



Dear Prospective Member:

It is our pleasure to welcome you to Tempest Golf Club, a breath-taking golf course brought to life in 2018 through a complete renovation by Arlington, Texas-based golf architect Jeffrey D. Brauer. Tempest Golf Club, ranked 2nd best new/renovated golf course by the Dallas morning News in 2020, takes advantage of dramatic Piney Woods topography with its dramatic rise and fall of almost 200-feet, incredible core golf vistas across as many as five holes in the routing's lower confines, and a pair of holes that play across a four-acre freshwater lake. Tempest Golf Club Owner, Joseph Bruno has spared no expense giving us everything needed but the canvas itself. Brauer added. "Mr. Bruno's architectural projects have won awards – he understands good design, and he is known for demanding the very best, which set the tone for the project." Recently completed, Tempest has added a Jeffrey Brauer designed driving range in the shadow of the 205-foot flagpole, the tallest in East Texas and 3rd largest in the State of Texas, courtesy of Michael Clements, one of our most prominent members.

It will be easy for golfers playing Tempest Golf Club to believe they are in the rolling hills of North Carolina rather than a short drive from one of America's major metropolitan areas. Brauer has created a fun, challenging and interesting golf course, but here he was given a great canvas and has brought out the best of it.

Tempest Golf Club has created a place for all to call home and as a member enjoy an award-winning golf course that includes the following amenities:

- | | |
|---------------------------------------|--------------------------------------|
| Member Charging Privileges | Tee Times 14 days in advance |
| Member Club Tournaments | Tempest Golf Association |
| Yearly Range Programs Available | Yearly Cart Programs Available |
| Yearly Member Lockers Available | Handicap Program Available |
| Members Only Walking Privileges | Junior Golf Camps |
| 10% Merchandise Discount | Member Social Events |
| Member Appreciation Social Gatherings | Member Recognition During Each Visit |
| Complimentary Use of the Hunt Room | Special Member Guest Rates |
| 10 % off Room / Event Rental | Club Storage Available |

Tempest Golf Club course is now offering a tremendous opportunity for Members to enjoy a newly designed golf course and renovated club house that will offer every member the warmth and comforts of home.

At Tempest Golf Club our focus is on the amenities on and off the course. During each visit you will be welcomed by our professional staff who will start your day off with a smile. The golf course will give you every aspect of great golf with beautiful views. Our newly renovated club house will offer a lunch and dining experience overlooking the golf course from Neptune's Restaurant + Bar or from our 2000 sq. ft. veranda where sunsets are like no other in East Texas. In addition, the Hunt Room is available for members to meet casually, play bridge or have a private dinner. If you have a large special event you can book our beautiful Tudor Hall or the Wedding Lawn that will host up to 200 guests. The offerings at Tempest Golf Club are end-less.

Enclosed please review our membership offerings that offers a variety of opportunities. We look forward to meeting with you in person.

Warmest Regards,

Randy Wade
General Manager/ Head Professional

Contact Membership Director for additional information at (903) 984-5335 (704-860-2854)



TEMPEST
GOLF CLUB

Membership Options

<u>Full Individual Golf Membership</u>	Dues \$195
Full membership privileges for one individual.	
<u>Full Family Golf Membership</u>	Dues \$245
Full membership privileges husband, wife, and unmarried children under the age of 23	
<u>Full Individual Senior Golf Membership</u>	Dues \$175
Full membership privileges for one individual over the age of 60.	
<u>Full Family Senior Golf Membership</u>	Dues \$225
Full membership privileges for husband and wife, over the age of 60.	
<u>Full Individual Junior Golf Membership</u>	Dues \$165
Full membership privileges for one individual under the age of 36	
<u>Full Family Junior Golf Membership</u>	Dues \$195
Full membership privileges for husband, wife, and children under of age of 23 Either husband or wife must be under the age of 36	
<u>Full Junior Provisional Golf Membership</u>	Dues: \$95
Full individual golf membership for one individual 21-years of age or younger. Walking restrictions will apply.	
<u>Full Non-Resident Golf Membership</u>	Dues: \$175
Full family golf membership privileges for husband, wife, and children under of age of 23. Nonresident Members must have their primary residence outside a 50-mile radius of the Club. This membership is nontransferable and nonrefundable.	
<u>College Team Membership</u>	Due: \$300
<u>Social Membership</u>	Dues: \$90
Full Family Golf Membership privileges, <u>excluding</u> unlimited golf and golf related events.	
<u>Full Corporate Golf Membership</u>	Primary Designee Dues: \$195
	Additional Designated Players: Dues: \$175

