



**Senior Estates**  
**GOLF & COUNTRY CLUB**  
*Active 55+ Community in Woodburn Oregon*

1776 Country Club Road  
Woodburn, Oregon 97071  
(503) 982-1776 - Fax (503) 982-5144

Title Company: \_\_\_\_\_ File No: \_\_\_\_\_

Escrow Agent: \_\_\_\_\_ Fax No: \_\_\_\_\_

Property #: \_\_\_\_\_ Address: \_\_\_\_\_  
Woodburn, Oregon 97071

Seller(s): \_\_\_\_\_

Buyer(s): \_\_\_\_\_

**If dues are outstanding, please provide TWO separate checks.**

The Working Capital Fee of **1.5% of sale price or \$3,000 which ever is GREATER** is due and payable when a sale or transfer occurs at closing.

Amount due in **Check # ONE (1) will be 1.5% of sale price.**

The **annual** assessment for the year **2024** is **\$1008.00**

- There are unpaid assessments on this property due in the amount..... \$ \_\_\_\_\_
  - Interest due in the amount of:.....\$ \_\_\_\_\_
  - Late payment charges due in the amount of.....\$ \_\_\_\_\_
  - Misc. Fines & Fees:.....\$ \_\_\_\_\_
  - Lien Fee:.....\$ \_\_\_\_\_
- Check # TWO (2) Total amount due:.....\$ \_\_\_\_\_**

**Please include a copy of the Warranty Deed upon closing.**

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Date submitted \_\_\_\_\_ by Administrative Assistant, Woodburn Estates & Golf Staff Member.

**Woodburn Estates & Golf Declaration of Restrictions state; "All Real Estate Transactions in Woodburn Estates & Golf shall be approved prior to completion by the BOARD" and "NO TRANSACTION MAY BE COMPLETED UNLESS AND UNTIL APPROVED BY THE BOARD".**

**If a property is closed before Board approval, the Board may disapprove the sale and take legal action. It is the responsibility of the closing agent to make sure all approvals have been made.**

**Please call with any questions regarding this HOA demand.**