

**Society Hill at Piscataway CA**  
c/o Towne & Country Mgt, Inc.  
711 Sycamore Ave  
Red Bank, NJ 07701  
732-212-8200

**--FINAL WARNING LETTER--**

February 07, 2023

Kevin Wine  
345 Lancaster Court  
Piscataway NJ 08854

Re: 345 Lancaster Court

Dear Kevin Wine:

We previously sent you a Late Notice concerning the amount owed to Society Hill at Piscataway CA. As of the above date, you continue to owe \$1,220.00.

Your failure to pay the balance due to the Community not only creates problems for the Community in meeting its financial obligations, but will result in additional costs to you since you are responsible for any costs incurred by the Community in order to collect your delinquent balance.

Again we will remind you that the Community's legal documents (Declaration of Covenants) provides that legal action may be initiated to collect delinquent balances from homeowners. These actions include filing a Lien against your home, which may then be foreclosed by the Community. The Lien may affect your ability to sell or refinance your home. The Lien will not be released until you make full payment. Additionally, the Community may seek a personal judgment against you which, once obtained, can be used to seize your property or garnish your wages.

The Community hereby notifies you that it intends to pursue all legal actions allowed by law to collect the amount you owe. Once legal action is initiated, it will not be terminated until you pay the full amount of delinquent Assessments, late fees, interest, attorney's fees, and other costs of collection.

This is your last opportunity to pay the full amount owed to Society Hill at Piscataway CA before additional collection costs are incurred. Please make full payment now to avoid these additional expenses.

If you dispute the amount due, you may request a meeting with the Association's board and managing agent in an attempt to resolve this matter without litigation. The request must be in writing and must be made within ten (10) days from the date of this letter. After receiving that request, the manager will contact you to schedule a mutually convenient time to meet. This process of meeting to attempt to resolve this dispute is called "Conciliation", which is an alternative dispute resolution process designed to avoid litigation. If a written request is not received by the Association within 10 days from the date of this letter, you will give up your right to attempt to resolve this matter through such alternative dispute resolution process.

Sincerely,

Agent for  
Society Hill at Piscataway CA