A Corporate Membership shall entitle the Authorized Entity to specifically name a Primary Designee and up to four (4) additional individual Designated Players. Each membership for the designee and designated players

will be considered a Full Family Golf Membership with privileges for wife and unmarried children under the age of 23. Each membership for the Designees will be charged the reduced rate as listed.

Legacy Membership

Any current Senior Member of Tempest Golf Club can have their children join the Club at a reduced fee under the current member's membership. Monthly dues will be added to the current members accounts. Dues and privileges are based on the applicable membership level at a 20% discount.

All Dues and Fees for all Memberships are subject to revisions, as determined from time to time, by the Club, in its sole discretion.

Full Membership Privileges

Member Charging Privileges	Tee Times 14 days in advance
Member Club Tournaments	Tempest Golf Association
Yearly Range Programs Available	Yearly Cart Programs Available
Yearly Member Lockers Available	Handicap Program Available
Members Only Walking Privileges	Junior Golf Camps
10% Merchandise Discount	Member Social Events
Member Appreciation Social Gatherings	Member Recognition During Each Visit
Complimentary Use of the Hunt Room	Special Member Guest Rates
10 % off Room / Event Rental	Club Storage Available

Special Member Rate to reserve the Tudor Hall Banquet Room

The Membership Options, Membership Privileges and Yearly Programs are as currently offered by the Club. Memberships issued are subject to the terms and conditions in the Membership Agreement and Club Bylaws, as may be amended from time to time by Club.

Optional Yearly Programs

Yearly Range Program: (Members Only)	Individual	\$375
	Family	\$500
Yearly Cart Plan: (Members Only)	Individual	\$2000 (plus tax)
	Family	\$2800 (plus tax)
	Property / Homeowner Members	
	Trail Fee Rates	Individual \$1100 (plus tax)
		Family \$1800 (plus tax)
	Non Property /Homeowner Members	
	Trail Fee Rates	\$225 per month or \$2700 (plus tax)
Cart Fees:	18-holes	\$23
	9-holes	\$16
US Gin Handicap System:	Member	\$25
	Guest	\$50
Locker Rental:	Yearly	\$300
Member-Guest Fees:	\$10 off the Club Established Rack Rate	
Member walking privileges:	Walking will be permitted Monday-Friday anytime. Saturday-Sunday & Holidays, walking will be permitted after 2:00	



TEMPEST
GOLF CLUB

Tempest Membership Application

I hereby apply to join Tempest Golf Club ("Club") and provide the following information for Club's use in approving my application for the following membership in the Club:

Classification of Memberships:

Full Individual Golf	_____
Full Family Golf	_____
Full Individual Senior Golf	_____
Full Family Senior Golf	_____
Full Individual Junior Golf	_____
Full Family Junior Golf	_____
Full Junior Provisional Golf	_____
Full Non-Resident Golf	_____
Full Corporate Golf	_____
Social	_____
Legacy	_____

MEMBERSHIP INFORMATION

Name: _____ Social Security #: _____

Address: _____

City: _____ State: _____ Zip: _____

Date of Birth: _____ Anniversary Date: _____

Drivers License #: _____ State: _____

Company Name: _____ Type of Business: _____

City: _____ State: _____ Zip: _____

Cell Phone: _____ Home Phone: _____

Business Phone: _____ Fax: _____ Handicap: _____

E-mail: _____

SPOUSE INFORMATION

(Family Memberships Only)

Name: _____ Social Security #: _____

Date of Birth: _____ Drivers License #: _____ State: _____

Company Name: _____ Type of Business: _____

City: _____ State: _____ Zip: _____

Phone: _____ Fax: _____ Handicap: _____

E-mail: _____

Information will be sent to all Members in the Club throughout the year.

