VG-373-2026-92952

Denton County
Juli Luke
County Clerk

Instrument Number: 92952

Real Property Recordings

ORDINANCE

Recorded On: August 06, 2026 02:18 PM

Number of Pages: 71

" Examined and Charged as Follows: "

Total Recording: $305.00

*********** THIS PAGE IS PART OF THE INSTRUMENT ***********

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY because of color or race is invalid and unenforceable under federal law.

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Record and Return To:

TOWN OF FLOWER MOUND
2121 CROSS TIMBERS RD

FLOWER MOUND TX 75028

DENTON COUNTY, TEXAS 1846

STATE OF TEXAS
COUNTY OF DENTON

I hereby certify that this Instrument was FILED In the File Number sequence on the date/time printed hereon, and was duly RECORDED in the Official Records of Denton County, Texas.

Juli Luke
County Clerk
Denton County, TX

TOWN OF FLOWER MOUND, TEXAS

ORDINANCE NO. 21-26

AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF FLOWER MOUND, TEXAS, APPROVING THE ANNUAL UPDATE OF THE SERVICE AND ASSESSMENT PLAN AND ASSESSMENT ROLL(S) FOR THE RIVERWALK PUBLIC IMPROVEMENT DISTRICT NO. 1 IN ACCORDANCE WITH TEXAS LOCAL GOVERNMENT CODE §372.013 AS AMENDED; CONTAINING A CUMULATIVE CLAUSE; CONTAINING A SAVINGS AND SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, on August 19, 2013, the Town Council of the Town of Flower Mound, Texas ("TOWN") approved Ordinance No. 20-13 establishing the Riverwalk Public Improvement District No. 1 ("the PID") in accordance with the provisions of Chapter 372 of the Texas Local Government Code (the "Public Improvement District Assessment Act" or "the PID Act"); and

WHEREAS, the Town has heretofore levied assessments against property within the PID, pursuant to Ordinance No. 27-14 which ordinance also approved the Riverwalk Public Improvement District No. 1 Service and Assessment Plan and Assessment Roll, dated as of May 15, 2014 (the "Service and Assessment Plan and Assessment Roll"); and

WHEREAS, the Service and Assessment Plan and Assessment Roll is required to be reviewed and updated annually as described in Sections 372.013 and 372.014 of the PID Act (the "Annual Service Plan Update"); and

WHEREAS, the Annual Service Plan Update, attached hereto as Exhibit A, including the Assessment Roll attached thereto, update the Service and Assessment Plan and Assessment Roll to reflect prepayments, property divisions and changes to the budget allocation for the PID that occur during the year, if any; and

WHEREAS, the Town Council desires and finds it to be in the public interest to adopt this Ordinance approving and adopting the Annual Service Plan Update and the updated Assessment Roll attached thereto, in compliance with the PID Act.

NOW THEREFORE, BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF FLOWER MOUND, TEXAS, THAT:

SECTION 1

All of the above premises are hereby found to be true and correct legislative and factual findings of the Town of Flower Mound, and they are hereby approved and incorporated into the body of this Ordinance as if copied in their entirety.

SECTION 2

The Riverwalk Public Improvement District No. 1 Annual Service Plan Update, attached hereto as "Attachment 1" and incorporated herein by reference, inclusive of the updated Assessment Roll contained therein and made a part thereof, are hereby accepted and approved.

SECTION 3

The provisions of this ordinance are to be cumulative of all other ordinances or parts of ordinances governing or regulating the same subject matter as that covered herein; provided, however, that all prior ordinances or parts of ordinances inconsistent with or in conflict with any of the provisions of this ordinance are hereby expressly repealed to the extent of any such inconsistency or conflict.

SECTION 4

Should any sentence, paragraph, subdivision, clause, phrase or section of this Ordinance be adjudged or held to be unconstitutional, illegal or invalid, the same shall not affect the validity of this Ordinance as a whole, or any part or provision thereof other than the part so decided to be invalid, illegal or unconstitutional, and shall not affect the validity of the Ordinance as a whole.

SECTION 4

This Ordinance shall take effect immediately after its passage and the publication of the caption, as the law and charter in such case provide. The Town Secretary shall cause this Ordinance to be filed with the county clerk in each county in which all or a part of the PID is located not later than seven (7) days after the date the governing body of the Town approves this Annual Service Plan Update.

DULY PASSED AND APPROVED BY THE TOWN COUNCIL OF THE TOWN OF FLOWER MOUND, TEXAS, BY A VOTE OF 5 TO 0, ON THIS 3RD DAY OF AUGUST, 2026.

APPROVED:

Cheryl Moore, MAYOR

THE TOWN OF FLOWER MOUND SEAL TEXAS

ATTEST:

Traci Henderson, TOWN SECRETARY

RIVERWALK
PUBLIC IMPROVEMENT DISTRICT NO. 1

TOWN OF FLOWER MOUND, TEXAS

ANNUAL SERVICE PLAN UPDATE
(ASSESSMENT YEAR 9/1/26 - 8/31/27)

AS APPROVED BY TOWN COUNCIL ON:
AUGUST 3, 2026

PREPARED BY:

MUNICAP, INC.
PUBLIC FINANCE

RIVERWALK
PUBLIC IMPROVEMENT DISTRICT NO. 1

ANNUAL SERVICE PLAN UPDATE
(ASSESSMENT YEAR 9/1/26 – 8/31/27)

TABLE OF CONTENTS

I. INTRODUCTION

The Riverwalk Public Improvement District No. 1 (the "PID") was created pursuant to the PID Act and a resolution of the Town Council on April 19, 2013 to finance certain public improvement projects for the benefit of the property in the PID. The Town of Flower Mound, Texas Special Assessment Revenue Bonds, Series 2014 (Riverwalk Public Improvement District No. 1) (the "Series 2014 Bonds") in the aggregate principal amount of $16,000,000 were issued to finance, refinance, provide or otherwise assist in the acquisition, construction and maintenance of the public improvements provided for the benefit of the property in the PID. The Town of Flower Mound, Texas Special Assessment Revenue Refunding Bonds, Series 2021 (Riverwalk Public Improvement District No. 1) (the "Series 2021 Refunding Bonds") in the aggregate principal amount of $14,635,000 were issued to refinance the Series 2014 Bonds.

