

701 Zion Ridge court		Refund Schedule		
Monthly Charge	Buy-In	Within 1st year	90%	\$188,100
Buy-In	\$209,000	After 1 Full Year	85%	\$177,650
Monthly Service Fee	\$710	After 2 Full Years	80%	\$167,200
RE Tax	\$220	After 3 Full Years	75%	\$156,750
Rental		After 4 Full Years	70%	\$146,300
		After 5 Full Years	65%	\$135,850
<b>Due Each Month</b>	<b>\$930</b>	After 6 Full Years	60%	\$125,400
<b>Cost (including Life Lease) Per Month</b>	<b>\$1,935</b>	After 7 Full Years	55%	\$114,950
*includes cost of life lease		After 8 Full Years	50%	\$104,500
		After 9 Full Years	45%	\$94,050
<u>Services Included</u>		After 10 Full Years	40%	\$83,600
Top to Bottom Home Warranty		After 11 Full Years	35%	\$73,150
Preventative Maintenance		After 12 Full Years	30%	\$62,700
Gutter Cleaning, Filter Changes, Light Bulbs		All Subsequent Years	25%	\$52,250
Garbage Removal				
Television				
Transportation within Eureka				
Lawn Care and Snow Removal		<u>Life Lease Cost Summary</u>		
Flower Bed Landscaping		13 Year Cost		\$156,750
Use of Campus Facilities		Monthly		\$1,005
Campus Activities				
<b>Not included:</b> Ameren, water, phone, Internet				
<b>\$10,000 discount for life lease closed and funded prior to Deceber 31, 2023</b>				
Allowances: \$5,000 kitchen appliance, \$5,000 flooring, interior paint (walls only)				