DEPENDENT INFORMATION—unmarried children under the age of 23
(Family & Corporate Memberships Only)

Name: _____ Date of Birth: _____ Sex: _____

Name: _____ Date of Birth: _____ Sex: _____

Name: _____ Date of Birth: _____ Sex: _____

Name: _____ Date of Birth: _____ Sex: _____

CREDIT INFORMATION:

Upon signing this Membership Application, I authorize the disclosure and release of information requested by the Club for investigating my qualifications for membership, including without limitation, my credit history, and shall hold the Club harmless from all such acts. I further authorize those persons or entities set forth in this statement to furnish all information requested by the Club and agree to hold the Club harmless from all such acts.

I certify that the information provided above is accurate and correct to the best of my knowledge. Final approval of an individual applicant for membership is at the Club's sole discretion. I also attest that I have read, understand, and accept the conditions presented in the accompanying Membership Agreement and Club Bylaws.

Cancellation Agreement: All Membership cancellations require a 30-day prior written notice to the Club. Cancellation notices received after the 1st of the month will be effective on the last day of the following month. Member will be responsible for dues and charges billed during that month.

Revisions of a Membership's classification is subject to Club's approval and are exchangeable within a calendar year. Terminated members are not eligible to rejoin Club within a 12-month period following termination if approved by Club.

I understand that all dues, fees, and charges will be billed directly to my club account. I agree to always keep a valid credit card on file with the Club during my membership. My credit card is listed below, and I elect and consent to the Club's automatic charging of the credit card listed below on or after the due date, with any sums owed on my club account.

Credit Card Type: _____ Account Number: _____
Expiration: _____

Signature	Print Name	Date
Signature	Print Name	Date

By: _____ Date: _____



Membership Agreement

I. PURCHASE OF MEMBERSHIP

I hereby apply for the following category of Membership in Tempest Golf Club (the "Club"):

(Please indicate your desired membership category)

<u>MEMBERSHIP CATEGORY</u>	<u>INITIATION FEE</u>
_____ Full Individual Golf Membership	\$1000
_____ Full Family Golf Membership	\$1500
_____ Full Individual Senior Golf Membership	\$1000
_____ Full Family Senior Golf Membership	\$1500
_____ Full Individual Junior Golf Membership	\$500
_____ Full Family Junior Golf Membership	\$750
_____ Full Junior Provisional Golf Membership	\$0
_____ Full Non-Resident Golf membership	\$500
_____ Full Corporate Golf Membership	\$1500
_____ Sports Membership	\$100
_____ Social Membership	\$100

I hereby agree to pay to the Club the initiation fee set forth above (the "Initiation Fee") and the membership dues, fees, and charges, including any applicable sales tax, or other taxes, for the category of membership selected. The current amount of dues for each membership category is described on a separate Schedule of Dues, Fees and Charges established by the Club and are due and payable pursuant to the terms and conditions in the Club's Bylaws (the "Bylaws"), which are subject to amendment by the Club.

Membership is contingent upon approval by the Club, which approval shall be at the Club's sole and absolute discretion. Membership in the Club is pursuant to this Agreement between the Club and the Applicant, if accepted for membership, as provided in the Membership Documents. In addition, I acknowledge that pursuant to the Restrictive Covenant Agreement and Master Covenant recorded against my property in the Tempest Golf Club Community, that I am required to maintain at a minimum a Social Membership in the Club, including the payment of all monthly dues (uniformly applied to all Social Members) or other required usage fees, periodically established by the Club, for the entire period I am an owner of my property in the Tempest Golf Club Community.

II. PAYMENT OF DUES, FEES AND CHARGES

I hereby request that all dues, fees, and charges be billed directly to my club account. I agree to keep a valid credit card on file with the Club at all times during my membership, and I elect and consent to the Club's automatic charging of such credit card, on or after the due date, with any sums owed on my club account. In the event that any amounts owed to the Club are not paid on a timely basis, I understand that I may be charged a late fee in accordance with the Bylaws. I acknowledge that the Club may take whatever action it deems necessary to effect collection, including without limitation, suspension or termination of my privileges or membership and/or legal action, and that I shall be liable for all costs and for any expenses of such legal action and reasonable attorneys' fees, including any fees required in connection with appellate proceedings.