A service and assessment plan (the "Service and Assessment Plan") was prepared at the direction of the Town identifying the public improvements (the "Authorized Improvements") to be provided by the PID, the costs of the Authorized Improvements, the indebtedness to be incurred for the Authorized Improvements, and the manner of assessing the property in the PID for the costs of the Authorized Improvements. The Service and Assessment Plan was updated for the Series Refunding 2021 Bonds on February 9, 2021 (the "Updated Service and Assessment Plan"). Pursuant to Chapter 372, Texas Local Government Code, the Updated Service and Assessment Plan must be reviewed and updated annually. This document is the annual update of the Updated Service and Assessment Plan for 2026-27 (the "Annual Service Plan Update").

The Town also adopted an assessment roll (the "Assessment Roll") identifying the Assessments on each Parcel within the PID, based on the method of assessment identified in the Updated Service and Assessment Plan. This Annual Service Plan Update also updates the Assessment Roll for 2026-27.

Effective September 1, 2021, the Texas legislature passed House Bill 1543 as an amendment to the PID Act, requiring, among other things, (i) all Service and Assessment Plans and Annual Service Plan Updates be approved through Town ordinance or order to be filed with the county clerk of each county in which all or part of the PID is located within seven days and (ii) include a copy of the notice form required by Section 5.014 of the Texas Property Code (the "PID Assessment Notice") as disclosure of the obligation to pay PID Assessments. In light of these amendments to the PID Act, this Annual Service Plan Update includes a copy of the PID Assessment Notice as Appendix D and projected assessment schedules as Appendix C-2. A copy of this Annual Service Plan Update will be filed with the county clerk in each county in which all or a part of the PID is located not later than seven (7) days after the date the governing body of the Town approves this Annual Service Plan Update.

Section 372.013 of the PID Act, as amended, stipulates that a person who proposes to sell or otherwise convey real property that is located in the PID, except in certain situations described in the PID Act, shall first give to the purchaser of the property a copy of the completed PID Assessment Notice. The PID Assessment Notice shall be given to a prospective purchase before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller providing the required notice, the purchaser, subject to certain exceptions described in the PID act, is entitled to terminate the contract.

The PID Assessment Notice shall be executed by the seller and must be filed in the real property records of the County in which the property is located at the closing of the purchase and sale of the property.

Capitalized terms not otherwise defined herein shall have the meanings assigned to such terms in the Updated Service and Assessment Plan as updated from time to time.

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II. UPDATE OF THE SERVICE PLAN

A. UPDATED SOURCES AND USES FOR PUBLIC IMPROVEMENTS

According to the Developer's Quarterly Improvement Implementation Report dated as of December 30, 2020, the actual costs of the Authorized Improvements were equal to $12,910,000.

As described in the Developer's Quarterly Improvement Implementation Report dated as of December 30, 2020, the Authorized Improvements were accepted by the Town on December 8, 2020.

Table II-A-1 on the following page summarizes the updated sources and uses of funds required to (1) construct the Authorized Improvements, (2) establish the PID, and (3) issue the Series 2014 Bonds.

For additional PID development-related information, refer to the link below:

https://emma.msrb.org/P11616629-P11246324-P11670397.pdf

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Table II-A-1
Sources and Uses of Funds

Sources of Funds	Final Budget	Actual Costs[1]	Variance
Bond par amount	$16,000,000	$16,000,000	$0
Other funding sources	$0	$0	$0
Total Sources	**$16,000,000**	**$16,000,000**	**$0**
Uses of Funds			
Authorized Improvements			
Road improvements	$7,210,000	$7,210,000	$0
Water distribution system improvements	$1,190,000	$1,190,000	$0
Sanitary sewer improvements	$830,000	$830,000	$0
Storm drainage improvements	$2,065,000	$2,065,000	$0
Miscellaneous	$1,615,000	$1,615,000	$0
Subtotal	*$12,910,000*	*$12,910,000*	*$0*
Bond issuance costs	$3,090,000	$3,090,000	$0
Total Uses	**$16,000,000**	**$16,000,000**	**$0**

1 – According to the Developer's Quarterly Improvement Implementation Report dated as of December 31, 2020.

Authorized Improvement Cost Variances

As stated in Table II-A-1 above, there are no significant variances to be reported at this time.

B. Five Year Service Plan

According to the PID Act, a service plan must cover a period of five years.

For additional PID development and improvement related information, refer to the link provided in Section II.A. of this report.

The actual budget for the Authorized Improvements is shown in Section II.A of this report and the Annual Installments expected to be collected for these costs are shown by Table II-B-1 on the following page.

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Table II-B-1
Projected Annual Installments (2014-2032)

Assessment Year ending 09/01	Annual Projected Cost	Annual Projected Indebtedness	Sources other than Bonds	Projected Annual Installments[1,2]
2014-2026	$16,000,000	$14,635,000	$0	$14,318,831
2027	$0	$0	$0	$1,002,997
2028	$0	$0	$0	$1,000,560
2029	$0	$0	$0	$1,003,633
2030	$0	$0	$0	$1,001,072
2031	$0	$0	$0	$1,003,040
2032	$0	$0	$0	$1,004,373
Total	**$16,000,000**	**$14,635,000**	**$0**	**$20,334,507**

1 – Assessment years ending 2014 through 2027 reflect actual Annual Installments and are net of capitalized interest and include applicable investment fund income and applicable credits, if any. Assessment years 2028 through 2032 reflect projected Annual Installments and will be updated in future Annual Service Plan Updates.
2 – Projected Annual Installments for Assessments Years ending 2014-2021 were for the Series 2014 Bonds and projected Annual Installments for Assessment Years 2022-2032 are for the Series 2021 Refunding Bonds.

C. Status of Development

According to the Town, greater than 95 percent of the total building permits expected to be issued within the PID have been issued as of June 30, 2026. Pursuant to Section 4 (a)(vi) of the Continuing Disclosure Agreement of the Issuer, the Town is no longer responsible for reporting the number of new homes completed in the PID in the Annual Service Plan Update.

