



HICKORY CREEK PUBLIC IMPROVEMENT DISTRICT NO. 2
2018 AMENDED AND RESTATED SERVICE AND ASSESSMENT PLAN

JUNE 7, 2018

VERSION 4.1

INTRODUCTION

The Hickory Creek Public Improvement District No. 2 (“PID No. 2”) was created pursuant to the Act, as defined herein, and Resolution No. 2012-0918-1 of the Town Council on September 18, 2012 to finance certain public improvement projects for the benefit of the property in PID No. 2. A Reimbursement Agreement between the Town and the Developer was signed on October 16, 2012 to provide for the financing of the costs of the Authorized Improvements for the benefit of the property in PID No. 2.

On October 16, 2012 the Town also adopted a Service and Assessment Plan (the “Service and Assessment Plan”) which identified the Authorized Improvements to be constructed, the costs of the Authorized Improvements, the indebtedness to be incurred for the Authorized Improvements, and the manner of assessing the property in PID No. 2 for the costs of the Authorized Improvements. Pursuant to the Act, a service and assessment plan must be reviewed and updated annually. This document is the 2018 Amended and Restated Service and Assessment Plan which serves to amend and restate the Service and Assessment Plan for the purpose of issuing PID Bonds and as the annual update of the Service and Assessment Plan (as so amended and updated the “2018 Amended and Restated Service and Assessment Plan”). This 2018 Amended and Restated Service and Assessment Plan also updates the Assessment Rolls

SECTION I: DEFINITIONS

“2018 Amended and Restated Service and Assessment Plan” means this 2018 Amended and Restated Service and Assessment Plan, as it may be modified and updated from time to time.

“Act” means Texas Local Government Code Chapter 372, as amended.

“Actual Costs” mean, with respect to Authorized Improvements, the actual costs paid or incurred by or on behalf of owners and developers of the District: (1) to plan, finance, design, acquire, construct, install, and dedicate such improvements to the Town; (2) to prepare plans, specifications (including bid packages), contracts, and as-built drawings; (3) to obtain zoning, licenses, plan approvals, permits, inspections, and other governmental approvals; (4) to acquire easements and other right-of-way; (5) for third-party professional consulting services including, but not limited to, engineering, surveying, geotechnical, land planning, architectural, landscaping, legal, accounting, and appraisals; (6) of labor, materials, equipment, fixtures, payment and performance bonds and other construction security, and insurance premiums; and (7) of fees charged by the Town or any other political subdivision or governmental authority.

“Additional Interest” means the 0.50% additional interest charged on Assessments pursuant to Section 372.018 of the Act.

“Administrative Expenses” mean the actual or budgeted costs and expenses related to the creation and operation of the District, the issuance and sale of PID Bonds, and the construction, operation, and maintenance of the Authorized Improvements, including, but not limited to, costs and expenses for: (1) the Administrator; (2) legal counsel, engineers, accountants, financial advisors, and other consultants engaged by the Town; (3) calculating, collecting, and maintaining records with respect to Assessments and Annual Installments; (4) preparing and maintaining records with respect to Assessment Rolls and Annual Service Plan Updates; (5) issuing, paying, and redeeming PID Bonds; (6) investing or depositing Assessments and Annual Installments; (7) complying with this 2018 Amended and Restated Service and Assessment Plan and the Act with respect to the issuance and sale of PID Bonds, including continuing disclosure requirements; (8) the paying agent/registrar and Trustee in connection with PID Bonds, including their respective legal counsel; and (9) administering the construction of the Authorized Improvements. Administrative Expenses collected but not expended in any year shall be carried forward and applied to reduce Administrative Expenses for subsequent years.

“Administrator” means the person or independent firm designated by the Town Council to perform the duties and obligations of the "Administrator" in this 2018 Amended and Restated Service and Assessment Plan. The Town has selected P3Works, LLC is the initial Administrator.

“Annual Installment” means the annual installment payment of an Assessment as calculated by the Administrator and approved by the Town Council, that includes: (1) principal; (2) interest; (3) Administrative Expenses; and (4) Additional Interest.

“Annual Service Plan Update” means an update to the 2018 Amended and Restated Service and Assessment Plan prepared no less frequently than annually by the Administrator and approved by the Town Council.

“Assessed Property” means any Parcel within the District against which an Assessment is levied.

“Assessment” means an assessment levied against a Parcel imposed pursuant to an Assessment Ordinance and the provisions herein, as shown on any Assessment Roll, subject to reallocation upon the subdivision of such Parcel or reduction according to the provisions herein and in the Act.

“Assessment Ordinance” means any Assessment Ordinance adopted by the Town Council in accordance with the Act that levied Assessments within the District.

“Assessment Roll” means any Assessment Roll for Assessed Property within the District.

“Assessment Plan” assesses the Actual Costs of the Authorized Improvements against the District based on the special benefits conferred on the District by the Authorized Improvements, more specifically described in **Section V**.

“Authorized Improvements” mean improvements authorized by Section 372.003 of the Act as more specifically described in **Section III**.

“Bond Issuance Costs” mean the costs associated with issuing PID Bonds, including but not limited to attorney fees, financial advisory fees, consultant fees, appraisal fees, printing costs, publication costs, Town costs, capitalized interest, reserve fund requirements, first year Administration Expenses, underwriter’s discount, fees charged by the Texas Attorney General, and any other cost or expense directly associated with the issuance of PID Bonds.

“County” means Denton County, Texas.

“Delinquent Collection Costs” mean, for a Parcel, interest, penalties, and other costs and expenses authorized by the Act that directly or indirectly relate to the collection of delinquent Assessments, delinquent Annual Installments, or any other delinquent amounts due under this Amended and Restated Service and Assessment Plan, including costs and expenses to foreclose liens.

“Developer” means CTMGT Tuberville, LLC, a Texas limited liability company and its successors and assigns.

“District” means approximately 111.424 acres located within the Town, as shown on **Exhibit B** and as more specifically described by metes and bounds on **Exhibit A**.

“Improvement Area #1” means the developed area within the District identified as “Phase 1” and “Phase 2A” on the map on **Exhibit B**.

“Improvement Area #1 Assessed Property” means any and all Parcels within Improvement Area #1, against which an Improvement Area #1 Assessment is levied.

“Improvement Area #1 Assessment Ordinance” means Resolution No. 2012-10-699 adopted by the Town Council on October 16, 2012 in accordance with the Act that levied the Improvement Area #1 Assessments.

“Improvement Area #1 Assessment Roll” means the Assessment Roll for the Improvement Area #1 Assessed Property within the District, as updated, modified or amended from time to time in accordance with the procedures set forth herein and in the Act, including updates prepared in connection with the issuance of PID Bonds or in connection with any Annual Service Plan Update. The Improvement Area #1 Assessment Roll is included in this 2018 Amended and Restated Service and Assessment Plan on **Exhibit F-1**.

“Improvement Area #1 Assessments” mean the Assessments levied on Parcels within Improvement Area #1.

“Improvement Area #1 Improvements” mean the Authorized Improvements which only benefit the Improvement Area #1 Assessed Property and are described in **Section III.A** hereto.

“Improvement Area #2” means the undeveloped area within the District identified as “Phase 2B” on the map on **Exhibit B**.

“Improvement Area #2 Assessed Property” means any and all Parcels within Improvement Area #2, against which an Improvement Area #2 Assessment is levied.

“Improvement Area #2 Assessment Ordinance” means the ordinance by which this 2018 Amended and Restated Service and Assessment Plan will be adopted by the Town Council in accordance with the Act that shall levy the Improvement Area #2 Assessments.

“Improvement Area #2 Assessment Roll” means the Assessment Roll for the Improvement Area #2 Assessed Property within the District, as updated, modified or amended from time to time in accordance with the procedures set forth herein and in the Act, including updates prepared in connection with the issuance of PID Bonds or in connection with any Annual Service Plan Update. The Improvement Area #2 Assessment Roll is included in this Amended and Restated Service and Assessment Plan on **Exhibit G-1**.

“Improvement Area #2 Assessments” mean the Assessments levied on Parcels within Improvement Area #2.

“Improvement Area #2 Improvements” mean the Authorized Improvements which only benefit the Improvement Area #2 Assessed Property and are described in **Section III.B** hereto.

“Indenture” means an Indenture or Indentures of Trust entered into in connection with the issuance of one or more series of PID Bonds, as amended from time to time, between the Town and the Trustee setting forth terms and conditions related to the applicable PID Bonds.

