

## Tuscon Mountain Ranch HOA Information

Information provided by Stratford Management Company, Post Office Box 40790, Tucson AZ 85717  
 Phone: 822-8043 Fax: 822-8087

Association Fee: \$30 Monthly

Association Fee includes:	Yes/No
Fire Protection	N
Refuse Collection	N
Security Patrol/Guard	N
Exterior Pest Control	N
Termite Control	N

**Insurance:**

Personal Areas Structural Hazard	N
Common Area Structural Hazard	Y
Common Area Liability	Y

**Maintenance:**

Common Area	
Structural Improvements	Y
Grounds	N
Pool/Spa	N
Sewer Lines	N
Streets/Parking Area	N
Personal Area	
Building Exterior	N
Patios	N
Yards	N
Roof	N
Heating	N
Cooling Equipment	N

**Utilities:**

Common Area	Y
Personal Area	N
Electric	N
Gas	N
Water/Sewer	N
Other:	N

Common Area Amenities:	Yes/No
Pool	N
Spa/Hot Tub	N
Recreation Center	N
Kitchen Facilities	N
Tennis Courts	N
Racquetball Courts	N
Exercise Facilities	N
Laundry Facilities	N
Controlled Access Gate/Guard	N
Other:	N

**General Information:**

Federal Compliance Adult Community	N
Cable TV Available	Y
Key to Common Area	N
Key Deposit/\$	N
Pets Allowed (Limit )	Y
RV Allowed (Limit ) if enclosed	N
RV Storage Space Provided	N
Limited Number of Homeowner Vehicles (# )	N
Remodeling Allowed	Y
HOA Approval Required	Y
Rentals Allowed	Y
Transfer Fee : \$125 *PAC	Y
Disclosure Fee \$100 *PAC	
Association Controlled by Developer	
Sale/Lease Notification Required	Y
To Whom: Stratford Management	
When: Upon closing	
What Info: Copy of Deed	
Common Area Streets are	Public
Common Area Sewer Lines are	Public

For what part of the grounds is the homeowner personally responsible: All personal areas

**\*PAID AT CLOSING**

**Governing Documents:**

The following governing documents are in existence:

Articles of Incorporation, ByLaws, Declaration of CC&Rs, Insurance Certificate, Recreational Area/Pool Rules and Rules & Regulations

***The information contained herein is not guaranteed to be accurate and does not take the place of a detailed review of all governing documents. If you do not understand the information contained herein or in the governing documents, seek competent legal advice.***