D. Series 2021 Refunding Analysis

The Series 2021 Refunding Bonds were issued in February 2021 refunding the Series 2014 Bonds. At the time of refunding, the total projected outstanding principal, interest, and additional interest reserve amounts for the Series 2014 Bonds were $14,600,000, $13,592,500, and $989,800, respectively. The total projected outstanding principal, interest, and additional interest reserve amounts for the Series 2021 Refunding Bonds are $14,335,000, $7,348,206, and $346,075, respectively. As a result, the total projected savings from the 2021 refunding of the Series 2014 Bonds is $7,153,019. See Table II-D-1 on the following page for a summary of the refunding savings.

Table II-D-1
Refunding Savings Analysis (Cumulative)

	Principal	Interest	Additional Interest Reserve	Total
Series 2014 Bonds	$14,600,000	$13,592,500	$989,800	$29,182,300
Series 2021 Refunding Bonds[1]	$14,335,000	$7,348,206	$346,075	$22,029,281
Net Refunding Related Savings	**$265,000**	**$6,244,294**	**$643,725**	**$7,153,019**

1 – Totals include projected principal, interest, and additional interest reserve amounts from assessment year ending 9/1/2022 through 9/1/2043.

The projected average Annual Installment savings per Equivalent Unit for outstanding projected Annual Installments is shown in Table II-D-2 on the following page.

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Table II-D-2
Summary of Refunding Savings (Per Equivalent Unit)

Assessment Year ending 08/31	Series 2014 Projected Annual Installments[1,2]	Series 2021 Projected Annual Installments[1,3]	Projected Annual Installment Savings
2027	$2,075	$1,543	$532
2028	$2,037	$1,541	$496
2029	$2,149	$1,545	$604
2030	$2,100	$1,541	$559
2031	$2,049	$1,544	$505
2032	$1,998	$1,546	$451
2033	$2,097	$1,545	$552
2034	$2,035	$1,543	$493
2035	$2,125	$1,547	$577
2036	$2,052	$1,542	$510
2037	$2,131	$1,544	$587
2038	$2,048	$1,547	$501
2039	$2,113	$1,540	$573
2040	$2,016	$1,547	$469
2041	$2,063	$1,544	$519
2042	$2,099	$1,540	$559
2043	$1,980	$1,403	$578
	$35,168	**$26,104**	**$9,064**

1 – Projected Annual Installment amounts include principal, interest, additional interest for reserves, and collection costs.
2 – The Series 2014 Bonds Annual Installments include interest calculated at an average effective interest rate of 6.67 percent.
3 - The Series 2021 Refunding Bonds Annual Installments include interest calculated at an average effective interest rate of 3.85 percent.

E. Annual Budget

Annual Installments

The Assessment imposed on any Parcel may be paid in full at any time. If not paid in full, the Assessment shall be payable in thirty (30) Annual Installments of principal and interest beginning with the tax year following the issuance of the Series 2014 Bonds. The Series 2021 Refunding Bonds were issued in February 2021 to refund the Series 2014 Bonds. Seventeen (17) Annual Installments remain outstanding for the Series 2021 Refunding Bonds.

Pursuant to the Updated Service and Assessment Plan, each Assessment shall bear interest at the rate on the Series Bonds commencing with the issuance of the Series Bonds. The effective interest rate on the Bonds is 3.68 percent for 2026-27. The Additional Interest Reserve was fully funded at the closing of the Series 2021 Refunding Bonds and the Town will not begin collecting Additional Interest until it is required to be collected pursuant to Section 6.7(b) of the applicable Indenture. These payments, the "Annual Installments" of the Assessments, shall be billed by the Town, or any other party designated by the Town, in 2026 and will be delinquent on February 1, 2027.

Pursuant to the Updated Service and Assessment Plan, the Annual Service Plan Update shall show the remaining balance of the Assessments, the Annual Installment due for 2026-27 and the Annual Collection Costs to be collected from each Parcel. Annual Collection Costs shall be allocated to each Parcel pro rata based upon the amount the Annual Installment on a Parcel bears to the total amount of Annual Installments in the PID as a whole that is payable at the time of such allocation. Each Annual Installment shall be reduced by any credits applied under an applicable Assessment Ordinance or Indenture of Trust, such as capitalized interest and interest earnings on any account balances and by any other funds available to the PID.

Annual Budget for the Repayment of Indebtedness

Debt service on the Series Bonds will be paid from the collection of the Annual Installments. In addition, Annual Collection Costs are to be collected with the Annual Installments to pay expenses related to the collection of the Annual Installments and other district administration expenses. The additional interest collected with the Annual Installments will be used to pay the prepayment and delinquency reserve amounts as described in the Updated Service and Assessment plan and applicable Indenture of Trust.

Annual Installments to be Collected for 2026-27

The budget for the PID will be paid from the collection of Annual Installments of the Assessments on the Assessed Property collected for 2026-27 as shown by Table II-E-1 on the following page.

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Table II-E-1
Budget for the Annual Installments to be Collected for 2026-27

Descriptions	Series 2021 Refunding Bonds
Interest payment on March 1, 2027	$216,499
Interest payment on September 1, 2027	$216,499
Principal payment on September 1, 2027	$530,000
Subtotal debt service on bonds	*$962,997*
Annual collection costs	$40,000
Subtotal Expenses	*$1,002,997*
Available reserve fund income	$0
Available collection costs account	$0
Subtotal funds available	*$0*
Annual Installment to be collected	**$1,002,997**

Debt Service Payments

Annual Installments to be collected for principal and interest include interest due on March 1, 2027 in the amount of $216,499 and on September 1, 2027 in the amount of $216,499, which equal interest on the outstanding Assessments balance of $11,766,344 for six months each and an effective interest rate of 3.68 percent. Annual Installments to be collected include a principal amount of $530,000 due on September 1, 2027. As a result, the total principal and interest due in 2026-27 is estimated to be equal to $962,997.

Annual Collection Costs

Annual Collection Costs for the PID include the annual administrative expenses. The administrative expenses include the Trustee, Dissemination Agent, Administrator, and contingency fees. As shown in Table II-E-2 below, the total administrative expenses to be collected for 2026-27 are estimated to be $40,000.

