



EXHIBIT D-1
SUMMARY OF MAINTENANCE, UTILITIES & INSURANCE RESPONSIBILITIES AND FEES FOR
ESPLANADE ON PALMER RANCH
 (Current as of April 1, 2017)

Palmer Ranch Master Property Owners Association, Inc. ("Master Association")
Esplanade on Palmer Ranch Homeowners Association, Inc. ("Community Association")

Maintenance	Community Association Property Maintenance (i.e., roads, amenity center, landscaping, street lights, entry monuments, walls, passive park and other property owned by the Community Association)	Community Association
	Master Association Common Areas Maintenance (property owned by the Master Association)	Master Association
	Residential Lot Lawn and Landscape Maintenance	Community Association
	Pest Control	Owner
Utilities	Irrigation Water	Community Association
	Potable Water & Sewer	Owner
	Trash Removal	Owner/Tax Bill
	Cable TV	Owner
Insurance	Homeowners & Flood Insurance	Owner
	Contents Insurance	Owner
	Master Association Common Areas	Master Association
	Community Association Property	Community Association
Assessments & Fees	Current (2017) Community Association Annual Assessment	\$2,510.44 / year \$ 627.61 / quarter
	Current (2017) Community Association Benefit Assessment (landscape maintenance)	
		45' Lot \$ 900.00 / year \$ 225.00 / quarter
		52' Lot \$ 960.00 / year \$ 240.00 / quarter
		62' Lot \$1,020.00 / year \$ 255.00 / quarter
		76' Lot \$1,080.00 / year \$ 270.00 / quarter
		100' Lot \$1,140.00 / year \$ 285.00 / quarter
	Total Master Association Assessments, Community Association Annual Assessments and Benefit Assessments	
		45' Lot \$3,410.44 / year \$ 852.61 / quarter
		52' Lot \$3,470.44 / year \$ 867.61 / quarter
	62' Lot \$3,530.44 / year \$ 882.61 / quarter	
	76' Lot \$3,590.44 / year \$ 897.61 / quarter	
	100' Lot \$3,650.44 / year \$ 912.61 / quarter	

Notes:

- 1) These above assessments and fees are estimates and are subject to change. Please refer to the Governing Documents and the Master Association's and Community Association's current Budgets found in your Sales Documents for a more thorough description of these and all other assessments, fees and responsibilities.
- 2) Community Contribution payable to Seller in the amount of \$2,500.00 is collected at Closing on all initial sales.
- 3) The Master Association and Community Association Assessments will be pro-rated at the time of Closing. The Master Association Assessment is collected by the Community Association and remitted to the Master Association and are billed on a quarterly basis thereafter.
- 4) The Community Association is responsible for collecting and remitting the Assessments of the Master Association, which are included in the Community Association Annual Assessment above (\$167.00 per year/\$41.67 per quarter).
- 5) A one-time irrigation hook up fee of \$1,000.00 payable to Seller will be collected at Closing.
- 6) An estoppel fee payable to the management company in the amount of \$150.00 will be collected at Closing.



In the interest of continuous improvement, Taylor Morrison reserves the right to change or modify floor plans, materials and features without prior notice or obligation. All floor plans and exterior renderings are artists' conceptions and all dimensions are approximate. © 2017 Taylor Morrison, Inc. All rights reserved.