“Lot” means for any portion of the District for which a final subdivision plat has been recorded in the official public records of the County, a tract of land described by "lot" in such recorded and final subdivision plat.

“Non-Benefited Property” means Parcels that receive no special benefit from the Authorized Improvements as determined by the Town Council which may include Public Property.

“Parcel” or **“Parcels”** mean a specific property within the District identified by either a tax map identification number assigned by the Denton Central Appraisal District for real property tax purpose, by metes and bounds description, or by lot and block number in a final subdivision plat recorded in the official public records of the County, or by any other means determined by the Town.

“PID Bonds” mean the bonds to be issued by the Town, in one or more series, to finance the Authorized Improvements that confer special benefit on the property within the District, which may include funds for any required reserves and amounts necessary to pay the PID Bond issuance costs, and to be secured by a pledge of the Assessments pursuant to the authority granted in the Act, for the purposes of (i) financing the costs of Authorized Improvements and related costs, and (ii) reimbursement for Actual Costs paid prior to the issuance of the PID Bonds.

“PID No. 2” means the Hickory Creek Public Improvement District No. 2.

“Prepayment Costs” mean interest and expenses to the date of Prepayment, plus any additional expenses related to the Prepayment, reasonably expected to be incurred by or imposed upon the Town as a result of any Prepayment.

“Public Property” means real property, whether conveyed or dedicated in fee simple, as an easement, license, or otherwise, to the Federal Government, to the County, to the Town, or to any other political subdivision, public or government agency, or public utility.

“Reimbursement Agreement” means that certain Hickory Creek Public Improvement District No. 2 Reimbursement Agreement executed between the Town and of Hickory Creek, Texas and CTMGT Turbeville, LLC, effective October 16, 2012.

“Service and Assessment Plan” means the Service and Assessment Plan adopted by Town Council on October 16, 2012.

“Service Plan” means a plan that covers a period of five years and defines the annual projected costs and indebtedness for the Authorized Improvements undertaken within the District during the five year period.

“Town” means the Town of Hickory Creek, Texas.

“Town Council” means the governing body of the Town.

“Trustee” means the trustee (or successor trustee) under an Indenture.

SECTION II: THE DISTRICT

The District includes approximately 111.424 contiguous acres located within the Town, legally described by metes and bounds on **Exhibit A** and depicted on **Exhibit B**. Development of the District is anticipated to include 131 single-family homes, of which 108 are located within Improvement Area #1 and the remaining 23 are located within Improvement Area #2.

SECTION III: AUTHORIZED IMPROVEMENTS

The Town Council, based on information provided by the Developer and its engineer and reviewed by the Town staff and by third-party consultants retained by the Town, has determined that the improvements described below are Authorized Improvements authorized by the Act that confer a special benefit on the Assessed Property. Allocation of the Authorized Improvements is summarized on **Exhibit C**. Authorized Improvements have been or will be designed and constructed in accordance with Town standards and specifications, and are or will be owned and operated by the Town.

A. Improvement Area #1 Improvements

▪ *Street*

Improvements including subgrade stabilization (including lime treatment and compaction), concrete and reinforcing steel for roadways, testing, handicapped ramps, and street lights. All related earthwork, excavation, erosion control, retaining walls, intersections, signage, lighting and re-vegetation of all disturbed areas within the right-of-way are included. The street improvements will provide street access to each Lot within Improvement Area #1.

▪ *Water*

Improvements including trench excavation and embedment, trench safety, PVC piping, manholes, service connections, testing, related earthwork, excavation, and erosion control all necessary appurtenances required to provide water service to all Lots within Improvement Area #1.

- *Sanitary Sewer*

Improvements including trench excavation and embedment, trench safety, PVC piping, manholes, service connections, testing, related earthwork, excavation, and erosion control all necessary appurtenances required to provide wastewater service to all Lots within Improvement Area #1.

- *Storm Drainage*

Improvements including earthen channels, swales, curb and drop inlets, RCP piping and boxes, headwalls, concrete flumes, rock rip rap, concrete outfalls, and testing as well as all related earthwork, excavation, and erosion control necessary to provide storm drainage for all Lots within Improvement Area #1.

- *Soft Costs*

Improvements including engineering and design, construction inspection fees, geotechnical testing and governmental submittal fees for the costs associated with the street, water, sanitary sewer and storm drainage improvements as described above.

B. Improvement Area #2 Improvements

- *Street*

Improvements including subgrade stabilization (including lime treatment and compaction), concrete and reinforcing steel for roadways, testing, handicapped ramps, and street lights. All related earthwork, excavation, erosion control, retaining walls, intersections, signage, lighting and re-vegetation of all disturbed areas within the right-of-way are included. The street improvements will provide street access to each Lot within Improvement Area #2.

- *Water*

Improvements including trench excavation and embedment, trench safety, PVC piping, manholes, service connections, testing, related earthwork, excavation, and erosion control all necessary appurtenances required to provide water service to all Lots within Improvement Area #2.

- *Sanitary Sewer*

Improvements including trench excavation and embedment, trench safety, PVC piping, manholes, service connections, testing, related earthwork, excavation, and erosion

control all necessary appurtenances required to provide wastewater service to all Lots within Improvement Area #2.

- *Storm Drainage*

Improvements including earthen channels, swales, curb and drop inlets, RCP piping and boxes, headwalls, concrete flumes, rock rip rap, concrete outfalls, and testing as well as all related earthwork, excavation, and erosion control necessary to provide storm drainage for all Lots within Improvement Area #2.

- *Soft Costs*

Improvements including engineering and design, construction inspection fees, geotechnical testing and governmental submittal fees for the costs associated with the street, water, sanitary sewer and storm drainage improvements as described above.

C. Bond Issuance Costs

- *Debt Service Reserve Fund*

Equals the amount required under an Indenture in connection with the issuance of PID Bonds.

- *Capitalized Interest*

Equals the capitalized interest payments on PID Bonds as reflected in an applicable Indenture.

- *Underwriting Discount*

Equals a percentage of the par amount of a series of PID Bonds plus a fee for underwriter's counsel.

- *Cost of Issuance*

Includes costs associated with issuing PID Bonds, including but not limited to attorney fees, financial advisory fees, first year Administrative Expenses, consultant fees, appraisal fees, printing costs, publication costs, Town costs, fees charged by the Texas Attorney General, and any other cost or expense directly associated with the issuance of PID Bonds.

SECTION IV: SERVICE PLAN

The Act requires the Service Plan to cover a period of at least five years and to define the annual projected costs and indebtedness for the Authorized Improvements undertaken within the District during the five year period. The Service Plan must be reviewed and updated by the Town Council at least annually. **Exhibit D** of this 2018 Amended and Restated Service and Assessment Plan summarizes the Service Plan for the District.

Exhibit E summarizes the sources and uses of funds required to construct the Authorized Improvements, fund required reserves, and issue the PID Bonds. The sources and uses of funds shown on **Exhibit E** shall be updated each year in the Annual Service Plan Update to reflect any budget revisions and Actual Costs.

SECTION V: ASSESSMENT PLAN

The Act allows the Town Council to apportion the Authorized Improvements to the Assessed Property based on the special benefit received by the Authorized Improvements. The Act provides that such costs may be apportioned: (i) equally per front foot or square foot; (ii) according to the value of property as determined by the Town Council, with or without regard to improvements constructed on the property; or (iii) in any other manner approved by the Town Council that results in imposing equal shares of such costs on property similarly benefited. The Act further provides that the governing body may establish by ordinance or order reasonable classifications and formulas for the apportionment of the cost between the municipality and the area to be assessed and the methods of assessing the special benefits for various classes of improvements.

The determination by the Town Council of the assessment methodologies set forth below is the result of the discretionary exercise by the Town Council of its legislative authority and governmental powers and is conclusive and binding on the Developer and all future owners and developers of the Assessed Property.

A. Assessment Methodology

The Town Council, acting in its legislative capacity based on information provided by the Developer and its engineer and reviewed by the Town staff and by third-party consultants retained by the Town, has determined that the Assessments shall be allocated as follows:

1. Improvement Area #1

The Improvement Area #1 Assessments relating to the Improvement Area #1 Improvements shall be allocated 100% to the Improvement Area #1 Assessed Property. The Improvement Area #1 Assessments shall be allocated equally among all Lots located within Improvement Area #1.

