

SECTION 15.04 Liens and Personal Obligation. Each Owner is deemed to covenant and agree, by acceptance of the title and deed for a Unit, whether expressed in the deed or conveyance or not, to pay the annual Assessments for Common Facility Expenses and Controlled Facility Expenses, if relevant to such Owner, and any Special Assessments as may be established under provisions in the Declaration or the By-Laws. These Assessments, together with interest, fines, costs and reasonable attorney fees, shall be charged against the Unit Owner and create a lien on the Unit, which shall be the personal obligation of the person(s) or entity owing such Unit at the time the Assessment is made. Said Unit Owner shall remain personally liable for the delinquent assessments even if the property is conveyed to a new owner, who shall not be personally liable for such delinquent assessments.

SECTION 15.05 Types of Assessments. Unit Owners shall be liable for some or all of the following Assessments:

- A. Annual Assessments. Assessments made against Unit Owners to meet the financial requirements of the Association's annual operating budget for the Common Elements, Common Facility Assessments and Controlled Facility Assessments, which shall be due on an annual basis and may be paid by Unit Owners in twelve (12) equal monthly installments.
- B. Special Assessments. Special Assessments for extraordinary and unbudgeted items may be made against Unit Owners as needed under the process established herein and in the By-Laws. Special Assessments become effective on the date and for the period approved by the Board.
- C. Additional Assessments. If the annual budget proved inadequate for any reason, including, but not limited to, non-payment of Assessments and payment of an expenditure not identified in the budget, the Board may, at any time, levy additional assessments against all Members to cover this gap.

SECTION 15.06 Multiple Assessments. Certain Unit Owners may be subject to multiple assessments by virtue of the type and location of their Unit. For example, the owner of a Patio Home or Townhouse may be subject to separate or additional Assessments for the Common Facilities and the Controlled Facilities benefiting his/her Unit.

SECTION 15.07 Allocation Formula for Assessments. Assessments for Common and Controlled Facility expenses shall be levied against Unit Owners on pro rata basis according to the following formulas:

- A. Assessments for Common Facility Expenses. Common Facility Expenses are allocated equally among all Unit Owners in the Planned Community. The Common Facility Assessment is determined by dividing the total estimated cost of common expenses, as projected in the Association's annual budget, by the number of Units.

- B. Assessments for Controlled Facility Expenses. Controlled Facility Expenses are allocated only to Owners of Patio Homes and Townhouses, and may be further allocated based on the type or size (square footage) of Unit, at the discretion of the Board. These Assessments are determined by dividing the estimated cost to maintain the Controlled Facilities benefiting said Units, as projected in the Association's annual budget, by the number of Units benefiting from these Controlled Facilities.
- C. Change in Allocation Formula for Controlled Facilities. Changes or revisions to the formula for allocation of Controlled Facility Assessments may be adopted by the Board, pursuant to procedures established in the By-Laws.

SECTION 15.08 Limitation on Expenditures. The Board of Directors shall have no authority to approve capital expenditures in excess of twenty-five thousand (\$25,000) for structural alteration, capital addition or improvements to the Common Elements, other than for maintenance, repair and/or replacement of existing facilities which are expressly excluded hereof, without approval of a majority of those Unit Owners present in person or by proxy at a meeting called for this purpose.

SECTION 15.09 Working Capital Fund. The Board shall establish an adequate Working Capital Fund to operate and maintain the Common Elements in the Planned Community. To establish the Working Capital Fund, each Unit Owner shall be required to make a non-refundable Initial Contribution Fee to the Association in the amount of up to twelve (12x) times the monthly assessments allocated to the Unit at the time of purchase as authorized by Section 5302(a)(12) of the Act, which is due and shall be paid at the closing on the purchase of the Unit or upon the recording of a Deed, whichever occurs first. In the case of a closing, this amount shall be collected by the settlement agent and delivered to Tuscan Estates Association's Capital Fund within thirty (30) days of closing. The purchaser/Unit Owner shall remain responsible for the payment if for any reason it is not collected at the closing.

- A. This is a one-time contribution and is not considered as payment of any regular or special Assessment.
- B. The Board shall define the amount of the Initial Contribution Fee by written policy or resolution, from time to time, and distribute notice of the same to all Unit Owners immediately upon adoption or amendment of such a policy by the Board of Directors.

