


















# EDGEWOOD VILLA HOME OWNERS ASSOCIATION CERTIFICATION

Edgewood Villa was constructed in 1968. The association took control of all units as of 08/25/1978. The association is self-managed by Board of Directors. Copies of Reserve planning, yearly budget, meeting minutes, declarations and bylaws are available on our website.

[www.EdgewoodVilla.org](http://www.EdgewoodVilla.org) under the resale disclosure section.

 PROJECT NAME: Edgewood Villa Unit Owners Association  
 PROJECT ADDRESS: 4023 - D DONALD  
 Eugene, Oregon 97405  
 Phone # 541-465-9269

ITEM	ASSOCIATION PROFILE & DATA	
	Total number of units	70
	Total number of units closed in fee simple	70
	Units Owner Occupied	66
	Units rented or leased (all are leased to parents or siblings)	3
	Units Delinquent on Dues 30 days or more.	2
	Monthly Assessments for Association Budget	\$110.00
	No member owns more than 3% of total units	
	Pending litigation against the association	none
	The budget is adequate for replacement of reserves	
	RESERVES Property at market value	\$60,000
	Cash in reserves	\$50,000
	Insurance Cert. for Assoc. (Farmers) Call Lumsden Group. New owners are required to provide proof of insurance to the association before occupancy.	687-0884
	Fidelity Insurance of 25,000.00 added in (2000)	
	Official copies of Declarations & Bylaws can be obtained form Lane county Court House. Copies are available on the Association website.	
	Number of owners who are seasonal residents	8

By: Joan L. Saylor, EWVUOA Chair

*Joan L. Saylor, chair*

May 5, 2003