2. Improvement Area #2

The Improvement Area #2 Assessments relating to the Improvement Area #2 Improvements shall be allocated 100% to the Improvement Area #2 Assessed Property. The Improvement Area #2 Assessments shall be allocated equally among all Lots located within Improvement Area #2.

B. Assessments

The Improvement Area #1 Assessments are shown on the Improvement Area #1 Assessment Roll, attached hereto on **Exhibit F-1**. The projected Improvement Area #1 Annual Installments are shown on **Exhibit F-2**. The projected Improvement Area #1 Annual Installments per Lot are shown on **Exhibit F-3**. The Improvement Area #2 Assessments are shown on the Improvement Area #2 Assessment Roll, attached hereto on **Exhibit G-1**. The projected Improvement Area #2 Annual Installments are shown on **Exhibit G-2**. The projected Improvement Area #2 Annual Installments per Lot are shown on **Exhibit G-3**.

C. Findings of Special Benefit

The Town Council, acting in its legislative capacity based on information provided by the Developer and its engineer and reviewed by the Town staff and by third-party consultants retained by the Town, has found and determined:

1. Improvement Area #1

- a. The Improvement Area #1 Improvements cost plus Bond Issuance Costs allocable to Improvement Area #1 equal \$3,482,166, as shown on **Exhibit C**; and
- b. The Improvement Area #1 Assessed Property receives special benefit from the Improvement Area #1 Improvements equal to or greater than the Actual Cost of the Improvement Area #1 Improvements; and
- c. The sum of the Improvement Area #1 Assessments for all Lots within Improvement Area #1 equals \$3,479,084 as shown on the Improvement Area #1 Assessment Roll attached hereto as **Exhibit F-1**; and
- d. The special benefit (\geq \$3,482,166) received by Improvement Area #1 Assessed Property from the Improvement Area #1 Improvements is greater than the

amount of the Improvement Area #1 Assessments (\$3,479,084) levied for the Improvement Area #1 Improvements.

- e. At the time the Town Council levied the Improvement Area #1 Assessments, the Developer owned 100% of the Improvement Area #1 Assessed Property. The Developer acknowledged that the Improvement Area #1 Improvements confer a special benefit on the Improvement Area #1 Assessed Property and consented to the imposition of the Improvement Area #1 Assessments to pay for the Actual Costs associated therewith. The Developer ratified, confirmed, accepted, agreed to and approved: (i) the determinations and findings by the Town Council as to the special benefits described herein and the Improvement Area #1 Assessment Ordinance; (ii) the Amended and Restated Service and Assessment Plan and the Improvement Area #1 Assessment Ordinance, and (iii) the levying of Improvement Area #1 Assessments on the Improvement Area #1 Assessed Property.

2. Improvement Area #2

- a. The Improvement Area #2 Improvements cost plus the Bond Issuance Costs allocable to Improvement Area #2 equal \$855,973, as shown on **Exhibit C**; and
- b. The Improvement Area #2 Assessed Property receives special benefit from the Improvement Area #2 Improvements equal to or greater than the Actual Cost of the Improvement Area #2 Improvements; and
- c. The sum of the Improvement Area #2 Assessments for all Lots within Improvement Area #2 equals \$740,916 as shown on the Improvement Area #2 Assessment Roll attached on **Exhibit G-1**; and
- d. The special benefit (\geq \$855,973) received by Improvement Area #2 Assessed Property from the Improvement Area #2 Improvements is greater than the amount of the Improvement Area #2 Assessments (\$740,916) levied for the Improvement Area #2 Improvements.
- e. At the time the Town Council levied the Improvement Area #2 Assessments, the Developer owned 100% of the Improvement Area #2 Assessed Property. The Developer acknowledged that the Improvement Area #2 Improvements confer a special benefit on the Improvement Area #2 Assessed Property and consented to the imposition of the Improvement Area #2 Assessments to pay for the Actual Costs associated therewith. The Developer has ratified, confirmed, accepted, agreed to and approved: (i) the determinations and findings by the Town Council as to the special benefits described herein and the Improvement Area #2 Assessment Ordinance; (ii) the Amended and Restated Service and Assessment Plan and the Improvement Area #2 Assessment Ordinance, and (iii) the levying of

Improvement Area #2 Assessments on the Improvement Area #2 Assessed Property.

D. Administrative Expenses

The costs of administering the District and collecting the Annual Installments shall be paid for on a pro rata basis by each Parcel based on the amount of outstanding Assessment remaining on the Parcel. The Administrative Expenses shall be collected as part of and in the same manner as Annual Installments in the amounts shown on the Assessment Roll, which may be revised based on Actual Costs incurred in Annual Service Plan Updates.

E. Additional Interest

The interest rate on Assessments levied on the Assessed Property may exceed the interest rate on the PID Bonds by the Additional Interest. The Additional Interest shall be collected as part of each Annual Installment. The Additional Interest shall be deposited and used as described in the Indenture for any PID Bonds.

SECTION VI: TERMS OF THE ASSESSMENTS

A. Reallocation of Assessments

1. Upon Division Prior to Recording of Subdivision Plat

Upon the division of any Assessed Property (without the recording of a subdivision plat), the Administrator shall reallocate the Assessment for the Assessed Property prior to the division among the newly divided Assessed Properties according to the following formula:

$$A = B \times (C \div D)$$

Where the terms have the following meanings:

A = the Assessment for the newly divided Assessed Property

B = the Assessment for the Assessed Property prior to division

C = the estimated number of Lots within the newly divided Assessed Property

D = the estimated number of Lots for all of the newly divided Assessed Properties

The sum of the Assessments for all newly divided Assessed Properties shall equal the Assessment for the Assessed Property prior to subdivision. The calculation shall be made separately for each newly divided Assessed Property. The reallocation of an Assessment for an Assessed Property that is a homestead under Texas law may not exceed the Assessment prior to the reallocation. Any reallocation pursuant to this section shall be

reflected in an update to this Amended and Restated Service and Assessment Plan approved by the Town Council.

2. *Upon Subdivision by a Recorded Subdivision Plat*

Upon the subdivision of any Assessed Property based on a recorded Subdivision Plat, the Administrator shall reallocate the Assessment for the Assessed Property prior to the subdivision among the newly subdivided Lots according to the following formula:

$$A = B \times (C \div D)$$

Where the terms have the following meanings:

A = the Assessment for the newly divided Assessed Property

B = the Assessment for the Assessed Property prior to division

C = the number of Lots within the newly divided Assessed Property

D = the number of Lots for all of the newly divided Assessed Properties

The sum of the Assessments for all newly subdivided Lots shall not exceed the Assessment for the portion of the Assessed Property subdivided prior to subdivision. The calculation shall be made separately for each newly subdivided Assessed Property. The reallocation of an Assessment for an Assessed Property that is a homestead under Texas law may not exceed the Assessment prior to the reallocation. Any reallocation pursuant to this section shall be reflected in an update to this Amended and Restated Service and Assessment Plan approved by the Town Council.

3. *Upon Consolidation*

If two or more Lots or Parcels are consolidated, the Administrator shall allocate the Assessments against the Lots or Parcels before the consolidation to the consolidated Lot or Parcel, which allocation shall be approved by the Town Council in the next Annual Service Plan Update.

B. Mandatory Prepayment of Assessments

If the Assessed Property is transferred to a person or entity that is exempt from payment of the Assessment, the owner transferring the Assessed Property shall pay to the Town the full amount of the Assessment, plus Prepayment Costs and Delinquent Collection Costs, prior to the transfer. If the owner of the Assessed Property causes the Assessed Property to become Non-Benefited Property, the owner causing the change in status shall pay to the Town the full amount of the Assessment, plus Prepayment Costs and Delinquent Collection Costs, prior to the change in status.

C. Reduction of Assessments

If as a result of cost savings or an Authorized Improvement not being constructed, the Actual

Costs of completed Authorized Improvements are less than the Assessments levied for such Authorized Improvements, the Town Council shall reduce each Assessment related to such Authorized Improvements on a pro-rata basis such that the sum of the resulting reduced Assessments for all Assessed Properties receiving benefit from the Authorized Improvements equals the reduced Actual Costs. The Assessments shall not, however, be reduced to an amount less than the outstanding PID Bonds.

The Administrator shall update (and submit to the Town Council for review and approval as part of the next Annual Service Plan Update) the Assessment Rolls and corresponding Annual Installments to reflect the reduced Assessments.