SECTION 15.10 Reserve Fund. Each annual budget shall include a reserve fund in an amount considered sufficient for replacement and unanticipated contingencies.

- A. Extraordinary Expenditures. Extraordinary expenditures which may become necessary, and are not anticipated in the annual budget, shall be charged against the reserve fund, if such action is approved by the Board.
- B. Segregation of Reserve Funds. The Association shall have the right to segregate all or some portion of the reserve fund for a specific expense, such as replacement or repair, or other contingency, if such action is approved by action of the Board and Association Members are so advised.
- C. Notification of Reserve Expenditures. Association Members shall be notified by the Board of any and all expenditure of reserve funds during the year.

SECTION 15.11 Surplus. Any funds accumulated from regular and special assessments, and from income earned by the Association from lease or operation of open space in the Planned Community, which is in excess of amounts required by the Association for expenditures in the annual budget and estimated needs for the reserve fund, shall be used for this benefit of Association Members. The Board shall determine if such surplus shall be credited to Association Members, used to reduce the next annual assessment or held for future need in an escrow investment account.

SECTION 15.12 Acceleration of Assessments Due to Default. If a Unit Owner is in default for ninety (90) days or more in payment of annual or special assessments, according to payment schedule approved by the Association and in effect at the time, the Board may, in addition to other remedies provided in the Declaration and the By-Laws, accelerate payment of other monthly assessments for that year as deemed necessary to protect the Association from default.

SECTION 15.13 Delinquent Assessments and Interest Charges. All regular and special assessments levied against Unit Owners shall incur interest charges for non-payment at the maximum legal rate per month. Such charges will be incurred starting from the thirty-first (31st) day following default of payment due for any type of Assessment.

- A. Delinquent Unit Owners shall also be obligated to pay:
 - 1. All expenses of the Association incurred in collecting the delinquent Assessments, including attorney fees and related legal proceedings
 - 2. Any amounts paid by the Association for taxes or for superior liens or to otherwise protect its liens.

- B. These expenses with accrued interest, shall be deemed to be part of the delinquent Assessments, and shall be collectible as such. Non-payment of Assessments will be recorded as a lien against the Unit Owner's property, and shall prevent sale or transfer of the property until such lien is paid in full.

SECTION 15.14 Implementation. The Association may adopt additional procedures, policies or requirements as may be necessary and desirable to implement the provisions of this article and to otherwise provide for the efficient fiscal operation and management of the common expenses of the Planned Community.

Article XVI Effect and Enforcement

SECTION 16.01 Reservations and Restrictions Run with the Land. All of the covenants, conditions, restrictions and reservations set forth herein shall run with the land, and each Unit Owner, by accepting the deed to any Unit, accepts the same as subject to such covenants, conditions, restrictions and reservations and agrees for himself, his heirs, administrators and assigns to be bound by any such covenants, conditions, restrictions, reservations and servitudes jointly, separately and severally.

SECTION 16.02 Remedies for Violations. In response to a violation or a breach of any of these covenants, conditions, reservations and restrictions by any person, the Association and the Unit Owners, together or severally, shall have the right to proceed at law or in equity to compel compliance within the terms hereof or to prevent violation or breach.

SECTION 16.03 No Trespass Penalty. In addition to the foregoing, the Association shall have the right, whenever a Building or structure is built on any Lot which is in violation of these covenants, conditions, reservations and restrictions, to give notice and a demand that the violation be corrected or removed. In the event the violation is not corrected or removed as required, and the Owner is not proceeding in good faith and with diligence to correct the violation, then the Association may undertake to perform the correction and charge the Owner the reasonable cost of such correction. The Unit Owner grants to the Association the right and license to enter his/her property for these purposes.

SECTION 16.04 Compensation for Costs. Should the Association employ counsel to enforce any of the foregoing covenants, conditions, reservations and restrictions, or entry by reason of such breach, all costs incurred for such enforcement, including reasonable attorney fees and court costs, shall be paid by the Unit Owner and the Association shall have a lien upon such Unit or Lot to secure payment of all such accounts.

