



Dataw Island

Property Owner Information

2008

1. *Dataw Island Owners Association - \$1525 (lot or home)*

This annual fee represents maintenance and landscaping of the island common areas, lagoons, roadways, security operations and POA buildings.

Lot or Home Assessment - \$1525

Special Assessment ending July 2011: Home - \$950 / Lot - \$500

2. *Beaufort County Property Taxes*

The Beaufort County assessor places an appraised value on real estate based on comparable sales, conditions, etc. This appraised value is multiplied by a factor of 4% for residents and 6% for non-residents and corporations to obtain the assessed value. The assessed value is multiplied by Harbor Island district's millage rate to calculate property taxes. 2007 millage rate for Dataw Island is 207.1.

Example: *A home assessed at \$500,000 for a resident would equate to \$4,142 property tax. (\$500,000 x .04 x .207.1)*

3. *Estimated insurance costs per \$100,000 of structure value:*

<i>Hazard/Wind & Hail</i>	<i>\$1250 per \$100,000 of structure value</i>
<i>Flood</i>	<i>\$ 300 - \$ 600 depending upon location and age of structure.</i>

4. *Estimated utilities (for an average 3-bedroom home):*

<i>Electric</i>	<i>\$ 130 per month</i>
<i>Water and Sewer</i>	<i>\$ 60 per month</i>
<i>Telephone</i>	<i>\$ 35 per month</i>
<i>Cable TV/Satellite</i>	<i>\$ 45 per month</i>
<i>Trash Service</i>	<i>\$ 30 per month</i>

This information is supplied as a guideline only, and is subject to change without notice. Please contact Dataw Island Owners Association, The Dataw Island Club, and Beaufort County Tax Assessor's Office for information on a specific property.

5. *The Dataw Club Fees.* *The Dataw Club requires a one-time membership purchase fee and annual dues hereafter, based on the type of membership subscribed.*

Club Membership Purchase	Social	Sport	Golf
* <i>Capital Contribution</i>	\$15,000	\$15,000	\$15,000
<i>Purchasers of property on Dataw Island may also elect to become Equity Members of the Dataw Island Club by paying the additional equity fee.</i>			
<i>Equity Membership</i>	\$2,000		
<i>Equity Membership</i>			\$24,000
<i>Annual Dues Paid B y Homeowners (Family Dues)</i>	\$2,244	\$2,868	\$6,552
<i>Annual Dining Minimum Paid By Homeowners (\$830 if single)</i>	\$1,380	\$1,380	\$1,380
<i>Annual Dues Paid By Lot Owners</i>	\$482	\$583	\$1,178

The Elective Classes of Memberships Available to Dataw Island Property Owners Are:

Golf *Entitles member the use of all Club facilities
Member has full voting rights
Member has equity in the Club*

Sport *Entitles member the use all Club facilities except golf facilities
Member has voting rights except on golf related issues
Sport members may play twelve (12) rounds of golf each six calendar month period by paying the Sports member rate. (Unused rounds may not be carried over from one period to the next.)*

Social *Entitles member the use of the dining, pool, and fitness facilities
Member has voting rights on all matters pertaining to Social membership
Social members may play six (6) rounds of golf per year by paying the guest with member rate.
Member has no equity in the Club*

All purchasers of property on Dataw Island are required to make a one time non refundable Capital Contribution to the Dataw Island Club at which tie that owner becomes a Social member of the Club. The current capital contribution is \$15,000 or those who purchase unimproved property, \$6,000 is due at the time of purchase and the remaining \$9,000 is due at the time a home is completed on the property.

Dataw Island Club, Inc. will re-purchase a resigning Golf or Sport member's equity membership for eighty percent (80%) of the current equity membership price at the time the membership is placed on the re-sale list. The repurchase will take place at such time as the Club has a buyer for the membership and the purchase price has been paid in full. An administrative/transfer fee is required to place the membership on the resale list.