D. Prepayment of Assessments

The owner of the Assessed Property may pay, at any time, all or any part of an Assessment in accordance with the Act. If an Annual Installment has been billed prior to this prepayment, the Annual Installment shall be due and payable and shall be credited against the prepayment.

If an Assessment is paid in full, with interest: (1) the Administrator shall cause the Assessment to be reduced to zero and the Assessment Roll to be revised accordingly; (2) the Administrator shall cause the revised Assessment Roll to be approved by the Town Council as part of the next Annual Service Plan Update; (3) the obligation to pay the Assessment and corresponding Annual Installments shall terminate; and (4) the Town shall provide the owner with a recordable "Notice of PID Assessment Termination."

If an Assessment is paid in part, with interest: (1) the Administrator shall cause the Assessment to be reduced and the Assessment Roll revised accordingly; (2) the Administrator shall cause the revised Assessment Roll to be approved by the Town Council as part of the next Annual Service Plan Update; and (3) the obligation to pay the Assessment and corresponding Annual Installments shall be reduced.

E. Payment of Assessment in Annual Installments

Assessments that are not paid in full shall be due and payable in Annual Installments. Annual Installments are subject to adjustment in each Annual Service Plan Update. **Exhibit F-2** shows the projected Improvement Area #1 Annual Installments, **Exhibit G-2** shows the projected Improvement Area #2 Annual Installments, **Exhibit F-3** shows the projected Improvement Area #1 Annual Installments per Lot, and **Exhibit G-3** shows the projected Improvement Area #2 Annual Installments per Lot.

The Administrator shall prepare and submit to the Town Council for its review and approval an Annual Service Plan Update to allow for the billing and collection of Annual Installments. Each Annual Service Plan Update shall include an updated Assessment Roll and updated calculations of Annual Installments. Annual Installments shall be reduced by any credits applied under the

applicable Indenture, such as capitalized interest, interest earnings on account balances, and any other funds available to the Trustee for such purposes. Annual Installments shall be collected by the Town in the same manner and at the same time as ad valorem taxes. Annual Installments shall be subject to the penalties, procedures, and foreclosure sale in case of delinquencies as set forth in the Act and in the same manner as ad valorem taxes for the Town. The Town Council may provide for other means of collecting Annual Installments. Assessments shall have the lien priority specified in the Act.

Sales of the Assessed Property for nonpayment of Annual Installments shall be subject to the lien for the remaining unpaid Assessment against the Assessed Property, and the Assessed Property may again be sold at a judicial foreclosure sale if the purchaser fails to timely pay the Annual Installments as they become due and payable.

The Town reserves the right to refund PID Bonds in accordance with the Act. In the event of a refunding, the Administrator shall recalculate the Annual Installments so that total Annual Installments will be sufficient to pay the refunding bonds, and the refunding bonds shall constitute "PID Bonds."

Each Annual Installment of an Assessment, including interest on the unpaid principal of the Assessment, shall be updated annually. Each Annual Installment shall be delinquent if not paid prior to February 1 of the following year.

SECTION VII: ASSESSMENT ROLL

The Improvement Area #1 Assessment Roll is attached on **Exhibit F-1** and the Improvement Area #2 Assessment Rolls is attached on Exhibit **G-1**. The Administrator shall prepare and submit to the Town Council for review and approval, proposed revisions to the Assessment Rolls as well as the Annual Installments as part of each Annual Service Plan Update.

SECTION VIII: ADDITIONAL PROVISIONS

A. Calculation Errors

If the owner of a Parcel claims that an error has been made in any calculation required by this 2018 Amended and Restated Service and Assessment Plan, including, but not limited to, any calculation made as part of any Annual Service Plan Update, the owner's sole and exclusive remedy shall be to submit a written notice of error to the Town within 30 days of the mailing of a bill for the Annual Installment resulting from the 2018 Amended and Restated Service and Assessment Plan or any Annual Service Plan Update; otherwise, the owner shall be deemed to have unconditionally approved and accepted the calculation. Upon receipt of a written notice of

error from an owner, the Town shall refer the notice to the Administrator who shall provide a written response to the Town and the owner within 30 days of such referral. The Town Council shall consider the owner's notice of error and the Administrator's response, and within 30 days the Town Council shall make a final determination as to whether or not an error has been made. If the Town Council determines that an error has been made, the Town Council shall take such corrective action as is authorized by the Act, this 2018 Amended and Restated Service and Assessment Plan, the Assessment Ordinance, or the Indenture, or is otherwise authorized by the discretionary power of the Town Council. The determination by the Town Council as to whether an error has been made, and any corrective action taken by the Town Council, shall be final and binding on the owner and the Administrator.

B. Amendments

Amendments to this 2018 Amended and Restated Service and Assessment Plan must be made by the Town Council in accordance with the Act. To the extent permitted by the Act, this Amended and Restated Service and Assessment Plan may be amended without notice to owners of the Assessed Property: (1) to correct mistakes and clerical errors; (2) to clarify ambiguities; and (3) to provide procedures to collect Assessments, Annual Installments, and other charges imposed by this 2018 Amended and Restated Service and Assessment Plan.

C. Administration and Interpretation

The Administrator shall: (1) perform the obligations of the Administrator as set forth in this 2018 Amended and Restated Service and Assessment Plan; (2) administer the District for and on behalf of and at the direction of the Town Council; and (3) interpret the provisions of this 2018 Amended and Restated Service and Assessment Plan. Interpretations of this 2018 Amended and Restated Service and Assessment Plan by the Administrator shall be in writing and shall be appealable to the Town Council by owners or developers adversely affected by the interpretation. Appeals shall be decided by the Town Council after holding a public hearing at which all interested parties have an opportunity to be heard. Decisions by the Town Council shall be final and binding on the owners and developers and their successors and assigns.

D. Severability

If any provision of this 2018 Amended and Restated Service and Assessment Plan is determined by a governmental agency or court to be unenforceable, the unenforceable provision shall be deleted and, to the maximum extent possible, shall be rewritten to be enforceable. Every effort shall be made to enforce the remaining provisions.

EXHIBITS

The following Exhibits are attached to and made a part of this 2018 Amended and Restated Service and Assessment Plan for all purposes:

- | | |
|--------------------|---|
| Exhibit A | District Legal Description |
| Exhibit B | Map of District, Improvement Area #1, and Improvement Area #2 |
| Exhibit C | Allocation of Authorized Improvements |
| Exhibit D | Service Plan |
| Exhibit E | Sources and Uses of Funds |
| Exhibit F-1 | Improvement Area #1 Assessment Roll |
| Exhibit F-2 | Projected Improvement Area #1 Annual Installments |
| Exhibit F-3 | Projected Improvement Area #1 Annual Installments Per Lot |
| Exhibit G-1 | Improvement Area #2 Assessment Roll |
| Exhibit G-2 | Projected Improvement Area #2 Annual Installments |
| Exhibit G-3 | Projected Improvement Area #2 Annual Installments Per Lot |

Exhibit A

District Legal Description

TRACT 1 – 112.4 ACRES

(part of the Property)

BEING a tract of land situated in the M.E.P. & P.R.R. Company Survey, Abstract Number 915, Town of Hickory Creek, Denton, Texas, and being all of that tract of land described as Tract 3- South in Special Warranty Deed to CTMGT Turbeville, LLC as recorded in Document Number 2011-121573 of the Official Public Records of Denton County, Texas (O.P.R.D.C.T.), and being more particularly described as follows [The basis of bearing is the Texas Coordinate System of 1983, North Central Zone (4202)]("Record" bearings and distances cited herein are from said Special Warranty Deed to CTMGT Turbeville, LLC):

BEGINNING at a found PK nail for the southeast corner of said Tract 3- South, said point being in the centerline of Harbor Lane (a called 60 foot wide right-of-way in said Document Number 2011-121573), and being in the north line of the Harbor Grove Estates, Section 3, an addition to the Town of Hickory Creek, Texas, as recorded in Volume 2, Page 151 of the Plat Records of Denton County, Texas;

THENCE South 89 degrees 43 minutes 27 seconds West (record South 89 degrees 47 minutes 55 seconds West 666.64 feet), with the common north line of said Harbor Grove Estates, Section 3 and the south line of said Tract 3- South, a distance of 667.21 feet to a found Corps of Engineers monument for the common northwest corner of said Harbor Grove Estates, Section 3 and the northeast corner of that tract of land described as Tract No. F-522 in deed to United States of America as recorded in Volume 383, Page 375 of the Deed Records of Denton County, Texas (D.R.D.C.T.);