SECTION 16.05 No Penalties on Mortgage Holders. The breach of any of the foregoing covenants, conditions, reservations and restrictions shall not default or render invalid the lien of any mortgage made in good faith for value as to any Unit or Lot, and these covenants, conditions, reservations and restrictions shall be binding upon and effective against any such mortgage or owner thereof, whose title thereto or whose grantor's title is or was acquired by foreclosure or otherwise.

SECTION 16.06 Protection Against Omission or Delayed Action. Delay or omission on the part of the Association in exercising any right, power or remedy provided herein in response to breach of the covenants, conditions, reservations and restrictions shall not be construed as a waiver thereof or acquiescence therein.

SECTION 16.07 Severability. Each of the covenants, conditions, reservations and restrictions contained herein shall be considered to be an independent and separate agreement, and in the event that any one shall be declared by a court or other competent jurisdiction to be null and void for any reason, then such judgment shall not affect, modify, change, abrogate or nullify any of the other covenants, conditions, reservations and restrictions not so declared to be void, and all remaining covenants, conditions, reservations and restrictions not expressly held to be void shall continue unimpaired and in full force and effect.

Article XVII
Duration of Covenants, Conditions and Reservations

SECTION 17.01 Duration. All of the forgoing covenants, conditions, reservations and restrictions shall continue and remain in force and effect at all times against the Owner of any Unit in the Planned Community, regardless of how he/she acquired title, in perpetuity or upon an affirmative vote of not less than eighty (80%) of the Association.

Article XVIII
Limitations on Association

SECTION 18.01 Limitations on Association Action. Unless authorized by an affirmative vote of two-thirds of the Members, the Association may not take any of the following actions:

- A. Seek, by act or omission, to abandon, partition, divide or subdivide, encumber, sell or transfer the Common Elements owned directly or indirectly by the Association.
- B. Change the method of determining the assessments, dues, fees or other charged levied against Unit Owners.
- C. Waive or abandon, by act or omission, any regulatory process or related enforcement process pertaining to the architectural and environmental design and appearance of the Planned Community, including individual Lots and Units, Common and Controlled Facilities, and designated open spaces.
- D. Failure to obtain and maintain insurance coverage on the Common Elements in sufficient amount and to provide for full replacement value of insured property.
- E. Use insurance proceeds for anything other than replacement or repair of the Common Elements where damage was incurred.

Article XIX
Limitation of Liability

SECTION 19.01 Standard of Conduct. Board Members and Officers, in the performance of their responsibilities and duties, shall stand in fiduciary relation to the Association, and shall perform their duties, including duties performed as members of committees, in good faith and in such manner, that they believe is in the best interests of the Association and its Members, and wish such care, and with reasonable inquiry, skill and diligence, as a person of ordinary prudence and responsibility would use under similar circumstances.

- A. Consideration of Interests. In carrying out the duties of their respective positions, Board Members and Officers may, in consideration of the best interests of the Association, consider the effect of any action upon vendors and suppliers of the Association, and upon municipalities and other communities in which the Planned Community is located, and any other pertinent factors. The consideration of such factors shall not constitute a violation of the standards described herein.
- B. Absent breach of fiduciary duty, or lack of evidence of good faith or self-dealing, the actions taken by the Officers and Board Members, as a group or as individuals, and the failure to take action, shall be presumed to be in the best interests of the Association.

SECTION 19.02 Good Faith Reliance. A Board Member or Officer, in performing duties of office, shall be entitled to rely on, in good faith, information, opinions, reports and statements including financial statements and related data, prepared or presented by the following individuals:

- A. An Officer, Board Member or Association employee, who is deemed to be informed, reliable and competent to provide such information.
- B. Professional counsel, such as attorneys and accountants, and other persons with expertise and competency to render expert advice, who normally provide such information to the Board.
- C. Committees appointed by the Board, whether the committee includes only Board Members or other asked to render information to the Board.


SECTION 19.03 Prior or Privileged Information. A Board Member or Officer shall be deemed as not acting in good faith if her/she has knowledge concerning an Association matter or action which, when revealed, would cause his/her judgment to be questioned.

