



Make Moves with Taylor Morrison

Take advantage of limited-time finance savings on select homes in Esplanade at Azario Lakewood Ranch, Park East at Azario, and The Townhomes at Azario Lakewood Ranch in May and enjoy the opportunity to make your home uniquely yours. We can help reduce your rate and provide you the security you are looking for. **



Save up to
\$20,000 with limited-time savings*

Scan to learn more

taylor Morrison.com



Limited Time Finance Savings ("Promotion") valid on new home contracts entered as of 5/1/24 - 5/31/24 ("Promotion Period") on select eligible Sarasota area homes (each, an "Eligible Home"). At closing, Seller agrees to pay up to \$20,000 towards seller paid Temporary Buydown Fund, closing costs, pre-pays and/or discount points. Actual savings will vary by the community, floor plan, lot premium, options of home and availability. Other restrictions may apply. Seller reserves the right to modify the Promotion's terms and/or Promotion Period at any time prior to contract. **Buy Build Secure** ("Promotion") valid on new home contracts entered as of 5/1/24 - 5/31/24 ("Promotion Period") on all select eligible Inventory homes (each, an "Eligible Home"). Taylor Morrison has secured, through Taylor Morrison Home Funding, Inc. ("Affiliated Lender"), a pool of funds that is only available for a limited time until such pool of funds is depleted. Buyer must reserve funds as of the Purchase Agreement Date and may elect to secure rate at any time during construction. Promotion may be offered in addition to, and not in lieu of, any additional Seller closing cost incentives, if applicable, as outlined in the Incentive Addendum to the Purchase Agreement. Available loan products are Conventional, FHA and VA. Taylor Morrison Home Funding, Inc. is not acting on behalf of or at the direction of HUD/FHA or the federal government. Interest rates and available loan products are subject to underwriting, loan qualification, and program guidelines. At closing, Seller agrees to pay up to 2% of total purchase price (as set forth on the Closing Disclosure) towards seller paid Temporary Buydown Fund, discount points, up to one year HOA dues, closing costs and/or pre-pays. Actual savings will vary by the community, floor plan, lot premium, options of home and availability. For eligibility of above promotions, Qualified Buyer of an Eligible Home must: (1) pre-apply with Affiliated Lender by visiting www.taylormorrison.com/home-financing prior to submitting offer to qualify for the Promotion; (2) utilize the services of Closing Agent selected only by Seller and finance with Affiliated Lender; and (3) satisfy all other closing date and eligibility criteria. Seller reserves the right to modify the Promotion's terms and/or Promotion Period at any time prior to contract. Buyer is not required to finance through Affiliated Lender and/or to use such Closing Agent selected by Seller to purchase a home; however, Buyer must use both the Closing Agent selected by Seller and finance through Affiliated Lender to receive either financing incentive. Interest rates and available loan products are subject to underwriting, loan qualification, and program guidelines. Maximum seller contributions apply. Not to be combined with any other incentive offer, except as otherwise expressly set forth above or in an Incentive Addendum to the Purchase Agreement. Other restrictions may apply. Not all Borrowers will qualify. Services not available in all states. Taylor Morrison Home Funding, Inc., NMLS # 8588, 495 North Keller Road, Suite 550, Maitland, FL 32751, Licensed location: FL: MLD1920 www.nmlsconsumeraccess.org. All information (including, but not limited to prices, views, availability, school assignments and ratings, incentives, floor plans, exteriors, site plans, features, standards and options, assessments and fees, planned amenities, programs, conceptual artists' renderings and community development plans) is not guaranteed and remains subject to change, availability or delay without notice. Any community improvements, recreational features and amenities described in marketing materials are based upon current development plans, which are subject to change and under no obligation to be completed. Representative Photos above for illustrative purposes only of available plans, features and structural option ideas; not necessarily the actual community or the actual homes that will be available. Maps and plans are not to scale, are not intended to show specific detailing and all dimensions are approximate. Prices may not include lot premiums, upgrades and options depending on stage of construction. Community Association or other fees may be required. This is not an offering in any state where prohibited or otherwise restricted by law. Please see a Taylor Morrison Community Sales Manager for details and visit www.taylormorrison.com for additional state or community specific disclaimers, licensing information or other details (as applicable). © May 2024, Taylor Morrison of Florida, Inc. CBC1259457, CGC1529148. All rights reserved. 05/14/24 8074