Table II-E-2
Administrative Budget Breakdown

Description	2026-27 Estimated Budget (9/1/26-8/31/27)
Administrator	$27,000
Trustee	$7,000
Dissemination Agent	$3,500
Contingency	$2,500
Total	**$40,000**

Available Reserve Fund Income

As of May 31, 2026, there is not a significant excess balance in the Reserve Fund. As a result, there is no Reserve Fund income anticipated to be available to reduce the 2026-27 Annual Installment.

Available Administrative Expense Account

As of May 31, 2026, there was $70,230 in administrative expense funds available. The available balance is anticipated to be used for future administrative expenses. As a result, there are no funds anticipated to be available in the Administrative Expense Fund to reduce the 2026-27 Annual Installment.

F. Annual Installments Per Unit

According to the Updated Service and Assessment Plan, the Annual Installments shall be collected in an amount sufficient to pay (i) principal and interest on the Bonds, (ii) to fund the Prepayment Reserve Account and the Delinquency Reserve Account, and (iii) to cover administrative expenses of the PID.

According to the revised development plan, 662.76 total Equivalent Units were estimated to be built within the PID. According to the Trustee, fourteen Parcels representing 12.80 Equivalent Units have prepaid their Assessments in full and one Parcel representing 0.51 Equivalent Units has partially prepaid their Assessment, lowering the total outstanding Equivalent Units to 649.45. The Annual Installment due to be collected per Equivalent Unit within the PID for 2026-27 is shown in Table II-F-1 below.

Table II-F-1
Annual Installment Per Unit

Budget Item	Net Budget Amount[1]	Annual Installment per Equivalent Unit[2]
Principal	$530,000.00	$816.07
Interest	$432,997.48	$666.71
Annual Collection Costs	$40,000.00	$61.59
Total	**$1,002,997.48**	**$1,544.38**

1 – Refer to Table II-E-1 of this report for additional budget details.
2 – Based on the current outstanding 649.45 Equivalent Units.

The Annual Installment due to be collected from each Land Use Class in the PID for 2026-27 is shown in Table II-F-2 on the following page.

Table II-F-2
Annual Installment per Unit

Land Use Class	Annual Installment Per Equivalent Unit	Equivalent Unit Factor	Annual Installment Per Unit
1 - Single Family Villa	$1,544.38	1.00	$1,544.38
2 - Interior Townhome	$1,544.38	0.90	$1,383.27
3 - Multi-Family	$1,544.38	0.24	$370.65
4 - Assisted Living	$1,544.38	0.21	$324.32
6 - Retail[1]	$1,544.38	0.69	$1,065.62
7 - Office[1]	$1,544.38	0.46	$710.41
8 - Hotel	$1,544.38	0.20	$308.88
9 - Periphery Townhome	$1,544.38	0.76	$1,179.34

1 – Retail and office lots are billed on a per 1,000 square foot basis.

The list of Parcels within the PID, the number of units to be developed on the current residential Parcels, the corresponding total Equivalent Units, the total outstanding Assessment, the annual principal and interest, the Annual Collection Costs, and the Annual Installment to be collected for 2026-27 are shown in the Assessment Roll Summary attached hereto as Appendix C-1.

G. Bond Redemption Related Updates

The Series 2014 Bonds were refunded in February 2021 and the Series 2021 Refunding Bonds were issued to refinance the Series 2014 Bonds. Pursuant to Section 4.3 of the Indenture of Trust for the Series 2021 Refunding Bonds, the Town reserves the right and option to redeem Series 2021 Refunding Bonds maturing on or after September 1, 2036, before their scheduled maturity dates, in whole or in part, on any date on or after **September 1, 2031**, such redemption date or dates to be fixed by the Town, at the Redemption Price of par plus accrued and unpaid interest to the date of redemption.

The Administrator has conducted a preliminary evaluation of the current refunding market conditions, recent PID bond refunding transactions, and other relevant factors. Based on this preliminary evaluation, the Administrator believes a refunding of the Series 2021 Refunding Bonds does not appear viable at this time. The Administrator will continue to monitor the refunding market conditions, applicable PID bond refunding transactions, and other relevant factors to determine if refunding becomes viable in the future and will inform the Town accordingly.

(The remainder of this page is intentionally left blank.)

III. UPDATE OF THE ASSESSMENT PLAN

The Updated Service and Assessment Plan adopted by the Town Council provided that the PID Costs shall be allocated to the Assessed Property equally on the basis of the number of residential dwelling units anticipated to be built on each Parcel once such property is fully developed, and that such method of allocation will result in the imposition of equal shares of the PID Costs to Parcels similarly benefited.

According to the Developer, the initial plan for a single category of townhomes in the PID has been revised to include two townhome categories based on the location of such townhomes with respect to the amenity area. As a result, Land Use Class 2 has been updated as follows and a new land use class ("Land Use Class 9") has been created for the second category of townhomes as follows:

"Land Use Class 2" means lots identified as such on the Assessment Roll, which are referred to as townhomes in the CBD and being generally lots for an attached single-family dwelling unit on individually platted lots adjacent to the River Walk amenity area.

"Land Use Class 9" means lots identified as such on the Assessment Roll, which are referred to as townhomes in the CBD and being generally lots for an attached single-family dwelling unit on individually platted lots located along the outer periphery of the CBD.

(The remainder of this page is intentionally left blank.)

IV. UPDATE OF THE ASSESSMENT ROLL

Pursuant to the Updated Service and Assessment Plan, the Assessment Roll shall be updated each year to reflect:

> The identification of each Parcel as Benefited Property, Assessed Property, and Non-Assessed Property; (ii) the Assessment for each Parcel, including any adjustments authorized by the Updated Service and Assessment Plan or in the Act; (iii) the Principal Portion of the Assessment for each Parcel, including any adjustments authorized by this Updated Service and Assessment Plan or in the Act; (iv) the Annual Installment for the Parcel for the year (if the Assessment is payable in installments); and (v) payments of the Assessment, if any, as provided by Section VI.C of the Updated Service and Assessment Plan.