SECTION 19.04 Conflicts and Omissions. In the event any conflict between the terms of this Declaration and the Act, the Act shall control except in those instances where the Act, by its own terms, permits variations or exceptions. Additionally, in the case of any relevant rights or obligations where this Declaration is silent, said rights and obligations shall be governed by the Act.

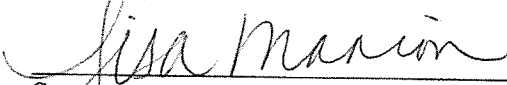
SECTION 19.05 Amendment. Except as otherwise required by the Act, this Declaration may be amended upon an affirmative vote of at least sixty-seven (67%) of the Unit Owners entitled to cast a vote at the Association. Any Amendment shall become effecting upon recording and shall be timely distributed to all Unit Owners.

IN WITNESS WHEREOF, this Amended and Restated Declaration is adopted this 13th day of June, 2017:8

Tuscany Estates Association, Inc.:



President



Secretary

CERTIFICATE

We, Sean F. Costa, President of the Tuscany Estates Association, Inc., and
Lisa Manion, Secretary of the Tuscany Estates Association, Inc., hereby certify that
the foregoing Amended and Restated By-Laws have been consented to by at least sixty-seven
(67%) percent of the Unit Owners entitled to cast a vote Tuscany Estates Association, Inc.

Sean F. Costa
PRESIDENT
Lisa Manion
SECRETARY

ACKNOWLEDGEMENT

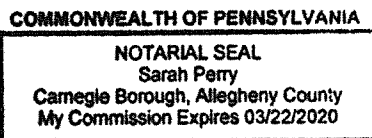
COMMONWEALTH OF PENNSYLVANIA :
: SS.
COUNTY OF ALLEGHENY :

I, Sarah Perry, a Notary Public in and for said County, in the State
aforesaid, do hereby certify that the Sean F. Costa and
Lisa Manion, President and Secretary of the Tuscany Estates Association,
Inc., personally appeared before me this day, and they acknowledged and swore that they signed,
sealed and delivered the said instrument as their free and voluntary act and deed for the uses and
purposes therein set forth and that the statements therein contained are true.

Given under my hand and notarial seal this 13th day of June, 2017. 8

Sarah N. Perry
Notary Public

My Commission Expires:



