



To: Homeowners on Lot 136 in The Preserve

From: The Preserve Community Office

Date: December 12, 2025

Re: Monthly Lot Rental Amount for 2026

As we indicated earlier this month, your base monthly lot rent for 2026 will be lower than we indicated in the notice we sent to you in September.

The real estate tax bills that we received since those notices were prepared are lower than we expected. The result is that your share of the increase in real estate taxes is reduced by \$7.52 per month, from \$23.01 to \$15.49.

This adjustment is reflected below:

Total amount from September notice	\$761.68
Reduction (see above)	<u>- 7.52</u>
New total amount	\$754.16

This new amount, plus the \$28.73 that you already pay for trash collection = **\$782.89 per month** starting in January, 2026.

If you have any questions, please do not hesitate to contact our office.

THE PARK OWNER CONTINUES TO APPEAL THE PROPERTY TAX INCREASE ON YOUR BEHALF. IF WE ARE SUCCESSFUL, AND THE PROPERTY TAXES ARE FURTHER REDUCED AFTER THE DATE OF THIS NOTICE, YOUR LOT RENTAL AMOUNT WILL BE REDUCED ACCORDINGLY. THE COST OF THIS APPEAL IS PAID FOR BY THE PARK OWNER AND WILL NOT BE PASSED ON TO THE RESIDENTS.

136 KEYSTONE AMENITIES

SILVER SPRINGS PREMIER

TRANSCOM WINDOWS

GARBAGE DISPOSAL

HURRICANE SHUTTERS

GLASSED IN WINDOWS ON LANAI

QUARTZ COUNTERTOPS THROUGHOUT

R30 INSULATION

BEAUTIFUL WELLESLEY FRONT DOOR

UPGRADED STAINLESS STEEL APPLIANCES

5 CEILING FANS

VINYL FLOORING

MASTER BATH WITH LARGE WALKIN SHOWER

KITCHEN CABINET WITH BARN DOOR

FARMERS SINK

DESIGNER RANGE HOOD

FRENCH DOORS ONTO LANAI

UNCOVERED PATIO OUTSIDE BY LANAI

TRAY CEILING IN LIVING ROOM/DINING ROOM & MASTER

3 ADA TOILETS

BACKSPLASH ALL THE WAY UP IN KITCHEN

UPGRADED LANDSCAPING

UPGRADED FAUCETS THROUGHOUT

2 CAR 20 X 30 GARAGE

LAUNDRY ROOM

LARGE CENTER ISLAND

DOUBLE DRIVEWAY

GARAGE 20 X 30

MASTER BEDROOM 14 X16

SECOND BEDROOM 11 X 12

LIVING ROOM 14 X 18

OFFICE/DEN 14 X 11

LANAI 10 X 20

PATIO 6 X 10

HOUSE 1920 SF 32 X 60

Double
Driveway

Overhead Garage Door

20'-0"

23'-0"

Garage

4'-0"

34'-0"
Sidewalk

Laundry
Room

40 gf

Bath

Hand Held
Shower
Grab Bars
Deco
LED
Mirrors

2nd
Bedroom

11'-0"

12'-0"

Living Room

Trey Ceiling

18'-9"

Raised Screen
Room

20'-0"

French Doors
w/Blinds in the
Middle



10'-0"

Den

11'-0"

14'-0"

Micro

Artic White
Backsplash
Base cabinet
slide outs T/O

Double
Coffered Ceiling

Optional Kitchen
Cabinets with
Barn Door and slide outs

Farmer Sink Prep DW
Ice maker

Gray
Shaker Island

Coffered
Ceiling
Chandelier
W/B

Dining
Room

12'-8"

10'-9"

Optional Recessed
Entry

Master Bedroom

16'-0"

14'-0"

Master Bath

Optional
Master Bath

Ceramic Shower

Linen

Walk-in
Closet

14'-0"

Transom Transom

Transom

Transom Transom

Transom Transom

HB

HB

OPEN
PATIO

20'

Community FEATURES & AMENITIES

THE PRESERVE is the crown jewel of Sunshine State Developers, one of Florida's premier developer of Award Winning active retirement communities. **THE PRESERVE** is unmatched in delivering superb location, resort style amenities, home construction quality and exceptional value. Whether you want to be busy all the time or just relax in your easy chair, you have come to the best place for the rest of your life.

-  Luxurious clubhouse with stage
-  Grand ballroom with dance floor
-  Resident kitchen facilities
-  Social activities director
-  Refreshing heated swimming pool
-  Huge pool deck
-  Master whirlpool spa
-  Billiards Room
-  Fitness & Exercise Room
-  Card Room
-  Arts & Crafts Room
-  Screened veranda overlooking pool & spa
-  Outdoor pool/grill area
-  Lighted tennis court
-  Oversized Lots
-  Gated Community
-  Pickle ball courts
-  Bocce ball
-  Horseshoes
-  Petanque
-  Ping Pong
-  Bingo
-  Media Room with Internet access
-  Dog park & walk area
-  Fishing lakes
-  Nature preserve and walking trails
-  RV Storage
-  Lighted shuffleboard courts (8)

And more activities than you imagined!

Live life to its fullest at **THE PRESERVE**.