THENCE North 88 degrees 47 minutes 24 seconds West (record North 88 degrees 51 minutes 13 seconds West 658.88 feet), with the common north line of said Tract No. F-522 and the south line of said Tract 3- South, a distance of 658.67 feet to a found Corp of Engineers monument for the common northwest corner of said Unites States of America tract and the northeast corner of that tract of land described in deeds to Sabrina Holkar-Ellis Irrevocable 2007 Trust as recorded in Document Number 2007-127619, O.P.R.D.C.T., and Yeshwant R. Holkar Irrevocable 2007 Trust as recorded in, Document Number 2007-127629, O.P.R.D.C.T.;

THENCE North 89 degrees 46 minutes 12 seconds West (record North 89 degrees 46 minutes 12 seconds West 478.46 feet), with the common north line of said Holkar Trusts tract and the south line of said Tract 3- South, a distance of 478.46 feet to a found PK nail for the southwest corner of said Tract 3- South in the approximate centerline of Sycamore Bend Road (a variable width roadway by usage, no deed of record found);

THENCE with the west line of said Tract 3- South and along the approximate centerline of said Sycamore Bend Road through the following calls:

North 03 degrees 50 minutes 37 seconds West (record North 03 degrees 50 minutes 37 seconds West 502.49 feet), a distance of 502.49 feet to a found PK nail for corner;

North 05 degrees 22 minutes 06 seconds West (record North 05 degrees 22 minutes 06 seconds West 254.96 feet), a distance of 255.11 feet to a found PK nail for corner;

North 06 degrees 22 minutes 51 seconds West (record North 06 degrees 25 minutes 21 seconds West 259.59 feet), a distance of 259.28 feet to a found PK nail for corner;

North 07 degrees 54 minutes 41 seconds West (record North 07 degrees 52 minutes 58 seconds West 361.37 feet), a distance of 361.68 feet to a found PK nail for corner;

North 07 degrees 01 minute 29 seconds West (record North 07 degrees 01 minute 29 seconds West 448.45 feet), a distance of 448.45 feet to a found PK nail for corner;

North 10 degrees 09 minutes 53 seconds West (record North 10 degrees 09 minutes 53 seconds West 139.03 feet), a distance of 139.03 feet to a found PK nail for corner;

North 12 degrees 10 minutes 59 seconds West (record North 12 degrees 10 minutes 59 seconds West 706.84 feet), a distance of 706.84 feet to a found PK nail for the northwest corner of said Tract 3- South, said point being within the right-of-way of Turbeville Road (a variable width roadway by usage, no deed of record found);

THENCE South 89 degrees 13 minutes 35 seconds East (record South 89 degrees 13 minutes 35 seconds East 2,142.75 feet), with the north line of said Tract 3- South and within said Turbeville Road, a distance of 2,143.10 feet to a 1/2-inch set iron rod with yellow plastic cap stamped "HALFF" for the northeast corner of said Tract 3- South, said point being on the centerline of the aforementioned Harbor Lane as described in said Document Number 2011-121573, and from which point a 1/2-inch found iron rod for the northeast corner of that called 116.768 acre tract of land described in deed to Alan H. Goldfield and Shirley M. Goldfield as recorded in Document Number 95-R0035165 (hereinafter referred to as the "Goldfield tract") bears North 48 degrees 36 minutes 21 seconds West a distance of 9.32 feet;

THENCE South 00 degrees 33 minutes 59 seconds East (record South 00 degrees 33 minutes 59 seconds East 1,511.92 feet), with the east line of said Tract 3- South and said centerline of Harbor Lane as described in said Document Number 2011-121573, a distance of 1,511.92 feet to a found PK nail for corner;

THENCE with a jog in the east line of said Tract 3- South through the following calls:

South 89 degrees 19 minutes 44 seconds West (record South 89 degrees 19 minutes 44 seconds West 638.96 feet), departing said centerline of Harbor Lane, at a distance of 2.20 feet passing the east line of said Goldfield tract, a distance of 639.15 feet to a found 5/8-inch iron rod with a cap stamped "RPLS 1890" for corner;

South 00 degrees 40 minutes 15 seconds East (record South 00 degrees 40 minutes 15 seconds East 318.16 feet), a distance of 318.16 feet to a found 5/8-inch iron rod with a cap stamped "RPLS 1890" for corner;

North 89 degrees 42 minutes 51 seconds East (record North 89 degrees 42 minutes 51 seconds East 436.59 feet), a distance of 436.59 feet to a found 5/8-inch iron rod with a

cap stamped "RPLS 1890" for the point curvature of a non-tangent circular curve to the right having a radius of 50.00 feet and a chord that bears North 78 degrees 17 minutes 44 seconds East, a distance of 19.14 feet (record radius 50.00 feet, central angle 22 degrees 04 minutes 01 second, arc distance 19.26 feet, chord North 78 degrees 17 minutes 44 seconds East 19.14 feet);

Easterly, with said curve, through a central angle of 22 degrees 04 minutes 01 second, an arc distance of 19.26 feet to a found 5/8-inch iron rod with a cap stamped "RPLS 1890" for corner;

North 89 degrees 34 minutes 27 seconds East (record North 89 degrees 34 minutes 27 seconds East 183.02 feet), at a distance of 182.00 feet passing the east line of said Goldfield tract, a distance of 183.21 feet to a found PK nail for corner on the aforementioned centerline of the Harbor Lane as described in said Document Number 2011-121573;

THENCE South 00 degrees 33 minutes 59 seconds East (record South 00 degrees 33 minutes 59 seconds East 797.79 feet), with the east line of said Tract 3- South and with said centerline of Harbor Lane as described in said Document Number 2011-121573, a distance of 797.79 feet to the POINT OF BEGINNING and containing 112.4 acres (4,896,020 square feet) (record 112.3629 acres) of land, more or less.

TRACT 2 – 5,789 SQUARE FEET
(part of the Property)

BEING a tract of land situated in the M.E.P. & P.R.R. Company Survey, Abstract Number 915, Town of Hickory Creek, Denton County, Texas, and being part of the remainder of a called 116.768 acre tract of land described in General Warranty Deed with Vendor's Lien to Alan H. Goldfield and Shirley M. Goldfield, as recorded in Document Number 95-R0035165 of the Official Public Records of Denton County, Texas (O.P.R.D.C.T.), and being more particularly described as follows [The basis of bearing is the Texas Coordinate System of 1983, North Central Zone (4202)] ("Record" bearings and distances cited herein are from that tract of land described as Tract 3-South in Special Warranty Deed to CTMGT Turbeville, LLC, as recorded in Document Number 2011-121573, O.P.R.D.C.T.):

COMMENCING at a found PK nail for an "ell" corner of that tract of land described as Tract 3-South in Special Warranty Deed to CTMGT Turbeville, LLC, as recorded in Document Number 2011-121573, O.P.R.D.C.T., said corner also being on the approximate centerline of Harbor Lane (a called 60-foot wide right-of-way in said Document Number 2011-121573);

THENCE South 89 degrees 34 minutes 27 seconds West (*record North 89 degrees 34 minutes 27 seconds East*), with a jog in the east line of said CTMGT tract, passing at a distance of 1.21 feet the east line of said Goldfield tract, and continuing with said jog, in all a total distance of 37.10 feet to a 1/2-inch set iron rod with yellow plastic cap stamped "HALFF" (hereinafter referred to as "with cap") for corner, said point also being the POINT OF BEGINNING;

THENCE South 89 degrees 34 minutes 27 seconds West (*record North 89 degrees 34 minutes 27 seconds East*), continuing with said jog, a distance of 146.11 feet to a 5/8-inch found iron rod with "RPLS 1890" cap for the point of curvature of a non-tangent circular curve to the left having a radius of 50.00 feet and a chord that bears South 78 degrees 17 minutes 44 seconds West a distance of 19.14 feet (*record radius 50.00 feet, central angle 22 degrees 04 minutes 01 second, arc distance 19.20 feet, chord North 78 degrees 17 minutes 44 seconds East, 19.14 feet*);

THENCE Westerly, with said curve, continuing with said jog, through a central angle of 22 degrees 04 minutes 01 second, an arc distance of 19.26 feet to a 5/8-inch found iron rod with "RPLS 1890" cap for the end of said curve;

THENCE South 89 degrees 42 minutes 51 seconds West (*record North 89 degrees 42 minutes 51 seconds East*), continuing with said jog, a distance of 107.68 feet to a 1/2-inch set iron rod with cap for corner;

THENCE North 00 degrees 17 minutes 09 seconds West, departing said jog and over and across said Goldfield tract, a distance of 22.74 feet to a 1/2-inch set iron rod with cap for corner;

THENCE North 89 degrees 22 minutes 49 seconds East, continuing over and across said Goldfield tract, a distance of 272.57 feet to a 1/2-inch set iron rod with cap for corner;

THENCE South 00 degrees 15 minutes 06 seconds East, continuing over and across said Goldfield tract, a distance of 20.19 feet to the POINT OF BEGINNING and containing 0.1329 of an acre (5,789 square feet) of land, more or less.

