

## THE CLUB AT MEXICO BEACH, A CONDOMINIUM

### EXHIBIT 6

#### FREQUENTLY ASKED QUESTIONS AND ANSWERS SHEET

As of August 2006

The Club at Mexico Beach Owners' Association, Inc.

- Q: What are my voting rights in the condominium association?
- A: Each Unit shall be entitled to a voting interest of one vote. If a Unit is owned by two or more persons, is under lease, or is owned by a corporation, a certificate as required by the Bylaws must be filed with the Association secretary designating the person entitled to vote for the Unit. Such voting rights are further detailed in Article VI of the Declaration and Article 2.7 of the Bylaws.
- Q: What restrictions exist in the condominium documents on my rights to use my Unit?
- A: Use is restricted to residential purposes, must be in compliance with all governmental regulations, and shall not constitute a nuisance. The unit may be put to no use that would increase the Associations insurance costs, without prior written consent, and no structural changes may be made within a unit without prior written consent. Common household pets are permitted to be kept by unit owners (and shall not be kept by guests or tenants) but shall not be kept in such number as to be an annoyance to other unit owners. All pets must be held, or kept leashed and under the control of a responsible party at all times that they are in the common property. All owners of pets shall be held strictly responsible to immediately collect and properly dispose of the wastes and litter of their pets. Should a unit owner fail to clean up after his pet, the Association shall perform that service and bill the unit owner accordingly. The Association reserves the right to designate specific areas within the common elements, if any, where pets may be walked on leashed by their owners. The Association further reserves the right to adopt and enforce additional pet regulations necessary to ensure that pets are not and do not become a nuisance, and demand that a member permanently remove any and all pets which create disturbances and annoyances from the condominium property. Such restriction are further detailed in Article XIII of the Declaration.
- Q: What restrictions exist in the condominium documents on the leasing of my unit?
- A: The unit may be leased for residential purposes only. The use restrictions and rules and regulations for the condominium apply to lessees and others authorized to use the unit. The documents grant to the Association the right to sue owners or lessees who violate the use restrictions or rules and regulations. Such restrictions are further detailed in Article XIII of the Declaration.
- Q: How much are my assessments to the condominium association for my unit type and when are they due?
- A: The current monthly assessments for the units range from \$345.58 to \$618.56, per month, depending upon the number of square feet in each unit. Each unit is shown in Exhibit F to the Declaration of Condominium Estimated Operating Budget. Assessments are payable in monthly installments, or at the times as may be determined by the Board.
- 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 this association? Also, how much are my assessments?
- A: No.
- 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 - not applicable.