

## Fees and protocol for collection:

1. Board sends authorization to Association Attorney to send file to collection.
2. 10 day notice is sent to delinquent owner
3. If owner responds, owner is asked to file a payment plan with Board, Board can deny or accept, if Board denies, file goes to collection
4. If no response from owner, file goes to collection
5. File is opened and \$250 charged for collection services
6. Lien is filed and \$152 charged
7. Attorney sends 2 demand letters, with customary 30 day notice to respond
8. If no response, Board can start foreclosure proceedings, foreclosure would be last resort if no response from owner

Open file \$250

File Lien \$152

Foreclosure Filing \$ 1,500 (Varies, \$1,450--\$1,800 )

All of the above charges relating to collection are charged against the unit and owner, the Association is reimbursed for the up front costs of collection at the time of repayment by owner or sale of unit ( Lien collected),

The Lien stays on the property for 10 years and can be renewed