The Assessment Roll summary is shown in Appendix C-1. Each Parcel in the PID is identified, along with the Assessment on each Parcel and the Annual Installment to be collected from each Parcel. Assessments are to be reallocated for the subdivision of any Parcels.

A. PARCEL UPDATES

According to the Updated Service and Assessment Plan, upon the subdivision of any Parcel, the Administrator shall reallocate the Assessment for the Parcel prior to the subdivision among the new subdivided Parcels according to the following formula:

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

Where the terms have the following meanings:

A = the Assessment for each new subdivided Parcel.
B = the Assessment for the Parcel prior to subdivision.
C = the equivalent units to be built on each newly subdivided Parcel
D = the sum of the equivalent units to be built on all of the new subdivided Parcels

The calculation of the estimated number of units to be built on a Parcel shall be performed by the Administrator and confirmed by the Town Council based on the information available regarding the use of the Parcel. The estimate as confirmed shall be conclusive. The number of units to be built on a Parcel may be estimated by net land area and reasonable density ratios.

B. PREPAYMENT OF ASSESSMENTS

According to the Trustee, fourteen (14) Parcels have prepaid their Assessments in full, and one Parcel has partially prepaid their Assessment as of May 31, 2026. Please see Appendix B for a complete list of Parcels that have prepaid their Assessments.

The complete Assessment Roll is available for review at Flower Mound Town Hall, located at 2121 Cross Timbers Road, Flower Mound, Texas 75028.

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APPENDIX A
PID Maps and Plats

APPENDIX B

PREPAID PARCELS

Appendix B
Prepaid Parcels

Parcel ID	Prepayment Date	Amount	Full/Partial
667648	01/17/18	$21,353	Full
652931	03/27/18	$23,840	Full
667645	01/02/19	$20,946	Full
652930	02/05/19	$23,386	Full
652972	03/20/19	$23,386	Full
667418	07/26/19	$20,946	Full
667635	02/06/20	$20,537	Full
693521	04/28/20	$20,537	Full
652932	01/29/21	$22,471	Full
652959	07/01/21	$22,471	Full
675223	08/20/21	$17,160	Full
675239	02/15/22	$16,731	Full
715579	09/19/22	$18,977	Full
715553	10/13/23	$18,316	Full
652947	02/28/25	$10,000	Partial
Total		**$301,057**	

APPENDIX C-1
ASSESSMENT ROLL SUMMARY – 2026-27

Assessment Roll Summary - Riverwalk PID
2026-27

Parcel	Lot Size	Lot Type	Outstanding Equivalent Units	Total Outstanding Assessment	Principal	Interest	Adminstrative Expense	Annual Installment
563269	Retail	6	25.39	$460,036.31	$20,721.75	$16,929.18	$1,563.91	$39,214.84
655447	Multi-Family	3	85.92	$1,556,644.62	$70,117.07	$57,283.99	$5,291.85	$132,692.92
705216	Retail Office	6 7	16.58	$300,440.38	$13,532.95	$11,056.10	$1,021.36	$25,610.41
705222	Retail	6	4.14	$75,005.92	$3,378.55	$2,760.19	$254.98	$6,393.72
711952	Assisted Living	4	52.50	$951,162.04	$42,843.88	$35,002.44	$3,233.50	$81,079.82
744740	Retail	6	14.49	$262,520.72	$11,824.91	$9,660.67	$892.45	$22,378.03
744741	Retail	6	8.97	$162,512.83	$7,320.18	$5,980.42	$552.47	$13,853.07
757920	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
757921	Office	6	22.05	$399,460.00	$17,993.17	$14,699.99	$1,357.97	$34,051.13
757922	Various	Various	45.87	$831,062.69	$37,434.16	$30,582.82	$2,825.22	$70,842.20
757923	Hotel	8	19.80	$358,723.97	$16,158.26	$13,200.92	$1,219.49	$30,578.68
966339	Retail Office	6 7	34.64	$627,549.54	$28,267.17	$23,093.61	$2,133.37	$53,494.15
1011391	Retail Office	6 7	7.11	$128,760.16	$5,799.84	$4,738.33	$437.72	$10,975.89
496684	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
649981	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
649982	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
649992	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
649993	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
649994	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
649995	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
649996	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
652930	Single Family Villa	1	0.00	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
652931	Single Family Villa	1	0.00	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
652932	Single Family Villa	1	0.00	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
652933	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652934	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652935	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652936	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652937	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652938	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652939	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652940	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652941	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652942	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652943	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652944	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652945	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652946	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652947	Single Family Villa	1	0.49	$8,915.05	$401.57	$328.07	$30.31	$759.94
652948	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652949	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652950	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652951	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652952	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652953	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652954	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652955	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652956	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652957	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652958	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652959	Single Family Villa	1	0.00	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
652963	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652964	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652965	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652966	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652967	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652968	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652969	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652970	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652971	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652972	Single Family Villa	1	0.00	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
652973	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652974	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652975	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652976	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38

Parcel	Lot Size	Lot Type	Outstanding Equivalent Units	Total Outstanding Assessment	Principal	Interest	Adminstrative Expense	Annual Installment
652977	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652978	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652979	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652980	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652981	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652982	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652983	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
652984	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
652985	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
652986	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
652987	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652988	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652989	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652990	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652991	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652992	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652993	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652994	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652995	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652996	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652997	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652998	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
652999	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653000	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653001	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653002	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653003	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653004	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653005	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653006	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653007	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653008	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
653009	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
653010	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
653011	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653012	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653013	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653014	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653015	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653016	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653017	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653018	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653019	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653020	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653021	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653022	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653023	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653024	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653025	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653026	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
653027	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653028	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653029	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653030	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653031	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653032	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653033	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653034	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
653035	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
653036	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
653037	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
653038	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
655450	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
667418	Interior Townhome	2	0.00	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
667423	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
667598	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667599	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667600	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667601	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667602	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667603	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667604	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667605	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26

