2003149817 (TOWERS 3), AND DOCUMENT# 2003149818 (TOWERS 4).

Is encumbered and subject to a lien for homeowners' association assessments pursuant to the Protective Covenants, Conditions, and Restrictions of the Towers Subdivision recorded in the office of the County Clerk of Bernalillo County, New Mexico, on November 12, 2002 Book A44. Page 6349, Document# 2002146747 ("The Restrictions").

WHEREAS, Owners of lots within The Towers Subdivision are members of the Association and are obligated to pay assessments to the Association, which assessments are liens against an Owner's lot and it is necessary for the Association to keep accurate membership records.

THEREFORE, the Association requests that any title company closing a conveyance of a lot in the Towers Subdivision obtain the written assurance that assessments have been paid current through the closing date and collect such transfer fees as required, Additionally, Association dues are payable in advance through year-end and any title company closing a conveyance is required to collect these dues. The Association further requests the title company notify the Association of the completed conveyance, including the lot number and subdivision phase of the purchased lot and the name and address of the purchaser of the lot and the Association requests the title company to pay all unpaid dues and such transfer fees required by the Association. The address of the Association is:

The Towers Homeowners' Association
Inc. c/o Investment Property Services
P.O. Box 2294
Corrales, NM 87048
Telephone Number (505) 259-7652
Fax Number (505) 897-6735

IF THE ASSESSMENTS ARE NOT PAID THROUGH DECEMBER 31, THE PURCHASER'S LOT REMAINS RESPONSIBLE FOR PAYMENT OF THE ASSESSMENTS AND IS SUBJECT TO FORECLOSURE TO COLLECT THE ASSESSMENTS.

PURCHASER:

DO NOT CLOSE THE PURCHASE OF A LOT WITHOUT ASSURANCE FROM YOUR TITLE COMPANY THAT ASSESSMENTS HAVE BEEN PAID THROUGH YEAR END AND TRANSFER FEES ARE PAID.

THE TOWERS HOMEOWNERS' ASSOCIATION
INC

A New Mexico nonprofit corporation



Greg Peralta of Investment Property Services

STATE OF New Mexico)

COUNTY OF Sandoval)

ss.

The foregoing instrument was acknowledged before me this 28th day of

December, 2020, by Gregory Peralta, Property Manager of Towers

Homeowners' Association. A New Mexico nonprofit corporation.


NOTARY PUBLIC

My Commission Expires:

August 7, 2023



OFFICIAL SEAL
Veronica Saice
NOTARY PUBLIC
STATE OF NEW MEXICO

My Commission Expires: August 7, 2023