

MEMBERSHIP MADE SIMPLE

CABOCHON CLUB at Trilogy® Sunstone strives to deliver its Members an experience unlike any other, and includes all of the following and much, much more. There are numerous membership options, each designed to fit a specific type of Member. All options include diverse programming and social events for the Member, spouse or partner. Cabochon Club is a private, non-equity club.

CLUB FACILITIES

- Charming, classic neighborhood café and market
- Fitness facility, including strength training, cardio and mobility/group training
- Men's and ladies' locker rooms
- Resort pool
- Pickleball courts

FUTURE ENHANCEMENTS

- Signature restaurant
- Relaxing indoor/outdoor bar
- Events Center
- Additional outdoor recreation facilities

| | COMMUNITY | INVITATIONAL |
|---|--|---|
| Eligibility | Members of Trilogy Sunstone SFH at Parcel 3 @ Sunstone Association, Inc. | Available to those not already part of a Community Membership |
| Initiation Fee | \$5,000 | \$5,000 |
| Initiation Fee Refundability | 70% of what was paid | No, but may be transferred to future owner for 15% of the current price |
| Club Dues (Opening) | \$200 Monthly | \$200 Monthly |
| Sunstone Master Association | TBD | TBD |
| Trilogy Sunstone Association* | \$81 Monthly | \$81 Monthly |
| Trilogy Sunstone Association, Freedom & Resort Collections* | \$7 Monthly | N/A |
| Resort Collection Maintenance* | \$128 Monthly, if applicable | N/A |
| Trilogy Condo Association* | N/A | \$373 Monthly |

***IMPORTANT CLARIFICATIONS** All of the nuances of membership cannot be included in all promotional materials. Precise entity names are available within the Club Documents. Projections for future pricing are subject to change. Please note that references made towards amenities are in the design and construction phase and should not be considered final plans. Contact the membership office for specific details regarding membership.





MEMBERSHIP FAQs

Is Membership required when I buy a home in Trilogy® Sunstone?

The SFH at Parcel 3 @ Sunstone Association has acquired membership rights for its members, which includes those in Trilogy Sunstone who purchase either a Freedom or Resort Collection home. Members of the Association become sub-members (sometimes referred to as Social Members). Owners of the condominiums are provided the option of purchasing an Invitational Membership to the Club.

How many Memberships will be sold in the Club?

The Club is expected to have roughly the same number of memberships as there are residences in the Trilogy Sunstone community.

Is the Club public or private?

The restaurant will be open to the public in at least the near term, with the level at which the public has access adjusted as the community matures. The rest of the Club amenities will be reserved for Members and their guests only, as well as those interested in living in the community and a limited number of special events.

Are guests allowed at the Club?

Absolutely. Parameters around guest usage is available in the Club's Guest Policy but, generally speaking, the Club is available to hosted guests of Members.

If I sell my home what happens to the Membership?

Depending on your Membership type, you will have the option of either maintaining your Membership or resigning from the Club and receiving your refund in accordance with the Club Membership Plan.

Is the Initiation Fee on Memberships refundable?

Yes, in two slightly different ways.

Community Sub-Members are eligible to receive 70% of what was paid for the membership once the membership is resold to a new Member.

Invitational Members are provided not a refund, but rather an option to transfer the membership to a future buyer of their home for 15% of the then-current Initiation Fee.

Details on the transfer of membership are available in the Club Membership Plan.

Why are the community and Club set up this way?

We set up the community with a private club as its centerpiece because we've learned from other communities that separating HOA functions from Club operations ensures the resort lifestyle is delivered well beyond the involvement of the homebuilder. This model was launched in 2008 at Encanterra® Country Club and replicated many times since, and it has proven to be widely embraced by Owners.

Can Members be assessed to cover any Club operating deficits or Club capital improvements?

No, operating shortfalls and capital improvements will be paid for by the Club Owner.

LEARN MORE membership@cabochonclub.com • mytrilogylife.com/sunstone

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