TRACT 3 – 1.109 ACRES
(excluded from the Property)

BEING a tract of land situated in the M.E.P. & P.R.R. Company Survey, Abstract Number 915, Town of Hickory Creek, Denton County, Texas, and being part of that tract of land described as Tract 3-South in Special Warranty Deed to CTMGT Turbeville, LLC, as recorded in Document Number 2011-121573 of the Official Public Records of Denton County, Texas (O.P.R.D.C.T.), and being more particularly described as follows [The basis of bearing is the Texas Coordinate System of 1983, North Central Zone (4202)] ("Record" bearings and distances cited herein are from said Special Warranty Deed to CTMGT Turbeville, LLC):

COMMENCING at a found PK nail for an "ell" corner of said CTMGT tract, said corner also being on the approximate centerline of Harbor Lane (a called 60-foot wide right-of-way in said Document Number 2011-121573);

THENCE South 89 degrees 19 minutes 44 seconds West (*record South 89 degrees 19 minutes 44 seconds West*), with a jog in the east line of said CTMGT tract, passing at a distance of 2.20 feet the east line of the remainder of that called 116.768 acre tract of land described in deed to Alan H. Goldfield and Shirley M. Goldfield, as recorded in Document Number 95-R0035165, O.P.R.D.C.T., continuing with said jog, in all a total distance of 34.40 feet to a 1/2-inch set iron rod with yellow plastic cap stamped "HALFF" (hereinafter referred to as "with cap") for corner, said point also being the POINT OF BEGINNING;

THENCE South 89 degrees 19 minutes 44 seconds West (*record South 89 degrees 19 minutes 44 seconds West*), continuing with said jog, a distance of 604.75 feet to a 5/8-inch found iron rod with "RPLS 1890" cap for an interior "ell" corner in said jog;

THENCE South 00 degrees 40 minutes 15 seconds East (*record South 00 degrees 40 minutes 15 seconds East, 318.16 feet*), continuing with said jog, a distance of 318.16 feet to a 5/8-inch found iron rod with "RPLS 1890" cap for an interior "ell" corner in said jog;

THENCE North 89 degrees 42 minutes 51 seconds East (*record North 89 degrees 42 minutes 51 seconds East*), continuing with said jog, a distance of 278.91 feet to a 1/2-inch set iron rod with cap for corner;

THENCE South 00 degrees 17 minutes 07 seconds East, departing said jog and over and across said CTMGT tract, a distance of 30.02 feet to a 1/2-inch set iron rod with cap for corner;

THENCE continuing over and across said CTMGT tract, through the following calls:

South 89 degrees 42 minutes 53 seconds West a distance of 283.82 feet to a 1/2-inch set iron rod with cap for corner;

North 00 degrees 40 minutes 13 seconds West a distance of 177.48 feet to a 1/2-inch set iron rod with cap for corner;

North 24 degrees 07 minutes 19 seconds West a distance of 236.36 feet to a 1/2-inch set iron rod with cap for corner;

North 89 degrees 22 minutes 49 seconds East a distance of 703.97 feet to a 1/2-inch set iron rod with cap for corner;

South 00 degrees 37 minutes 11 seconds East a distance of 45.54 feet to the POINT OF BEGINNING and containing 1.109 acres (48,285 square feet) of land, more or less.