Master Parcel # 640-009-00-
00-0014-00

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TAX ASSESSMENT
TUSCANY ESTATES ASSESSED PARCELS

PAGE #: 1

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PARCEL	OWNER NAME	LOCATION	DEED-INFO	TYPE	AV TOTAL
640-009-03-00-0001-00	BOOTH JON B & ELIZABETH I	100 TUSCANY EST DR FINLEYVILLE	201420960	R	30060
640-009-03-00-0002-00	ALTMAN DAVID & RENEE &	102 TUSCANY EST DR FINLEYVILLE	201101420	R	29131
640-009-03-00-0003-00	BREISINGER RYAN & KRISTY	104 TUSCANY EST DR FINLEYVILLE	201516343	R	29041
640-009-03-00-0004-00	ASKEW KENNETH S & GAIL D	106 TUSCANY EST DR FINLEYVILLE	200707556	R	27767
640-009-03-00-0005-00	EBERLEIN JOHN R & KIMBERLY N	108 TUSCANY EST DR FINLEYVILLE	200710528	R	27767
640-009-03-00-0006-00	CAMERON WILLIAM R & JAIME L	110 TUSCANY EST DR FINLEYVILLE	200725944	R	25444
640-009-03-00-0007-00	MOLINARO ELIZABETH M	112 TUSCANY EST DR FINLEYVILLE	201005027	R	27661
640-009-03-00-0008-00	MCPHERSON DAVID M	114 TUSCANY EST DR FINLEYVILLE	200636282	R	27224
640-009-03-00-0009-00	SHVARTS EDWARD & TRACEY	123 TUSCANY EST DR FINLEYVILLE	201313741	R	27114
640-009-03-00-0010-00	BOOKMYER BRIAN D & DEBBIE M	125 TUSCANY EST DR FINLEYVILLE	200824656	R	24558
640-009-03-00-0011-00	BUNDY MICHAEL D & LATOYA D	121 TUSCANY EST DR FINLEYVILLE	200804153	R	28848
640-009-03-00-0012-00	GILLIAM JAVAN D & KELLY N	115 TUSCANY EST DR FINLEYVILLE	200823968	R	27376
640-009-03-00-0013-00	DASCANIO PHILLIP A & MELODY L	113 TUSCANY EST DR FINLEYVILLE	201334841	R	28682
640-009-03-00-0014-00	CORRADO CHRISTINA	111 TUSCANY EST DR FINLEYVILLE	200913567	R	25181
640-009-03-00-0015-00	WOODS THOMAS J IV	109 TUSCANY EST DR FINLEYVILLE	200913565	R	23932
640-009-03-00-0016-01	HUNTER JOHN D & JEANINE M	10 CINQUE TERRA PL FINLEYVILLE	200635942	R	18004
640-009-03-00-0016-02	TRUESDALE SAPOS JOYCE	8 CINQUE TERRA PL FINLEYVILLE	200626320	R	17652
640-009-03-00-0016-03	ROSS JAMES N	6 CINQUE TERRA PL FINLEYVILLE	200707549	R	18680
640-009-03-00-0016-04	CAMERLENGO LAWRENCE II	4 CINQUE TERRA PL FINLEYVILLE	201307890	R	18002
640-009-03-00-0017-01	PACE PATRICK J & NANCY L	20 CINQUE TERRA PL FINLEYVILLE	200628127	R	18008
640-009-03-00-0017-02	FISHELL DARLENE K	18 CINQUE TERRA PL FINLEYVILLE	200628126	R	17915
640-009-03-00-0017-03	VARIABLE BRANDON M	16 CINQUE TERRA PL FINLEYVILLE	200712279	R	17651
640-009-03-00-0017-04	KUPROWICZ ELIZABETH JEAN	14 CINQUE TERRA PL FINLEYVILLE	201506334	R	19172
640-009-03-00-0018-01	HURST LYNN	30 CINQUE TERRA PL FINLEYVILLE	201323811	R	18002