Parcel	Lot Size	Lot Type	Outstanding Equivalent Units	Total Outstanding Assessment	Principal	Interest	Adminstrative Expense	Annual Installment
667606	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667607	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667608	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667609	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667610	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667611	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667612	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667613	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667614	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667615	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667616	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
667617	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
667618	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667619	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667620	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667621	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667622	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667623	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667624	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667625	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667626	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667627	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667628	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667629	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667630	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667631	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667632	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667633	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667634	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667635	Interior Townhome	2	0.00	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
667636	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
667637	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667638	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667639	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667640	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667641	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667642	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667643	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667644	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667645	Interior Townhome	2	0.00	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
667646	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667647	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667648	Interior Townhome	2	0.00	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
667649	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667650	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667651	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667652	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667653	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667654	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667655	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
667656	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667657	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667658	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667659	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667660	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667661	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667662	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667663	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667664	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667665	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667666	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667667	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667668	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667669	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667670	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667671	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667672	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667673	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
667674	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
667675	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
675215	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675216	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675217	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34

Parcel	Lot Size	Lot Type	Outstanding Equivalent Units	Total Outstanding Assessment	Principal	Interest	Adminstrative Expense	Annual Installment
675218	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675219	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675220	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675221	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675222	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675223	Periphery Townhome	9	0.00	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
675224	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
675225	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
675226	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
675227	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675228	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675229	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675230	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675231	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675232	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675233	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675234	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675235	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
675236	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
675237	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675238	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675239	Periphery Townhome	9	0.00	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
675240	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675241	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675242	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675243	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675244	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
675245	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675246	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675247	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675248	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675249	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675250	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675251	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675252	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675253	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
675254	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
675255	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
675256	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675257	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675258	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675259	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675260	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675261	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675262	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675263	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675264	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675265	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675266	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675267	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675268	Periphery Townhome	9	0.38	$6,884.60	$310.11	$253.35	$23.40	$586.86
1008382	Periphery Townhome	9	0.38	$6,884.60	$310.11	$253.35	$23.40	$586.86
675269	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675270	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675271	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
675272	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
675273	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
675274	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
675275	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675276	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675277	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675278	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675279	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675280	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675281	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675282	Periphery Townhome	9	0.76	$13,835.08	$623.18	$509.13	$47.03	$1,179.34
675283	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
675284	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
675285	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
693466	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693467	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693468	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693469	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26

Parcel	Lot Size	Lot Type	Outstanding Equivalent Units	Total Outstanding Assessment	Principal	Interest	Adminstrative Expense	Annual Installment
693470	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693471	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693472	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693473	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693474	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693475	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693476	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693477	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693478	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693479	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693480	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693481	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693482	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693483	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693484	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693485	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693486	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693487	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693488	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693489	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693490	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693491	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693492	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693493	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693494	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693495	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693496	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693498	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
693499	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
693500	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
693501	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
693502	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693503	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693504	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693505	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693506	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693507	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693508	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693509	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693510	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
693511	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693512	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693513	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693514	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693515	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693516	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693517	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693518	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693519	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693520	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693521	Interior Townhome	2	0.00	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
693522	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693523	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
693524	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
705217	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
705218	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
705219	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
705220	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
705223	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
715531	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715532	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715533	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715534	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715535	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715536	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715537	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715538	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715539	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715540	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715541	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715542	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715543	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715544	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26

Parcel	Lot Size	Lot Type	Outstanding Equivalent Units	Total Outstanding Assessment	Principal	Interest	Adminstrative Expense	Annual Installment
715545	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715546	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715547	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
715548	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715549	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715550	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715551	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715552	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715553	Interior Townhome	2	0.00	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
715554	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715555	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715556	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715557	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715558	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715559	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
715560	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715561	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715562	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715563	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715564	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715565	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715566	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715567	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715568	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715569	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715570	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715571	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
715572	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715573	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715574	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715575	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715576	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715577	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715578	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715579	Interior Townhome	2	0.00	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
715580	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715581	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715582	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715583	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715584	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715585	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715586	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715587	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715588	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715589	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715590	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715591	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715592	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715593	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715594	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715595	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715596	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715597	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715598	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715599	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715600	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
715601	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715602	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715603	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715604	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715605	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715606	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715607	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
715608	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715609	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715610	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715611	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715612	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715613	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715614	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715615	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715616	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715617	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26

Parcel	Lot Size	Lot Type	Outstanding Equivalent Units	Total Outstanding Assessment	Principal	Interest	Adminstrative Expense	Annual Installment
715618	Interior Townhome	2	0.90	$16,227.24	$730.94	$597.16	$55.16	$1,383.26
715619	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
715620	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
715621	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
715622	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
744723	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
744724	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
744725	Single Family Villa	1	1.00	$18,117.37	$816.07	$666.71	$61.59	$1,544.38
744738	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
744739	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
744742	N/A	Non-Assessed	0.00	$0.00	$0.00	$0.00	$0.00	$0.00
			649.45	**$11,766,344.43**	**$530,000.00**	**$432,997.48**	**$40,000.00**	**$1,002,997.48**

APPENDIX C-2
PROJECTED ASSESSMENT SCHEDULE

Riverwalk PID
Projected Schedule of Annual Installments

Land Use Class	1 - Single Family Villa
Outstanding Assessment	$18,117
Equivalent Unit	1.00

Year[1]	Outstanding Assessment	Bond Principal[2]	Bond Interest[2]	Annual Collection Costs[3]	Total Annual Installment
2026	$18,117	$816	$667	$62	$1,544
2027	$17,301	$839	$641	$71	$1,551
2028	$16,462	$870	$614	$73	$1,556
2029	$15,592	$893	$585	$74	$1,552
2030	$14,699	$924	$556	$75	$1,556
2031	$13,775	$955	$526	$77	$1,558
2032	$12,821	$985	$493	$79	$1,557
2033	$11,835	$1,016	$458	$80	$1,555
2034	$10,819	$1,055	$423	$82	$1,559
2035	$9,764	$1,086	$386	$83	$1,555
2036	$8,679	$1,124	$348	$85	$1,557
2037	$7,555	$1,170	$303	$87	$1,560
2038	$6,384	$1,209	$256	$88	$1,553
2039	$5,176	$1,263	$208	$90	$1,561
2040	$3,913	$1,309	$157	$92	$1,558
2041	$2,604	$1,355	$105	$94	$1,554
2042	$1,249	$1,249	$51	$96	$1,396
		$18,117	**$6,778**	**$1,387**	**$26,283**

