

**O'NEAL LAW FIRM**  
**2025-2026 FEE SCHEDULE**

**COLLECTION RELATED FEES:**

Please note all collection attorney fees are on a deferred basis and are not billed until funds are being collected on the account.

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|--|---------------------|
| 1. Foreclosure Demand Letter, phone calls, verification of debt as requested mail response tracking, payment plan and monitoring of same and Status Reports, Phone calls and emails with the owner, all inclusive. | \$225.00 plus costs |
| 2. Final Foreclosure Demand Letter:  | \$200.00 plus costs |
| 3. Additional Demand Letter as needed  | \$200.00 plus costs |
| 4. Communication with Owner with respect to collection payment plan, and monitoring of payment plans, Status Reports, phone calls and emails with management personnel and Board Members                           | No charge/Included  |
| 5. Foreclosure of the Lien   |                     |
| A. Foreclosure Lawsuit through Judgment (includes all letters)   | \$2,500.00          |
| B. Cap on attorney fees after a Mortgage Foreclosure occurs accompanied with a quote of sums owed at subsequent closing: \$1,500.00 less quote cost is net to the Association of \$750.00                          |                     |
| 6. Post Judgment - Demand letter communication with the owner and interaction with the Owner and constable   | Hourly rate         |
| 7. Eviction Lawsuit  |                     |
| Preparation of Lawsuit   | \$500.00            |
| Attendance at eviction hearing   | \$500.00            |
| 8. Reimbursement of third party fees and services  | At cost             |
| 9. Quote of amounts due to third parties includes all communication Quote, and follow up with any entities on collection and receipt and transmission of funds to client.  | \$750.00            |
| 10. Proof of Claim in Bankruptcy   | \$250.00            |
| 11. Further Bankruptcy Handling as required  | Hourly rate         |

10. All deferred attorney fees are due and payable in the event any account is withdrawn and/or if the Agreement for services is canceled. Sixty days cancellation of Agreement for services is required.

CORPORATE AND MEETINGS ARE AT HOURLY RATE \$250.00

DEED RESTRICTION RELATED FEES:

1. Deed Restriction Demand Letter to resident Owner (includes first phone call and follow up phone call) \$135.00
  
2. Deed Restriction Demand Letter to non-resident Owner and Copy to Current Resident (includes first phone call with owner or follow up phone call) \$145.00
  
3. Lawsuit
  - a) Preparation and Filing of lawsuit and follow up on all service of Citation(s) \$750.00
  
  - b) Reimbursement of third party fees and services at cost
  
  - c) Attorney fees related to Injunction hearings or further Motions, trial \$250.00/hour