640-009-03-00-0018-02	WIMER PATRICIA K	28 CINQUE TERRA PL FINLEYVILLE	200712281	R	17652
640-009-03-00-0018-03	ARDELIA ANTHONY M & JOYCE	26 CINQUE TERRA PL FINLEYVILLE	200714782	R	17653
640-009-03-00-0018-04	WILSON RONALD W	24 CINQUE TERRA PL FINLEYVILLE	200633485	R	18002
640-009-03-00-0019-01	KLEPPNER DANIEL E	5 CINQUE TERRA PL FINLEYVILLE	201515374	R	18037
640-009-03-00-0019-02	ENGLERT JOURDAN M & LOREN E	7 CINQUE TERRA PL FINLEYVILLE	201432546	R	17648
640-009-03-00-0019-03	GEREFFI RACHEL C	9 CINQUE TERRA PL FINLEYVILLE	201125018	R	17869
640-009-03-00-0019-04	UKASIK NICOLE	11 CINQUE TERRA PL FINLEYVILLE	200721739	R	17651
640-009-03-00-0019-05	STASH ELAINE S	13 CINQUE TERRA PL FINLEYVILLE	201225835	R	18019
640-009-03-00-0019-06	SIPES JAMES A	15 CINQUE TERRA PL FINLEYVILLE	201310846	R	19032
640-009-03-00-0020-01	JOHNSON LARRY R	176 CINQUE TERRA PLACE FINLEYVILLE	201310711	R	18741
640-009-03-00-0020-02	SINNEWAY KRISTEN S	178 CINQUE TERRA PLACE FINLEYVILLE	201225835	R	18942
640-009-03-00-0020-03	RECKER RONALD C & VIRGINIA A	174 CINQUE TERRA PL FINLEYVILLE	201316419	R	18784
640-009-03-00-0021-01	LAICK ALAN J	162 CINQUE TERRA PL FINLEYVILLE	201228594	R	18576
640-009-03-00-0021-02	SCHANCK KEITH D & JOAN E SMITH	160 CINQUE TERRA PL FINLEYVILLE	201101101	R	18607
640-009-03-00-0021-03	KENNIHAN KIM L	158 CINQUE TERRA PL FINLEYVILLE	201115452	R	18370
640-009-03-00-0021-04	GILMORE ROBERT E III & ADELINE R	156 CINQUE TERRA PL FINLEYVILLE	201226273	R	18898
640-009-03-00-0021-05	GRAHAM MEGHAN M	154 CINQUE TERRA PL FINLEYVILLE	201134386	R	18957
640-009-03-00-0021-06	PIERCE JAMIE L	152 CINQUE TERRA PL FINLEYVILLE	201112564	R	18694
640-009-03-00-0022-01	MURPHY SHAWNA L & WILLIAM L	148 CINQUE TERRA PL FINLEYVILLE	201438817	R	18786
640-009-03-00-0022-02	MASON RANDALL E & LINDA M	146 CINQUE TERRA PL FINLEYVILLE	201439191	R	18768
640-009-03-00-0022-03	BECKER ASHLEY E & MEGAN L	144 CINQUE TERRA PL FINLEYVILLE	201510966	R	18974
640-009-03-00-0022-04	GURGIOLO KELLY L & MATTHEW J	142 CINQUE TERRA PL FINLEYVILLE	201023091	R	18693
640-009-03-00-0023-01	PEARR DANA M	105 CINQUE TERRA PL FINLEYVILLE	201023236	R	18386
640-009-03-00-0023-02	LOUTITT DIANA L	107 CINQUE TERRA PL FINLEYVILLE	201023236	R	18037
640-009-03-00-0023-03	MARTIN THOMAS E	109 CINQUE TERRA PL FINLEYVILLE	201023236	R	18398
640-009-03-00-0023-04	POTTER MATTHEW L	111 CINQUE TERRA PL FINLEYVILLE	201023255	R	18213
640-009-03-00-0024-01	STARK JAISON J & CUSIC DANA L	115 CINQUE TERRA PL FINLEYVILLE	200934877	R	17728
640-009-03-00-0024-02	HSBC BK USA	117 CINQUE TERRA PL FINLEYVILLE	201438923	R	