MANUFACTURED HOME LIMITED WARRANTY

ACCOUNT NUMBER						
0	8	1	4	2	3	9

INFORMATION SCHEDULE

CUSTOMER	NAME ARLINE FRANCES FOSTER					
	ADDRESS 12116 SW CR 769 Unit 136					
	CITY LAKE SUZY		STATE FLORIDA		COUNTY DESO TO	
	ZIP 34269					
TELEPHONE NUMBER 207-671-0957			EMAIL ADDRESS Arline.foster@yahoo.com			
LOCATION OF COVERED HOME (IF DIFFERENT THAN ABOVE)	ADDRESS 12116 SW CR 769 Unit 136					
	CITY lake suzy 1		STATE FLORIDA		COUNTY DESO TO	
	ZIP 34269					
SELLING DEALER	NAME The Preserve			LOAN NUMBER		
	ADDRESS 12116 SW CR 769					
	CITY lake suzy		STATE FLORIDA		COUNTY DESO TO	
	ZIP 34269					
PURCHASE DATE	PURCHASE DATE 12 / 15 / 2023			SERIAL NO. FL239-000-H-A012501AB		
COVERAGE	LIMITED WARRANTY PROVIDED FOR HOME STRUCTURE, SYSTEMS AND APPLIANCES DEFINED. LIMITED WARRANTY COVERAGE IS EFFECTIVE FOR SIX (6) YEARS AFTER THE COMPLETION OF THE MANUFACTURER'S ONE (1) YEAR WARRANTY.					
DEDUCTIBLE	A \$100 DEDUCTIBLE APPLIES TO EACH LOSS AND TO EACH COVERED COMPONENT.					
MANUFACTURED HOME	MANUFACTURER NAME SKYLINE-CHAMPION HOME BUILDERS			SERIAL NO. FL239-000-H-A012501AB		
	BRAND NAME (MODEL) SILVER SPRINGS PREMIER			YEAR 2023		LENGTH 60'0" FT
	☐ RENTAL UNIT			WIDTH 30'4" FT		

With the purchase of Your Manufactured Home, you will receive this Limited Warranty at no additional cost to you.

Notice to Customer:

- You must follow the maintenance guidelines stated by the manufacturer. If your failure to follow the maintenance guidelines causes a Breakdown, you may be denied coverage.
- You are required to obtain authorization prior to beginning any repairs covered by this Limited Warranty. Refer to the Your Responsibilities section for instructions.
- This Limited Warranty begins directly after the expiration of any applicable manufacturer's Warranty.
- If the manufacturer's Warranty is void at the Manufactured Home Purchase Date or becomes void during the Limited Warranty Term, we will not automatically suspend all coverage. We will not provide any coverage that would have otherwise been provided under the manufacturer's Warranty, until the full term of the manufacturer's Warranty elapses. However, we will continue to provide any other coverage under this Limited Warranty, unless such coverage is otherwise excluded by the terms of this Limited Warranty.

I (Customer), whose signature appears below, acknowledge that the information contained above is true and accurate. I have read the terms and conditions, understand and agree to all provisions herein.

BUYERS SIGNATURE X Arline Frances Foster	DATE 12 / 15 / 2023	CO-BUYERS SIGNATURE
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CHAMPION HOME BUILDERS, INC.

Consumer Insulation Information

Serial No. FL-239-000-H-A012501AB

contains the following Insulation Specifications:

LOCATION	TYPE OF INSULATION (cellulose, fiberglass, etc.)	THICKNESS	"R" VALUE
FLOOR	FIBERGLASS ☒	3.0	R-11
EXTERIOR WALLS	FIBERGLASS	5.5	R-19
CEILING	CELLULOSE	9.0	R-30

This insulation information was furnished by the manufacturer of the insulation and is disclosed in compliance with the Federal Trade Commission Rule, Labeling and Advertising of Home Insulation, 16 CFR Section 460, *et seq.* Savings vary. Higher "R" values mean greater insulation power.

Normal construction practices and production variations such as the installation of wiring, plumbing and other systems and equipment, may cause insulation to become compressed with a resultant reduction in "R" values in those compressed areas. When the insulation is compressed over a significant percentage of its installed area, the approximate "R" value has been determined in accordance with accepted engineering practices. Moreover, due to the particular shape of any given roof, there may be certain areas (such as corners) where it is not possible to achieve the same "R" values as the rest of the roof system. *Note for HUD Homes:* Total insulation package complies with HUD requirements.

I hereby acknowledge by receipt of this copy which is an addendum to my sales contract. **CAUTION:** Insulation may have been displaced or lost in transit or handling of home. To the extent possible, please re-verify insulation amounts by visual inspections prior to signing. "R" values are certified by the manufacturer of insulation for thicknesses installed in this home. The "R" value of this insulation varies depending on how much it is compressed during installation. *Note for HUD Homes:* Overall "R" values for insulation are determined in accordance with the HUD Code, 24 C.F.R. §3280.508, *et seq.*

Arline Frances Foster 12/15/23
Buyer Arline Frances Foster Date

Co-Buyer _____ Date _____
[Signature] 12/15/23
Dealer/Manager _____ Date _____
Harry King, Sales Manager