FREQUENTLY ASKED QUESTIONS AND ANSWERS
VENTURE OUT AT CUDJOE CAY, INC.

April 1, 2026

Q: What are my voting rights in the Condominium Association?

A: There shall be one person, with respect to each unit ownership, who shall be entitled to vote at any meeting of the unit owners. Unit ownership, for the purpose of voting rights, is defined as ownership in fee title. If a unit is owned by more than one person, the owners of said unit shall designate one of them as a voting member, or in the case of a corporate unit ownership, an officer or an employee thereof shall be designated the voting member. The vote of a Condominium unit is not divisible. If one (1) individual owns two (2) condominium units, that individual shall have the right to two (2) votes.
(Ref; Declaration of Condominium Article V. VOTING RIGHTS; By-Laws Article II. MEMEBERSHIP & VOTING RIGHTS)

Q: What restrictions exist in the Condominium documents on my right to use my unit?

A: All units within the Association are restricted to recreational and residential living purposes. No commercial activities shall be conducted thereon. A unit owner shall not obstruct or interfere with the rights of other unit owners, or annoy them by unreasonable noises, or otherwise. No person shall use a Condominium unit, common element, or any part of the Condominium property, in any manner contrary to, or not in accordance with all of the Association governing documents and rules and regulations.
(Ref; Declaration of Condominium Article XIII. USE AND OCCUPANCY; Venture Out RULES and REGULATIONS)

Q: What restrictions exist in the Condominium documents on the leasing of my unit?

A: No restrictions are placed upon the rental of Condominium units except that all rentals shall be made in accordance with such rules, as may be promulgated from time to time by the Association, in order to ensure that rental of Condominium units are managed in a manner which will not interfere with the peaceful procession and proper use of the Condominium property by the residents.
(Ref; Declaration of Condominium Article XI. SALE OR RENTAL OF UNITS; Venture Out RULES & REGULATIONS)

Q: How much are my assessments to the Condominium for my unit type and when are they due?

A: Expenses for the operation and maintenance of all common elements and common property are paid by each unit owner in the amount of 1/659 of the total amount per month, paid quarterly. The quarterly assessment is due upon the first day of the first month of the quarter being billed. APRIL (1st Quarter); JULY (2nd Quarter); OCTOBER (3rd Quarter); JANUARY (4th Quarter). The quarterly unit assessment for the current fiscal year is Reserves **($739.31)** + Maintenance **($820.92)** = **$1560.24 per Unit per Quarter.**

Q: Do I have to be a member in any other Association?

A: NO

Q: Am I required to pay rent or land use fees for recreational or other commonly used facilities?

A: NO

Q: Is the Condominium involved in any court cases in which it may face liability more than $100,000?

A: NO

NOTE:

**THE STATEMENTS CONTAINED HEREIN ARE ONLY SUMMARY IN NATURE.
A PROSPECTIVE PURCHASER SHOULD REFER TO ALL REFERENCES, EXHIBITS HERETO, THE SALES CONTRACT, AND THE CONDOMINIUM GOVERNING DOCUMENTS WHICH CAN BE VEIWED IN THEIR ENTIRITY AT *www.ventureoutresort.net***