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TUSCANY ESTATES ASSESSED PARCELS

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PARCEL	OWNER NAME	LOCATION	DEED-INFO	TYPE	AV TOTAL
640-009-03-00-0024-03	HUMBERT MATTHEW & KIMBERLY L	119 CINQUE TERRA PL	200934870	R	17735
640-009-03-00-0024-04	COSTA SEAN F	121 CINQUE TERRA PL	201231769	R	18218
640-009-03-00-0025-01	LEE TAE SONG	127 CINQUE TERRA PL	201425240	R	18057
640-009-03-00-0025-02	GOEMPEL FLORENCE V	129 CINQUE TERRA PL	200923735	R	17630
640-009-03-00-0025-03	WOLF SANDRA WIESN	131 CINQUE TERRA PL	201425497	R	17820
640-009-03-00-0025-04	HUTCHESON DAVID S & DEBORAH A	133 CINQUE TERRA PL	201228554	R	17596
640-009-03-00-0025-05	RIGATTI BRANDON R & MEGHAN D	135 CINQUE TERRA PL	201421308	R	17618
640-009-03-00-0025-06	CIONNI MARY JANE	137 CINQUE TERRA PL	201108081	R	18050
640-009-03-00-0026-01	HASCO KEVIN J	141 CINQUE TERRA PL	200734331	R	17976
640-009-03-00-0026-02	BOHONAK MELISSA A	143 CINQUE TERRA PL	200734336	R	17699
640-009-03-00-0026-03	ORENAK NANCY	145 CINQUE TERRA PL	200823977	R	18038
640-009-03-00-0026-04	KOMLENIC DAVID M	147 CINQUE TERRA PL	200330354	L2	1482
640-009-03-00-0028-00	QUAKER ENGINEERING CO		200330354	L1	150
640-009-03-00-0029-00	QUAKER ENGINEERING CO		200330354	L1	37
640-009-03-00-0031-00	QUAKER ENGINEERING CO		200330354	L1	150
640-009-03-00-0032-00	QUAKER ENGINEERING CO		200330354	VC	4550
640-009-03-00-0033-00	QUAKER ENGINEERING CO		200330354	L1	2250
640-009-03-00-0034-00	QUAKER ENGINEERING CO		200330354	AO	8675
640-009-03-00-0035-00	QUAKER ENGINEERING CO		200330354	L1	876
640-009-03-00-0036-00	TAYLOR NICOLE E & CURTIS J		201328031	L1	125
640-009-03-00-0037-00	QUAKER ENGINEERING CO		200330354	L1	150
640-009-03-00-0038-00	QUAKER ENGINEERING CO		200330354	L1	37
640-009-03-00-0039-00	QUAKER ENGINEERING CO		200330354	L1	150
640-009-03-00-0042-01	HURD DONALD A JR & EMILY T		200712283	R	20291
640-009-03-00-0042-02	PISCIOITANO GENO A		201221514	R	19467
640-009-03-00-0042-03	MENDEL JOHN A & JANET L		201433172	R	19467
640-009-03-00-0042-04	DAVIS MARK ALBERT		200712287	R	20438
640-009-03-00-0043-01	GRISWOLD WILLIAM R & PATRICIA A		200801555	R	25195
640-009-03-00-0043-02	JONES PATRICIA G		200734346	R	24638
640-009-03-00-0043-03	FOSTER RUSSELL J & KELLY A		201509083	R	24560
640-009-03-00-0043-04	CARMEN ROBERTA L		201124032	R	25197
640-009-03-00-0044-00	TODD ROBERT L & JENNIFER L		200819797	R	25205
640-009-03-00-0045-00	BIERNACKI JASON A & KARRI A		201024670	R	26203
640-009-03-00-0046-00	HARTY PAUL R		201003698	R	24713
640-009-03-00-0047-00	DEPRETTIS RYAN J & JESSICA L BARONTI		201208158	R	29256
640-009-03-00-0048-00	LEONELLI ARMAND J & NICOLE A KOCI		201203559	R	24219
640-009-03-00-0049-00	VAIL CHRISTINA		201123466	R	21524
640-009-03-00-0050-00	WALSH JAMES M & NANCY L		201206868	R	21426
640-009-03-00-0051-00	MAROTTA DOMINICK ANTHONY & REBECCA		201308016	R	24949
640-009-03-00-0052-00	NEIL ZACHARY R &		201207796	R	28958
640-009-03-00-0053-00	HELD ROBERT E & DEANNA B & ROBERT J		200823979	R	31064
640-009-03-00-0054-00	WEIGHTMAN MARK A & KIMBERLY M		201314889	R	29618
640-009-03-00-0055-00	MANACK WILLIAM F & CAROL A		20111784	R	31258
640-009-03-00-0056-00	MARIANA VINCENT S & JAMIE L BENDIK		201103595	R	27223
640-009-03-00-0057-00	COWAN MICHELLE M & JOSEPH P		20110245	R	28097
640-009-03-00-0058-00	CZANIECKI EDWARD R & JOSEPH M		200932988	R	31025
640-009-03-00-0059-00	KING BRYAN L & ROYAL R		201112371	R	24265
640-009-03-00-0060-00	GRECO CONSTANCE M		201222310	R	20635
640-009-03-00-0061-00	JONES TRISTAN H &				
640-009-03-00-0062-00	EISNER JOSEPH FRANCIS III				
640-009-03-00-0063-00	OLIVERIO JOHN A & SHEILA J				

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TUSCANY ESTATES ASSESSED PARCELS