III. REFUND OF INITIATION FEE

I understand and agree that I will not be entitled to any refund of the Initiation Fee in the event of a termination of the membership pursuant to the terms, conditions and requirements in the Tempest Golf Club Membership Bylaws, Tempest Golf Club Rules and Regulations and this Membership Agreement (collectively, the "Membership Documents").

IV. MEMBERSHIP DOCUMENTS

I hereby acknowledge receipt of the Membership Documents and that I have read and understand them and agree to be bound by the terms and conditions thereof as the same may be amended from time to time by the Club and this Membership Agreement. I further acknowledge that I am not relying on any oral representations of any party in acquiring my Membership in the Club.

I have reviewed all documents and obtained all information that I believe necessary to my decision to execute this Membership Agreement. I further acknowledge that I have the right to consult with an attorney in connection with the execution of this Membership Purchase Agreement, and that I have consulted with an attorney to the extent I believe such advice is necessary. I specifically grant the Club a security interest in my Membership issued to me for any amounts owed by me to the Club.

V. RELEASE

I hereby acknowledge that the use of the Club Facilities and any privilege or service incident to membership is undertaken with knowledge of risk of possible injury. I hereby accept all risk of injury to myself and my guests, invitees and family members sustained while using the Club Facilities or while involved in any event or activity incident to membership in the Club. In accepting the risk of injury, I acknowledge and, on behalf of my guests, invitees and family members acknowledges, that each understands that they are relieving the Club and its successors and assigns and each of its board of directors, officers, partners, employees, representatives and agents and the other members of the Club and any Club committee and all such committees' members from any and all loss, cost, claims, injury, damages or liability sustained or incurred by myself and my guests, invitees and family members resulting from or arising out of any conduct or event connected with membership in the Club and use of any of the Club Facilities.

VI. MISCELLANEOUS

I hereby submit a check in the required amount of the Initiation Fee and a fully executed Membership Application and Membership Agreement. This Membership Agreement is irrevocable by me after delivery unless I am not approved for membership.

This Membership Agreement shall be governed by and construed and enforced in accordance with the laws of the State of Texas without giving effect to principles of conflicts of law.

This Membership Agreement may be executed in multiple counterparts, each of which shall be deemed an original but all of which shall be deemed one and the same instrument. Facsimile or electronic signatures on this Membership Agreement shall be treated as and given full force and effect as original signatures.

I hereby acknowledge and agree that the Club may pledge or assign its interest under this Membership Agreement.

If the prospective member is married, the signatures of both spouses are required for Full Family Golf Membership, Full Family Senior Golf Membership, Full Non-Resident Golf Membership, Full Corporate Golf Membership, or designees of Full Corporate Membership.

If this is Full Junior Provisional Golf Membership, the Father or Mother must sign as the guarantor on the account.

If this is a Full Family Golf Membership, Full Family Senior Golf Membership, Full Family Junior Golf Membership, Full Non-Resident Golf Membership, Full Junior Provisional Golf Membership, Full Corporate Golf Membership or Designees of Full Corporate Golf Membership, in addition to the Members under the Membership, the following Member will be the guarantor of all obligations and monthly dues under the Membership, Name: _____, Address _____, State _____, Zip Code _____.

I HEREBY ACKNOWLEDGE THAT I received and agree to be bound by the Tempest Golf Club Membership By-Laws and the Tempest Golf Club Rules, as may be amended by the Club from time to time, AM ACQUIRING A MEMBERSHIP FOR THE SOLE PURPOSE OF OBTAINING RECREATIONAL USE OF THE CLUB FACILITIES, AND NOT AS AN INVESTMENT OR FOR ANY ECONOMIC PROFIT OF ANY NATURE FROM THE MEMBERSHIP IN THE CLUB.

Dated: _____, 20__ _____
Applicant's Signature

Dated: _____, 20__ _____
Spouse's Signature

This Membership Agreement shall not be binding on the Club until the acceptance below is signed by the Club.

ACCEPTED BY:

Club:

Tempest Golf Club, LLC
A Texas limited liability company

By: _____
Printed Name: _____
Title: _____
Dated: _____