Exhibit B

Map of District, Improvement Area #1, and Improvement Area #2

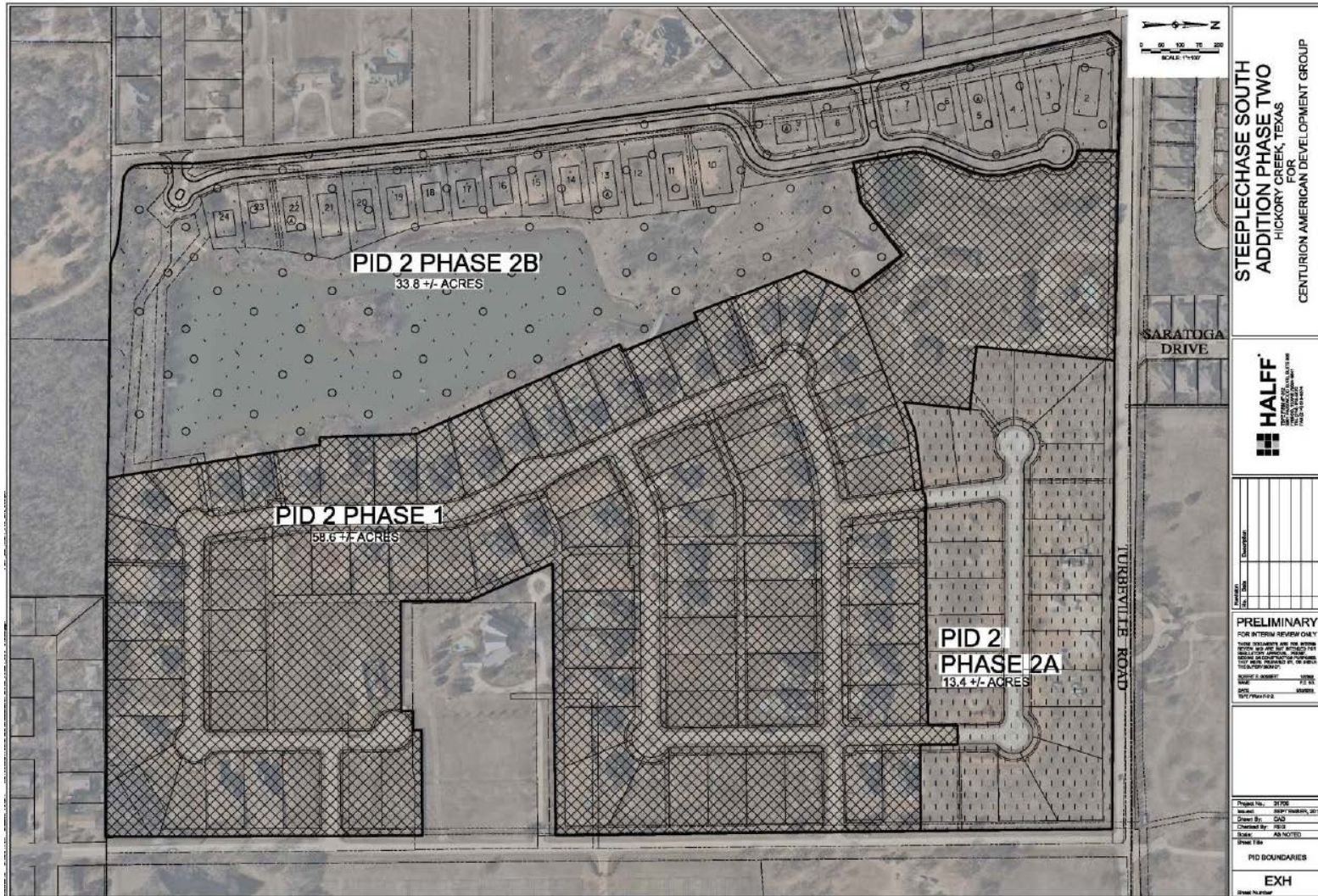


Exhibit C

Allocation of Authorized Improvements

	Work Performed	Costs	Allocation of Costs	
			Improvement Area #1	Improvement Area #2
Completed Work				
Ellerbee-Walczak, Inc	Engineering	\$ 44,899.13	\$ 44,899.13	\$ -
eScreenLogic, Inc	Environmental Report	2,300.00	2,300.00	-
Half Associates, INC	Engineering	264,513.19	264,513.19	-
Juan Carlos E. Hernandez	Erosion Control	20,997.45	20,997.45	-
Kart Construction & Equipment Co	Roadway Construction	81,121.36	81,121.36	-
Lake City Municipal Utility District	Engineering	33,513.65	33,513.65	-
Miller Services Inc	Streets	35,014.50	35,014.50	-
PPG Site Services, LLC	Erosion Control	1,001.31	1,001.31	-
Reno Environmental Corp	Erosion Control	14,345.00	14,345.00	-
RKM Utility Services, INC	Water,Sewer, Stormwater	97,200.00	97,200.00	-
SWPPP Inspections, Inc	Erosion Control	4,345.00	4,345.00	-
THB Construction LLC	Roadway Construction	1,560,761.28	1,560,761.28	-
Town of Hickory Creek	City Fees	28,300.00	28,300.00	-
Walker Utilites, Inc	Water,Sewer, Stormwater	795,278.68	795,278.68	-
Xroads, LP	Street Signs	4,248.81	4,248.81	-
		\$ 2,987,839.36	\$ 2,987,839.36	\$ -
Future Work				
Earthwork		\$ 73,076.00	\$ -	\$ 73,076.00
Water		147,805.00	-	147,805.00
Sanitary Sewer		19,550.00	-	19,550.00
Storm Drain		79,284.00	-	79,284.00
Paving		419,330.00	-	419,330.00
Performance and Payment Bonds		11,654.46	-	11,654.46
		\$ 750,699.46	\$ -	\$ 750,699.46
Bond Issuance Costs				
Reserve Fund		\$ 304,200	\$ 250,790.84	\$ 53,409.16
Capitalized Interest		-	-	-
Underwriters Discount		126,600	104,373	22,227
Cost of Issuance		168,800	139,163	29,637
		\$ 599,600.00	\$ 494,326.72	\$ 105,273.28
Total Authorized Improvement Costs		\$ 4,338,138.81	\$ 3,482,166.07	\$ 855,972.74

Exhibit D

Service Plan

Year (as of 1/31)	Authorized Improvement Costs	Outstanding Indebtedness	Annual Installments
2019	\$ 750,699.46	\$ 4,220,000	\$ 345,750
2020	\$ -	\$ 4,160,000	\$ 347,440
2021	\$ -	\$ 4,095,000	\$ 343,826
2022	\$ -	\$ 4,030,000	\$ 345,222
2023	\$ -	\$ 3,960,000	\$ 346,314

Exhibit E

Sources and Uses of Funds

SOURCES

PID Bond Par	\$ 4,220,000.00
Less: Reserve Fund	(304,200.00)
Less: Capitalized Interest	-
Less: Underwriter Discount	(126,600.00)
Less: Cost of Issuance	<u>(168,800.00)</u>
Deposit to Project Fund	\$ 3,620,400.00
Developer Contribution	<u>118,138.81</u>
TOTAL SOURCES	<u><u>\$ 3,738,538.81</u></u>

USES

Completed Improvements	\$ 2,987,839.36
Future Improvements	<u>750,699.46</u>
TOTAL USES	<u><u>\$ 3,738,538.81</u></u>

Exhibit F-1

Improvement Area #1 Assessment Roll

Parcel ID	Improvement Area	Outstanding Assessment	Annual Installment Due 1/31/19				
			Principal	Interest	Additional Interest	Administration Expense	Total Annual Installment
557982	IA #1	(b) \$ -	\$ -	\$ -	\$ -	\$ -	\$ -
581613	IA #1	(b) \$ -	\$ -	\$ -	\$ -	\$ -	\$ -
557979	IA #1	(b) \$ -	\$ -	\$ -	\$ -	\$ -	\$ -
557977	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557976	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557975	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557974	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557973	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557972	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557971	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557969	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557968	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557967	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557966	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557965	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557964	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557963	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557962	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557961	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557960	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557959	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557958	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557957	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557956	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557955	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557954	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557953	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557952	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557951	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557950	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557949	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557947	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557946	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557945	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557944	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557943	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557941	IA #1	(b) \$ -	\$ -	\$ -	\$ -	\$ -	\$ -
557940	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557939	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557938	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557937	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557936	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557935	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557934	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557933	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31

Parcel ID	Improvement Area	Outstanding Assessment	Annual Installment Due 1/31/19				
			Principal	Interest	Additional Interest	Administration Expense	Total Annual Installment
557885	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557884	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557883	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557882	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557881	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557880	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557879	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557878	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557877	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557876	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557875	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557874	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557873	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557872	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557871	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557870	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557869	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557868	IA #1	(b) \$ -	\$ -	\$ -	\$ -	\$ -	\$ -
557867	IA #1	(b) \$ -	\$ -	\$ -	\$ -	\$ -	\$ -
557866	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557865	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557864	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557863	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557862	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557861	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
557860	IA #1	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
Total		\$ 3,479,083.97	\$ 49,465.65	\$ 200,047.33	\$ 17,395.42	\$ 18,137.40	\$ 285,045.80

(a) Improvement Area #1 Lots

(b) Non-Benefitted property within PID No. 2 has no Assessment levy.

Exhibit F-2

Projected Improvement Area #1 Annual Installments

Installments Due 1/31	Improvement Area #1 Debt Service			Administrative	
	Principal	Interest	Additional Interest	Expenses	Total Installment
2019	\$ 49,465.65	\$ 200,047.33	\$ 17,395.42	\$ 18,137.40	\$ 285,045.80
2020	53,587.79	197,203.05	17,148.09	18,500.15	286,439.08
2021	53,587.79	194,121.76	16,880.15	18,870.16	283,459.85
2022	57,709.92	191,040.46	16,612.21	19,247.56	284,610.15
2023	61,832.06	187,722.14	16,323.66	19,632.51	285,510.37
2024	65,954.20	184,166.79	16,014.50	20,025.16	286,160.66
2025	70,076.34	180,374.43	15,684.73	20,425.66	286,561.16
2026	74,198.47	176,345.04	15,334.35	20,834.18	286,712.04
2027	78,320.61	172,078.63	14,963.36	21,250.86	286,613.46
2028	82,442.75	167,575.19	14,571.76	21,675.88	286,265.57
2029	86,564.89	162,834.73	14,159.54	22,109.39	285,668.56
2030	90,687.02	157,857.25	13,726.72	22,551.58	284,822.58
2031	94,809.16	152,642.75	2,535.11	23,002.61	272,989.64
2032	103,053.44	147,191.22	-	23,462.67	273,707.32
2033	107,175.57	141,265.65	-	23,931.92	272,373.14
2034	115,419.85	135,103.05	-	24,410.56	274,933.46
2035	119,541.98	128,466.41	-	24,898.77	272,907.17
2036	127,786.26	121,592.75	-	25,396.75	274,775.75
2037	136,030.53	114,245.04	-	25,904.68	276,180.25
2038	140,152.67	106,423.28	-	26,422.77	272,998.73
2039	148,396.95	98,364.50	-	26,951.23	273,712.68
2040	160,763.36	89,831.68	-	27,490.25	278,085.29
2041	169,007.63	80,587.79	-	28,040.06	277,635.48
2042	177,251.91	70,869.85	-	28,600.86	276,722.62
2043	189,618.32	60,677.86	-	29,172.88	279,469.06
2044	197,862.60	49,774.81	-	29,756.33	277,393.74
2045	210,229.01	38,397.71	-	30,351.46	278,978.18
2046	222,595.42	26,309.54	-	30,958.49	279,863.45
2047	234,961.83	13,510.31	-	31,577.66	280,049.80
Total	\$ 3,479,083.97	\$ 3,746,620.99	\$ 191,349.62	\$ 703,590.45	\$ 8,120,645.03

Note: The figures shown above are estimates only and subject to change in annual service plan updates. Changes in administrative expenses, interest earnings, or other available offsets could increase or decrease the amounts shown.

