

## MEMBERSHIP FEES SCHEDULE 2023

### MEMBERSHIP FEES & CLUB ACCESS

All Mirasol title owners are required to pay the Recreational Facilities Maintenance Contribution ("RFMC") and all applicable dues and assessments for the membership category at closing. Fees for each category including use charges are based on the respective category acquired with the Unit. Each "Family Unit" is defined by the By-Laws as the title owner and their spouse/significant other and their unmarried children under the age of 24. The Family Unit enjoys membership privileges after screening, approval, and the mandatory welcome orientation. Call MCA for entity acquisitions and multiple family purchases.

|                                   |                   |                                                                                                  |
|-----------------------------------|-------------------|--------------------------------------------------------------------------------------------------|
| <b>GOLF MEMBERSHIP</b>            | <b>\$175,000</b>  |                                                                                                  |
| Annual Club Dues                  | \$26,985.00       | plus, applicable tax paid in full each year; pro-rated the first year and collected on the HUD-1 |
| Monthly Special Assessment        | \$172.00          | paid monthly from 2015 to 2027 for the 2015/2016 Facilities Enhancement Project (FEP)            |
| Golf Greens Fees                  | Included          |                                                                                                  |
| Golf Bag Storage                  | Included          |                                                                                                  |
| Fitness/Tennis Fee                | Included          |                                                                                                  |
| Golf Cart Fee                     | \$28.00           | per person for all non-cart owners                                                               |
| Private Golf Cart Annual Fee      | \$1,950.00        | approved cart owners only; includes approved members only                                        |
| <b>SPORTS MEMBERSHIP</b>          | <b>\$110,000</b>  |                                                                                                  |
| Annual Club Dues                  | \$16,190.00       | paid in full each year; pro-rated the first year and collected on the HUD-1                      |
| Monthly Special Assessment        | \$169.00          | paid monthly from 2015 to 2027 for the 2015/2016 Facilities Enhancement Project (FEP)            |
| Golf Greens Fees November - April | \$60.00           | per person plus cart and tax                                                                     |
| Cart Fees                         | \$28.00           | per person plus tax                                                                              |
| Golf Greens Fees May - October    | Waived            | per person plus cart and tax                                                                     |
| Golf Locker Fee                   | \$375.00          | half locker \$200.00                                                                             |
| Golf Bag Storage Fee              | \$125.00          |                                                                                                  |
| Fitness/Tennis Fee                | Included          |                                                                                                  |
| Private Golf Cart Annual Fee      | \$1,170.00        | approved cart owners only; limited availability                                                  |
| <b>SOCIAL MEMBERSHIP</b>          | <b>\$85,000</b>   |                                                                                                  |
| Annual Club Dues                  | \$6,745.00        | paid in full each year; pro-rated the first year and collected on the HUD-1                      |
| Monthly Special Assessment        | \$99.00           | paid monthly from 2015 to 2027 for the 2015/2016 Facilities Enhancement Project (FEP)            |
| Golf/Racquets/Fitness/Spa/Salon   | N/A               | access only available 1x per month May through October upon payment of daily fee                 |
| <b>ADDITIONAL FEES</b>            |                   |                                                                                                  |
| Application Fee                   | \$350.00          | up to two primary applicants, plus applicable tax                                                |
| Additional Applications           | \$175.00          | each dependent, companion, additional shared entity owners, plus applicable tax                  |
| Estoppel Fee                      | \$250.00/\$350.00 | Standard collected on the HUD-1; rush fee                                                        |
| Capital Contribution Common Areas | \$7,500.00        | one-time fee for each title transfer collected on the HUD-1. <b>Effective January 1, 2023</b>    |

TAXES AND FEES APPLY WHEN REQUIRED BY LAW • ALL FEES SUBJECT TO CHANGE  
UPDATED OCTOBER 31, 2022



| ADDITIONAL ACCESS FEES                               |               |                                                                        |
|------------------------------------------------------|---------------|------------------------------------------------------------------------|
| Tipping/Gratuities (No food minimum)                 | N/A           | cash tips strictly prohibited; all services include 20% service charge |
| Barcode for resident gate entry                      | Complimentary | residents only with proof of residency                                 |
| Valet services                                       | Complimentary | available daily at 11AM main clubhouse                                 |
| Guest Golf Greens Fee                                | \$100.00      | plus, cart fee and taxes                                               |
| Guest Racquet Sports/Fitness Fee                     | \$18.00       | daily fee for all approved non-members; restrictions apply             |
| Social Racquet/Fitness Day Fee (May to October only) | \$18.00       | available only one time per month May to October                       |
| Social Member Golf Fee (May to October only)         | \$100.00      | plus, cart and taxes; available 1x per month May to October            |

## VILLAGE & MASTER ASSOCIATION FEES

All title owners are Members of their Village Association and the Master Maintenance Association “MMMA”. Capital contribution, fees and assessments for the Village and MMMA are required of each owner and provided only through Lang at (800) 766-7844.

## ESTOPPEL FEES/CLOSING FEES

Please call MCA Accounting at (561) 776-4949 option 8 for club closing fees.

## NON-MEMBER ACCESS

Non-members enjoy access to the Club in accordance with the sponsor’s access and current guest policies, as may be amended.

## SELLER’S RETURN

Sellers of a home/membership are eligible for a return as defined in the MCA By-Laws and their Tenured/Non-Tenured status. Details on the RFMC and a seller’s return based on their status are outlined in the MCA By-Laws Article IX Section 6. The following chart is an example of the structure based on the June 1, 2021 approved RFMC. All fees are subject to change.

### NON-TENURED

Members who obtain title on or after July 1, 2017 are Non-Tenured Members.

| Type   | RFMC      | Initiation | Equity    | Refund % | Refundable \$ |
|--------|-----------|------------|-----------|----------|---------------|
| Golf   | \$175,000 | \$75,000   | \$100,000 | 80%      | \$80,000      |
| Sport  | \$110,000 | \$46,000   | \$64,000  | 80%      | \$51,200      |
| Social | \$85,000  | \$42,000   | \$43,000  | 80%      | \$34,400      |

### TENURED

Members who obtained title prior to July 1, 2017 are Tenured Members.

| Type   | RFMC      | Initiation | Equity    | Refund % | Refundable \$ |
|--------|-----------|------------|-----------|----------|---------------|
| Golf   | \$175,000 | N/A        | \$175,000 | 80%      | \$140,000     |
| Sport  | \$110,000 | N/A        | \$110,000 | 80%      | \$88,000      |
| Social | \$85,000  | N/A        | \$85,000  | 80%      | \$68,000      |

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