

WARNER RANCH 4 ASSOCIATION

ASSESSMENT COLLECTION POLICY
ADOPTED NOVEMBER 10, 2008

COLLECTION TIMELINE:

- 30 DAYS PRIOR TO ASSESSMENT DUE DATE -INVOICE SENT
- ASSESSMENT DUE DATE
- 15 DAYS AFTER ASSESSMENT DUE DATE -REMINDER SENT IF PAYMENT NOT RECEIVED
- 30 DAYS AFTER ASSESSMENT DUE DATE -LATE FEE ATTACHED TO ACCOUNT IF PAYMENT NOT RECEIVED
- 45 DAYS AFTER ASSESSMENT DUE DATE -ACCOUNT REFERRED TO COLLECTION AGENCY IF PAYMENT NOT RECEIVED

ATTEMPTS TO COLLECT PAST DUE ASSESSMENTS MAY INCLUDE BUT ARE NOT LIMITED TO:

- LIENS
- JUDGMENTS
- GARNISHMENT OF WAGES AND/OR BANK ACCOUNTS

REFERRAL TO COLLECTION AGENCY MAY BE AVOIDED IF HOMEOWNER MAKES ARRANGEMENTS FOR A PAYMENT PLAN PRIOR TO THE 45TH DAY AFTER THE ASSESSMENT DUE DATE.

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IF BOTH ARE NOT RECEIVED PRIOR TO THE 45TH DAY AFTER THE ASSESSMENT DUE DATE, THE ACCOUNT WILL BE REFERRED TO COLLECTION AGENCY. IF AT ANY POINT A PAYMENT UNDER THE PAYMENT PLAN IS NOT TIMELY MADE, THE ACCOUNT MAY BE REFERRED TO COLLECTION AGENCY.

ALL COSTS OF COLLECTION WILL BE ATTACHED TO THE HOMEOWNER ACCOUNT.

THERE WILL BE A CHARGE FOR CHECKS RETURNED FOR INSUFFICIENT OR UNCOLLECTED FUNDS.