Exhibit F-3

Projected Improvement Area #1 Annual Installments Per Lot

Installments Due 1/31	Improvement Area #1 Debt Service Per Lot			Administrative	
	Principal	Interest	Additional Interest	Expenses	Total Installment
2019	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
2020	496.18	1,825.95	158.78	171.30	2,652.21
2021	496.18	1,797.42	156.30	174.72	2,624.63
2022	534.35	1,768.89	153.82	178.22	2,635.28
2023	572.52	1,738.17	151.15	181.78	2,643.61
2024	610.69	1,705.25	148.28	185.42	2,649.64
2025	648.85	1,670.13	145.23	189.13	2,653.34
2026	687.02	1,632.82	141.98	192.91	2,654.74
2027	725.19	1,593.32	138.55	196.77	2,653.83
2028	763.36	1,551.62	134.92	200.70	2,650.61
2029	801.53	1,507.73	131.11	204.72	2,645.08
2030	839.69	1,461.64	127.10	208.81	2,637.25
2031	877.86	1,413.36	23.47	212.99	2,527.68
2032	954.20	1,362.88	-	217.25	2,534.33
2033	992.37	1,308.02	-	221.59	2,521.97
2034	1,068.70	1,250.95	-	226.02	2,545.68
2035	1,106.87	1,189.50	-	230.54	2,526.92
2036	1,183.21	1,125.86	-	235.16	2,544.22
2037	1,259.54	1,057.82	-	239.86	2,557.22
2038	1,297.71	985.40	-	244.66	2,527.77
2039	1,374.05	910.78	-	249.55	2,534.38
2040	1,488.55	831.77	-	254.54	2,574.86
2041	1,564.89	746.18	-	259.63	2,570.70
2042	1,641.22	656.20	-	264.82	2,562.25
2043	1,755.73	561.83	-	270.12	2,587.68
2044	1,832.06	460.88	-	275.52	2,568.46
2045	1,946.56	355.53	-	281.03	2,583.13
2046	2,061.07	243.61	-	286.65	2,591.33
2047	2,175.57	125.10	-	292.39	2,593.05
Total	\$ 32,213.74	\$ 34,690.94	\$ 1,771.76	\$ 6,514.73	\$ 75,191.16

Note: The figures shown above are estimates only and subject to change in annual service plan updates. Changes in administrative expenses, interest earnings, or other available offsets could increase or decrease the amounts shown.

Exhibit G-1

Improvement Area #2 Assessment Roll

Legal Description (a)	Improvement Area	Outstanding Assessment	Annual Installment Due 1/31/19				
			Principal	Interest	Additional Interest	Administration Expense	Total Annual Installment
Block A Lot 2	IA #2	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
Block A Lot 3	IA #2	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
Block A Lot 4	IA #2	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
Block A Lot 5	IA #2	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
Block A Lot 6	IA #2	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
Block A Lot 7	IA #2	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
Block A Lot 8	IA #2	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
Block A Lot 9	IA #2	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
Block A Lot 10	IA #2	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
Block A Lot 11	IA #2	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
Block A Lot 12	IA #2	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
Block A Lot 13	IA #2	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
Block A Lot 14	IA #2	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
Block A Lot 15	IA #2	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
Block A Lot 16	IA #2	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
Block A Lot 17	IA #2	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
Block A Lot 18	IA #2	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
Block A Lot 19	IA #2	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
Block A Lot 20	IA #2	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
Block A Lot 21	IA #2	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
Block A Lot 22	IA #2	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
Block A Lot 23	IA #2	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
Block A Lot 24	IA #2	(a) \$ 32,213.74	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
Total		\$ 740,916.03	\$ 10,534.35	\$ 42,602.67	\$ 3,704.58	\$ 3,862.60	\$ 60,704.20

(a) All Lots within the "Replat of Lot 1X-R, 2X, 3X, and Lots 2-24, Block A Steeplechase South Addition (33.83 Acre Tract) of All of Lot 1X, Block A of Steeplechase South Addition"

Exhibit G-2

Projected Improvement Area #2 Annual Installments

Installments Due 1/31	Improvement Area #2 Debt Service			Administrative	
	Principal	Interest	Additional Interest	Expenses	Total Installment
2019	\$ 10,534.35	\$ 42,602.67	\$ 3,704.58	\$ 3,862.60	\$ 60,704.20
2020	11,412.21	41,996.95	3,651.91	3,939.85	61,000.92
2021	11,412.21	41,340.74	3,594.85	4,018.64	60,366.45
2022	12,290.08	40,684.54	3,537.79	4,099.02	60,611.42
2023	13,167.94	39,977.86	3,476.34	4,181.00	60,803.13
2024	14,045.80	39,220.71	3,410.50	4,264.62	60,941.62
2025	14,923.66	38,413.07	3,340.27	4,349.91	61,026.91
2026	15,801.53	37,554.96	3,265.65	4,436.91	61,059.05
2027	16,679.39	36,646.37	3,186.64	4,525.65	61,038.05
2028	17,557.25	35,687.31	3,103.24	4,616.16	60,963.96
2029	18,435.11	34,677.77	3,015.46	4,708.48	60,836.82
2030	19,312.98	33,617.75	2,923.28	4,802.65	60,656.66
2031	20,190.84	32,507.25	539.89	4,898.70	58,136.68
2032	21,946.56	31,346.28	-	4,996.68	58,289.52
2033	22,824.43	30,084.35	-	5,096.61	58,005.39
2034	24,580.15	28,771.95	-	5,198.54	58,550.64
2035	25,458.02	27,358.59	-	5,302.52	58,119.12
2036	27,213.74	25,894.75	-	5,408.57	58,517.06
2037	28,969.47	24,329.96	-	5,516.74	58,816.16
2038	29,847.33	22,664.22	-	5,627.07	58,138.62
2039	31,603.05	20,948.00	-	5,739.61	58,290.66
2040	34,236.64	19,130.82	-	5,854.41	59,221.87
2041	35,992.37	17,162.21	-	5,971.49	59,126.07
2042	37,748.09	15,092.65	-	6,090.92	58,931.67
2043	40,381.68	12,922.14	-	6,212.74	59,516.56
2044	42,137.40	10,600.19	-	6,337.00	59,074.59
2045	44,770.99	8,177.29	-	6,463.74	59,412.02
2046	47,404.58	5,602.96	-	6,593.01	59,600.55
2047	50,038.17	2,877.19	-	6,724.87	59,640.23
Total	\$ 740,916.03	\$ 797,891.51	\$ 40,750.38	\$ 149,838.71	\$ 1,729,396.63

Note: The figures shown above are estimates only and subject to change in annual service plan updates. Changes in administrative expenses, interest earnings, or other available offsets could increase or decrease the amounts shown.

Exhibit G-3

Projected Improvement Area #2 Annual Installments Per Lot

Installments Due 1/31	Improvement Area #2 Debt Service Per Lot			Administrative	
	Principal	Interest	Additional Interest	Expenses	Total Installment
2019	\$ 458.02	\$ 1,852.29	\$ 161.07	\$ 167.94	\$ 2,639.31
2020	496.18	1,825.95	158.78	171.30	2,652.21
2021	496.18	1,797.42	156.30	174.72	2,624.63
2022	534.35	1,768.89	153.82	178.22	2,635.28
2023	572.52	1,738.17	151.15	181.78	2,643.61
2024	610.69	1,705.25	148.28	185.42	2,649.64
2025	648.85	1,670.13	145.23	189.13	2,653.34
2026	687.02	1,632.82	141.98	192.91	2,654.74
2027	725.19	1,593.32	138.55	196.77	2,653.83
2028	763.36	1,551.62	134.92	200.70	2,650.61
2029	801.53	1,507.73	131.11	204.72	2,645.08
2030	839.69	1,461.64	127.10	208.81	2,637.25
2031	877.86	1,413.36	23.47	212.99	2,527.68
2032	954.20	1,362.88	-	217.25	2,534.33
2033	992.37	1,308.02	-	221.59	2,521.97
2034	1,068.70	1,250.95	-	226.02	2,545.68
2035	1,106.87	1,189.50	-	230.54	2,526.92
2036	1,183.21	1,125.86	-	235.16	2,544.22
2037	1,259.54	1,057.82	-	239.86	2,557.22
2038	1,297.71	985.40	-	244.66	2,527.77
2039	1,374.05	910.78	-	249.55	2,534.38
2040	1,488.55	831.77	-	254.54	2,574.86
2041	1,564.89	746.18	-	259.63	2,570.70
2042	1,641.22	656.20	-	264.82	2,562.25
2043	1,755.73	561.83	-	270.12	2,587.68
2044	1,832.06	460.88	-	275.52	2,568.46
2045	1,946.56	355.53	-	281.03	2,583.13
2046	2,061.07	243.61	-	286.65	2,591.33
2047	2,175.57	125.10	-	292.39	2,593.05
Total	\$ 32,213.74	\$ 34,690.94	\$ 1,771.76	\$ 6,514.73	\$ 75,191.16

Note: The figures shown above are estimates only and subject to change in annual service plan updates. Changes in administrative expenses, interest earnings, or other available offsets could increase or decrease the amounts shown.