PAGE #: 3

RPT ID: TA_MSTR_L

PARCEL	OWNER NAME	LOCATION	DEED-INFO	TYPE	AV TOTAL
640-009-03-00-0064-00	APPEGATE LESLIE N	131 TUSCANY EST DR	201100626	R	25672
640-009-03-00-0065-00	AGEE DAVID L	129 TUSCANY EST DR	201216010	R	29606
640-009-03-00-0066-00	LETTIERE ANGELO D	127 TUSCANY EST DR	200923529	R	25400
640-009-03-00-0067-00	QUAKER ENGINEERING CO		200330354	VO	7637
640-009-03-00-0068-00	QUAKER ENGINEERING CO		200239716	VO	20475
640-009-03-00-0069-01	MITCHELL RYAN A	109 VIAREGGIO WAY	200811579	R	20084
640-009-03-00-0069-02	MARTIK DIANA M REVOC LIV TR	111 VIAREGGIO WAY	200937835	X	19626
640-009-03-00-0069-03	MCALISTER NANCY L &	113 VIAREGGIO WAY	200901097	R	19626
640-009-03-00-0069-04	SAXE WENDY	115 VIAREGGIO WAY	200811581	R	19966
640-009-03-00-0070-00	WINGROVE RALPH L & MARSHA L	117 VIAREGGIO WAY	200825354	R	24727
640-009-03-00-0070-01	RIEGER THEODORE R JR & SAUNDRA A	121 VIAREGGIO WAY	200937674	R	24727
640-009-03-00-0071-00	OPACHICK ALVIN J & JOANN E	123 VIAREGGIO WAY	200920104	R	24905
640-009-03-00-0071-01	PIETROBONI DONALD R &	125 VIAREGGIO WAY	201405994	R	23624
640-009-03-00-0072-01	GUIDO PETER A & DIANE M	127 VIAREGGIO WAY	201403346	R	24287
640-009-03-00-0072-02	COLE LINDA S	129 VIAREGGIO WAY	201408581	R	23656
640-009-03-00-0072-03	BEAL MARIA C	133 VIAREGGIO WAY	201219443	R	24003
640-009-03-00-0073-00	MARY JAMES P & BARBARA A	135 VIAREGGIO WAY	201216005	R	20930
640-009-03-00-0073-01	STOVER DENNIS J & BARBARA A	137 VIAREGGIO WAY	201309147	R	20675
640-009-03-00-0074-01	JESENSKY JAMES C & CHARLOTTE A	141 VIAREGGIO WAY	201311152	R	20670
640-009-03-00-0074-02	BRONDER ANGELA M	143 VIAREGGIO WAY	201204156	R	20030
640-009-03-00-0075-01	FAYCHAK GERALD J & SHIRLEY A	139 VIAREGGIO WAY	201203142	R	24774
640-009-03-00-0075-02	CHICCHI BRIAN J	128 VIAREGGIO WAY	201035566	R	23836
640-009-03-00-0076-00	EMERT MARY A & CHARLES JOSEPH	126 VIAREGGIO WAY	201036113	R	23865
640-009-03-00-0076-01	FROSINI RICHARD V & BEVERLY J	130 VIAREGGIO WAY	201003732	R	20006
640-009-03-00-0077-01	ESSEY LINDA M	124 VIAREGGIO WAY	201023084	R	19533
640-009-03-00-0077-02	MEEK DAVID P & JO ELLEN	122 VIAREGGIO WAY	200903155	R	19792
640-009-03-00-0077-03	GOMBAR RONALD S & LENORA J	120 VIAREGGIO WAY	201335213	R	17192
640-009-03-00-0078-01	BERGERON ALICE H	118 VIAREGGIO WAY	201335562	R	16752
640-009-03-00-0078-02	VITALE DALE A & REBECCA L	116 VIAREGGIO WAY	201335114	R	16990
640-009-03-00-0078-03	ROTHENGASS SUSAN D	114 VIAREGGIO WAY	200932397	R	19177
640-009-03-00-0079-00	NOVAK RAYMOND S & PATRICIA A	112 VIAREGGIO WAY	200920110	R	19390
640-009-03-00-0079-01	MUELLER MARY K	88 TUSCANY ESTATES DR	200330354	L1	10662
640-009-03-00-0080-00	QUAKER ENGINEERING CO		201331342	L1	5880
640-009-03-00-0081-00	MARONDA HOMES INC		201016073	L1	6218
640-009-03-00-0082-00	MARONDA HOMES INC		201016073	L1	4030
640-009-03-00-0083-00	MARONDA HOMES INC		201016073	L1	6685
640-009-03-00-0084-00	MARONDA HOMES INC		201322710	R	18964
640-009-03-00-0120-01	BODNAR JOEL L & NATALIE L DODDS	172 CINQUE TERRA PL	201516302	R	19114
640-009-03-00-0120-02	SPURGEON BRIAN & KIMBERLY C	170 CINQUE TERRA PL	201320474	R	18907
640-009-03-00-0120-03	KELLEY MATTHEW D	168 CINQUE TERRA PL			

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END OF REPORT

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