



1411 Deyton Drive Blairsville, Ga 30512

“Transfer Fee” Change

At the 2023 Annual Meeting, the 1300 POA membership approved the following proposal:

“Whereas most private communities including 1300 are responsible for substantial repairs and improvements within their community known as capital repairs and improvements, the POA Board of Directors recommends the following as an equitable capital reserve contribution for new owners upon the purchase/sale/transfer of any property within our community.

For each property sold or transferred, an ownership transfer contribution to the 1300 capital reserve fund shall be collected at closing in the following equitable contribution amounts:

Developed Lots - \$1500

Undeveloped Lots - \$500”

This proposal became effective immediately upon certification of the election results. Please note that a lot is deemed “developed” if any structure has been erected upon it.

If you are in the process of selling (or otherwise transferring ownership of) your home and/or lot, please inform your closing attorney of the above “ownership transfer contribution.” If you are on the other side of a property transfer, remember that, per the Covenants, “Within thirty days after receiving title to a lot, the purchaser of the Lot shall give the Association written notice of their Ownership of the Lot(s).”