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Riverwalk PID
Projected Schedule of Annual Installments

Land Use Class	2 - Interior Townhome
Outstanding Assessment	$16,227
Equivalent Unit	0.90

Year[1]	Outstanding Assessment	Bond Principal[2]	Bond Interest[2]	Annual Collection Costs[3]	Total Annual Installment
2026	$16,227	$731	$597	$55	$1,383
2027	$15,496	$752	$574	$64	$1,389
2028	$14,745	$779	$550	$65	$1,394
2029	$13,965	$800	$524	$66	$1,390
2030	$13,166	$827	$498	$68	$1,393
2031	$12,338	$855	$471	$69	$1,395
2032	$11,483	$883	$442	$70	$1,394
2033	$10,600	$910	$411	$72	$1,393
2034	$9,690	$945	$379	$73	$1,397
2035	$8,745	$972	$346	$75	$1,393
2036	$7,773	$1,007	$312	$76	$1,395
2037	$6,766	$1,048	$271	$78	$1,397
2038	$5,718	$1,083	$229	$79	$1,391
2039	$4,636	$1,131	$186	$81	$1,398
2040	$3,505	$1,172	$141	$82	$1,396
2041	$2,333	$1,214	$94	$84	$1,392
2042	$1,119	$1,119	$46	$86	$1,250
		$16,227	**$6,071**	**$1,242**	**$23,541**

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Riverwalk PID
Projected Schedule of Annual Installments

Land Use Class	3 - Multi-Family
Outstanding Assessment	$4,348
Equivalent Unit	0.24

Year[1]	Outstanding Assessment	Bond Principal[2]	Bond Interest[2]	Annual Collection Costs[3]	Total Annual Installment
2026	$4,348	$196	$160	$15	$371
2027	$4,152	$201	$154	$17	$372
2028	$3,951	$209	$147	$17	$373
2029	$3,742	$214	$141	$18	$373
2030	$3,528	$222	$134	$18	$373
2031	$3,306	$229	$126	$18	$374
2032	$3,077	$237	$118	$19	$374
2033	$2,840	$244	$110	$19	$373
2034	$2,597	$253	$101	$20	$374
2035	$2,343	$261	$93	$20	$373
2036	$2,083	$270	$84	$20	$374
2037	$1,813	$281	$73	$21	$374
2038	$1,532	$290	$61	$21	$373
2039	$1,242	$303	$50	$22	$375
2040	$939	$314	$38	$22	$374
2041	$625	$325	$25	$23	$373
2042	$300	$300	$12	$23	$335
		$4,348	**$1,627**	**$333**	**$6,308**

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Riverwalk PID
Projected Schedule of Annual Installments

Land Use Class	4 - Assisted Living
Outstanding Assessment (per unit)	$3,805
Equivalent Unit	0.21

Year[1]	Outstanding Assessment	Bond Principal[2]	Bond Interest[2]	Annual Collection Costs[3]	Total Annual Installment[4]
2026	$3,805	$171	$140	$13	$324
2027	$3,633	$176	$135	$15	$326
2028	$3,457	$183	$129	$15	$327
2029	$3,274	$188	$123	$16	$326
2030	$3,087	$194	$117	$16	$327
2031	$2,893	$200	$111	$16	$327
2032	$2,692	$207	$104	$16	$327
2033	$2,485	$213	$96	$17	$327
2034	$2,272	$221	$89	$17	$327
2035	$2,050	$228	$81	$17	$327
2036	$1,823	$236	$73	$18	$327
2037	$1,586	$246	$64	$18	$328
2038	$1,341	$254	$54	$19	$326
2039	$1,087	$265	$44	$19	$328
2040	$822	$275	$33	$19	$327
2041	$547	$285	$22	$20	$326
2042	$262	$262	$11	$20	$293
		$3,805	**$1,423**	**$291**	**$5,519**

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Riverwalk PID
Projected Schedule of Annual Installments

Land Use Class	6 - Retail
Outstanding Assessment per 1,000 square feet (SF)	$12,501
Equivalent Unit	0.69

Year[1]	Outstanding Assessment	Bond Principal[2]	Bond Interest[2]	Annual Collection Costs[3]	Total Annual Installment
2026	$12,501	$563	$460	$42	$1,066
2027	$11,938	$579	$442	$49	$1,070
2028	$11,359	$600	$423	$50	$1,074
2029	$10,759	$616	$404	$51	$1,071
2030	$10,142	$637	$384	$52	$1,073
2031	$9,505	$659	$363	$53	$1,075
2032	$8,846	$680	$340	$54	$1,074
2033	$8,166	$701	$316	$55	$1,073
2034	$7,465	$728	$292	$56	$1,076
2035	$6,737	$749	$266	$57	$1,073
2036	$5,988	$776	$240	$59	$1,074
2037	$5,213	$807	$209	$60	$1,076
2038	$4,405	$834	$177	$61	$1,072
2039	$3,571	$871	$143	$62	$1,077
2040	$2,700	$903	$109	$63	$1,075
2041	$1,797	$935	$72	$65	$1,072
2042	$862	$862	$35	$66	$963
		$12,501	**$4,677**	**$957**	**$18,135**

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Riverwalk PID
Projected Schedule of Annual Installments

Land Use Class	7 - Office
Outstanding Assessment per 1,000 square feet (SF)	$8,334
Equivalent Unit	0.46

Year[1]	Outstanding Assessment	Bond Principal[2]	Bond Interest[2]	Annual Collection Costs[3]	Total Annual Installment
2026	$8,334	$375	$307	$28	$710
2027	$7,959	$386	$295	$33	$714
2028	$7,573	$400	$282	$33	$716
2029	$7,172	$411	$269	$34	$714
2030	$6,762	$425	$256	$35	$716
2031	$6,337	$439	$242	$35	$717
2032	$5,897	$453	$227	$36	$716
2033	$5,444	$467	$211	$37	$715
2034	$4,977	$485	$195	$38	$717
2035	$4,492	$499	$178	$38	$715
2036	$3,992	$517	$160	$39	$716
2037	$3,475	$538	$139	$40	$718
2038	$2,937	$556	$118	$41	$715
2039	$2,381	$581	$96	$41	$718
2040	$1,800	$602	$72	$42	$717
2041	$1,198	$623	$48	$43	$715
2042	$575	$575	$23	$44	$642
		$8,334	**$3,118**	**$638**	**$12,090**

