

**FREQUENTLY ASKED QUESTIONS AND ANSWERS SHEET  
MOLOKAI VILLAS CONDOMINIUM ASSOCIATION INC.  
AS OF JANUARY 2013**

**Q: What are my voting rights in the condominium association?**

A: Each Unit is entitled to cast one vote in the Molokai Villas Condominium Association Inc. (the “Association”).

**Q: What restrictions exist on my right to use my unit?**

A: No unit may be used for other than residential purposes. There are various restrictions on the use of your unit, and these are set forth in detail in Article 12 of the Declaration of Condominium.

**Q: What restrictions exist on the leasing of my unit?**

A: None, except unit may only be leased for residential purposes.

**Q: How much are my assessments to the Association?**

A: Assessments are quarterly and are due on the first of each month of the quarter and are late on the 10<sup>th</sup> of that month. As of January 1, 2013, the quarterly assessments are \$900.

**Q: Do I have to be a member in any other association? If so, what is the name of the association and what are my voting rights in the association? Also, how much are my assessments?**

A: No, you do not have to be a member of any other association.

**Q: Am I required to pay rent or land use fees for recreational or other commonly used facilities? If so, how much am I obligated to pay annually?**

A: No, you are not required to pay rent or land use fees for any recreational or other commonly used facilities.

**Q: Is the condominium association or other mandatory membership association involved in any court cases in which it may face liability in excess of \$100,000? If so, identify each such case.**

A: None.

**Q: Are there any other representations as described by the Florida Condominium Act that are required to assist the purchaser in deciding whether to purchase a condominium unit?**

A: None

NOTE: THE STATEMENTS CONTAINED HEREIN ARE ONLY SUMMARY IN NATURE. A PROSPECTIVE PURCHASER SHOULD REFER TO ALL REFERENCES, EXHIBITS HERETO, THE SALES CONTRACT AND THE CONDOMINIUM DOCUMENTS.