



Make Moves with Taylor Morrison

Take advantage of limited-time finance savings on select homes in the **Sarasota area** in April and enjoy the opportunity to make your home uniquely yours.



Scan to learn more

Conventional 30-Year Fixed Rates*

5.49% | 5.61% APR

Save up to

\$20,000 with limited-time savings**

taylormorrison.com



*Limited Time Fixed Interest Rate 5.49% / 5.61% APR ("Promotion") valid on new home contracts entered as of 4/1/24 – 4/30/24 on select eligible Lakewood Ranch area Quick Move-in Homes (each, an "Eligible Home") that close on or before 5/31/24 ("Promotion Period"). The advertised annual percentage rate ("APR") of 5.61% APR is calculated using seller incentives and is based on a Conventional 30-Year fixed rate mortgage with a Total Purchase Price of \$500,000 and a loan amount of \$400,000, 20% down payment and 760 median credit score. Available for conventional conforming loan limits, owner-occupied only. Taylor Morrison has locked in, through Taylor Morrison Home Funding, Inc. ("Affiliated Lender"), a fixed interest rate for a pool of funds (minimum loan amount \$225,000). Rate is only available for a limited time until pool of funds is either depleted or rate expires. At closing, Seller agrees to pay up to \$20,000 (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. **Limited Time Finance Savings ("Promotion") valid on new home contracts entered as of 4/1/24 – 4/30/24 ("Promotion Period") on select eligible Lakewood Ranch area homes (each, an "Eligible Home"). At closing, Seller agrees to pay up to \$20,000 towards closing costs. Any remaining promotional incentives may be applied towards seller paid Temporary Buydown Fund, 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. For eligibility of either Promotion, 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. 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 this financing Promotion. 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). © April 2024, Taylor Morrison of Florida, Inc. CBC1259457, CGC1529148. All rights reserved. 04/19/24 8074