

**Edgehill Village Homeowners Association**  
**HOA DOCUMENTS FEES & REQUEST FORM**  
**(AS REQUIRED BY SECTION 4525\*)**



The seller may, in accordance with Section 4530 of the Civil Code, provide to the prospective purchaser, at no cost, current copies of any documents specified by Section 4525 that are in the possession of the seller. A seller may request to purchase some or all of these documents, but shall not be required to purchase ALL of the documents listed on this form.  
**\* The information provided by this form may not include all fees that may be imposed before the close of escrow. Additional fees that are not related to the requirements of Section 4525 may be charged separately.**

Property Address: \_\_\_\_\_

**CHOOSE DELIVERY METHOD:**     EMAIL (fastest 7-10 business days)     MAIL - \$35 Fee (10-14 business days or Rush option)

Requesting Party Name: \_\_\_\_\_ Phone: \_\_\_\_\_

Property Owner: \_\_\_\_\_ Email: \_\_\_\_\_

Owner's Mailing Address (if different from above): \_\_\_\_\_

Provider of Section 4525 Items: **California Curb Appeal Real Property Specialists – Property Management**

Print Name: \_\_\_\_\_ Date Completed: \_\_\_\_\_

**STEP 1: Complete & Email this demand request form to: [ESCROW@CALCURBS.COM](mailto:ESCROW@CALCURBS.COM)**  
**STEP 2: MAIL or DROP OFF the total payment to the address below**

Select ✓	Document	Civil Code Section Included	Document Fee	Notes
	Articles of Incorporation (or statement of non-incorporation)	Section 4525(a)(1)	\$15.00	
	CC&Rs	Section 4525(a)(1)	\$20.00	
	Bylaws	Section 4525(a)(1)	\$20.00	
	Operating Rules	Section 4525(a)(1)	\$15.00	
	Age restrictions, if any	Section 4525(a)(2)		Not Applicable
	Rental restrictions, if any	Section 4525(a)(9)		Not Applicable
	Annual budget report or summary, including reserve study	Section 5300 & 4525(a)(3)	\$30.00	
	Assessment and reserve funding disclosure	Section 5300 & 4525(a)(4)	\$15.00	
	Financial statement review	Section 5305 & 4525(a)(3)	\$15.00	
	Assessment enforcement policy	Section 5310 & 4525(a)(4)	\$15.00	
	Insurance summary	Section 5300 & 4525(a)(3)	\$15.00	
	Regular / Special / Emergency assessment	Section 4525(a)(4)	\$10.00 each	(included with HOA Demand)
	Required statement of fees or HOA demand	Section 4525	\$125.00	
	Other unpaid obligations of seller	Section 5675 & 4525(a)(4)		
	Approved changes to assessments	Section 5300 & 4525(a)(4),(8)		
	Settlement notice for common area defects	Section 4525(a)(6), (7) & 6100		
	Preliminary list of defects	Section 4525(a)(6), 6000, 6100		
	Notice(s) of violation	Section 5855 & 4525(a)(5)		
	Board meeting Minutes (past 12 months)	Section 4525(a)(10)	\$65.00	
	<b>← Check if requesting Complete HOA Pack (includes all above):</b>		<b>\$350.00</b>	
	Lender Questionnaire Fee (within 5-7 business days)		\$150.00	
	MAIL Option includes hardcopy by Priority Mail Service		\$35.00	
	RUSH Electronic Option (EMAIL ONLY) - within 2-3 business days		\$200.00	
<b>ENTER TOTAL DUE:</b>			<b>\$</b>	

**MAIL or DROP OFF this form with your payment of cash, money order, or check made out to:**  
**CALIFORNIA CURB APPEAL PROPERTY MANAGEMENT**  
**1881 Commercenter East, Suite #222, San Bernardino, CA 92408**

**AFTER payment is received, standard processing time will be 5-10 business days, or add rush option if needed.**  
**Fees are non-refundable. For live help, call (909) 601-7069 between 9am to 1pm (PST) on Monday – Friday.**