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Riverwalk PID
Projected Schedule of Annual Installments

Land Use Class	8 - Hotel
Outstanding Assessment per room	$3,623
Equivalent Unit	0.20

Year[1]	Outstanding Assessment	Bond Principal[2]	Bond Interest[2]	Annual Collection Costs[3]	Total Annual Installment
2026	$3,623	$163	$133	$12	$309
2027	$3,460	$168	$128	$14	$310
2028	$3,292	$174	$123	$15	$311
2029	$3,118	$179	$117	$15	$310
2030	$2,940	$185	$111	$15	$311
2031	$2,755	$191	$105	$15	$312
2032	$2,564	$197	$99	$16	$311
2033	$2,367	$203	$92	$16	$311
2034	$2,164	$211	$85	$16	$312
2035	$1,953	$217	$77	$17	$311
2036	$1,736	$225	$70	$17	$311
2037	$1,511	$234	$61	$17	$312
2038	$1,277	$242	$51	$18	$311
2039	$1,035	$253	$42	$18	$312
2040	$783	$262	$31	$18	$312
2041	$521	$271	$21	$19	$311
2042	$250	$250	$10	$19	$279
		$3,623	**$1,356**	**$277**	**$5,257**

1 - Annual Installment for Year 2026 is anticipated to be billed by the Denton County Tax Office on or around October 1, 2026 and is due by January 31, 2027.
2 - The principal and interest amounts are based on the Series 2021 Bonds final pricing numbers and will not increase during the life of the bonds. Interest amounts are calculated through the principal payment date of each year.
3 - The Annual Collection Costs shown are estimated and will be updated each year in the Annual Service Plan update.

THIS SCHEDULE IS AN ESTIMATE OF ANNUAL INSTALLMENT PAYMENTS AND IS SUBJECT TO CHANGE. THE EXACT AMOUNT OF EACH ANNUAL INSTALLMENT WILL BE REFLECTED IN THE RIVERWALK PUBLIC IMPROVEMENT DISTRICT ANNUAL SERVICE PLAN UPDATE, AS THE SAME IS UPDATED EACH YEAR.

Property Owners may choose to prepay their Assessment at any time. Effective January 1, 2024, for any single-family residential parcel prepaying an Assessment, a $500 fee will be included in the total payoff amount to cover processing and other lien release related filing expenses. If interested in prepaying an Assessment, please contact MuniCap by telephone at (469) 490-2800 or email at txpid@municap.com.

Riverwalk PID
Projected Schedule of Annual Installments

Land Use Class	9 - Periphery Townhome
Outstanding Assessment	$13,835
Equivalent Unit	0.76

Year[1]	Outstanding Assessment	Bond Principal[2]	Bond Interest[2]	Annual Collection Costs[3]	Total Annual Installment
2026	$13,835	$623	$509	$47	$1,179
2027	$13,212	$641	$489	$54	$1,185
2028	$12,571	$664	$469	$55	$1,188
2029	$11,907	$682	$447	$56	$1,186
2030	$11,225	$705	$425	$58	$1,188
2031	$10,519	$729	$402	$59	$1,190
2032	$9,790	$753	$376	$60	$1,189
2033	$9,038	$776	$350	$61	$1,187
2034	$8,262	$805	$323	$62	$1,191
2035	$7,456	$829	$295	$64	$1,187
2036	$6,627	$858	$266	$65	$1,189
2037	$5,769	$894	$231	$66	$1,191
2038	$4,875	$923	$196	$68	$1,186
2039	$3,952	$964	$159	$69	$1,192
2040	$2,988	$999	$120	$70	$1,190
2041	$1,989	$1,035	$80	$72	$1,187
2042	$954	$954	$39	$73	$1,066
		$13,835	**$5,176**	**$1,059**	**$20,070**

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APPENDIX D
PID ASSESSMENT NOTICE

PID Assessment Notice

NOTICE OF OBLIGATION TO PAY PUBLIC IMPROVEMENT DISTRICT ASSESSMENT TO THE TOWN OF FLOWER MOUND, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[insert property address]

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Flower Mound, Texas (the "Town"), for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within the Riverwalk Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the Town. The exact amount of each annual installment will be approved each year by the Town Council in the Annual Service Plan Update for the District. More information about the assessments, including the amounts and due dates, may be obtained from the Town or MuniCap, Inc., the District Administrator for the Town, located at 600 E. John Carpenter Fwy, Suite 150, Irving, Texas 75062 and available by telephone at (469) 490-2800 or (866) 648-8482 (toll free) and email at txpid@municap.com.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

Date: ___________________

_______________________________ _______________________________
Signature of Seller Signature of Seller

STATE OF TEXAS §
§
COUNTY OF __________ §

The foregoing instrument was acknowledged before me by ______________________ and _________________, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed, in the capacity stated and as the act and deed of the above-referenced entities as an authorized signatory of said entities.

Given under my hand and seal of office on this _________________, 20__.

____
Notary Public, State of Texas

ONCE RECORDED WITH THE COUNTY, PLEASE SEND A COPY TO TXPID.DISCLOSURES@MUNICAP.COM

The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

Date: ____________________

____________________________________	____________________________________
Signature of Purchaser	Signature of Purchaser

STATE OF TEXAS §
§
COUNTY OF ____________ §

The foregoing instrument was acknowledged before me by ________________________ and ________________, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed, in the capacity stated and as the act and deed of the above-referenced entities as an authorized signatory of said entities.

Given under my hand and seal of office on this __________________, 20__.

____

Notary Public, State of Texas

ONCE RECORDED WITH THE COUNTY, PLEASE SEND A COPY TO TXPID.DISCLOSURES@MUNICAP.COM