

\*VG-22-2026-2026000110102\*

Collin County  
Honorable Stacey Kemp  
Collin County Clerk

Instrument Number: 2026000110102

Real Property

CERTIFICATE

Recorded On: August 14, 2026 09:47 AM

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STATE OF TEXAS

Collin County

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Honorable Stacey Kemp  
Collin County Clerk  
Collin County, TX

**CERTIFICATE FOR ORDINANCE**

THE STATE OF TEXAS  
COLLIN COUNTY  
CITY OF PRINCETON, TEXAS

We, the undersigned officers of the City Council of the City of Princeton, Texas (the "City Council" or "Council"), hereby certify as follows:

1. The City Council convened in a regular meeting on the 10<sup>th</sup> day of August 2026, at the designated meeting place (the "Meeting"), and the roll was called of the duly constituted officers and members of said City Council, to wit:

Eugene Escobar, Jr., Mayor  
Cristina Todd, Place 2  
Jaisen Rutledge, Place 4  
Ben Long, Place 6

Terrance Johnson, Place 1  
Bryan Washington, Place 3 Mayor Pro-Tempore  
Steve Deffibaugh, Place 5  
Carolyn David-Graves, Place 7

and all of said persons were present except NA, thus constituting a quorum. Whereupon, among other business, the following was transacted at the Meeting (the "Ordinance");

**AN ORDINANCE OF THE CITY OF PRINCETON APPROVING THE 2026-2027 ANNUAL UPDATE TO THE SERVICE AND ASSESSMENT PLAN AND ASSESSMENT ROLL FOR WHITEWING TRAILS PUBLIC IMPROVEMENT DISTRICT NUMBER TWO (PHASE #1 AND PHASES #2-6 MAJOR IMPROVEMENT PROJECT) INCLUDING THE COLLECTION OF THE 2026-2027 ANNUAL INSTALLMENTS**

The Ordinance was duly introduced for the consideration of said City Council. It was then duly moved and seconded that the Ordinance be passed; and, after due discussion, said motion, carrying with it the passage of the Ordinance, prevailed and carried, with all members of said City Council shown present above voting "Aye," except as noted below:

NAYS: 0 ABSTENTIONS: 0

2. That a true, full and correct copy of the aforesaid Ordinance adopted at the Meeting described in the above and foregoing paragraph is attached to and follows this Certificate; that said Ordinance has been duly recorded in said City Council's minutes of said Meeting; that the above

and foregoing paragraph is a true, full and correct excerpt from said City Council's minutes of said Meeting pertaining to the adoption of said Ordinance; that the persons named in the above and foregoing paragraph are the duly chosen, qualified and acting officers and members of said City Council as indicated therein; that each of the officers and members of said City Council was duly and sufficiently notified officially and personally, in advance, of the time, place and purpose of the aforesaid Meeting, and that said Ordinance would be introduced and considered for adoption at said Meeting, and each of said officers and members consented, in advance, to the holding of said Meeting for such purpose, and that said Meeting was open to the public and public notice of the time, place and purpose of said meeting was given, all as required by Chapter 551, Texas Government

3. The Mayor of said City has approved and hereby approves the aforesaid Ordinance; that the Mayor and the City Secretary of said City have duly signed said Ordinance; and that the Mayor and the City Secretary of said City hereby declare that their signing of this Certificate shall constitute the signing of the attached and following copy of said Ordinance for all purposes.

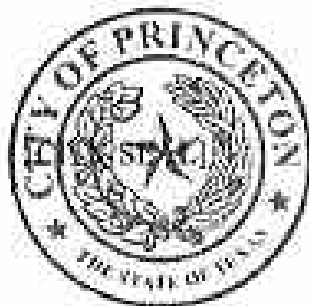
**ADOPTED AND APPROVED** on this the 10<sup>th</sup> day of August 2026.

**CITY OF PRINCETON, TEXAS**

  
\_\_\_\_\_  
Eugene Escobar, Jr., Mayor  
City of Princeton, Texas

**ATTEST**

  
\_\_\_\_\_  
Amber Anderson, City Secretary  
City of Princeton, Texas



ORDINANCE NO. 2026-08-10-11

AN ORDINANCE OF THE CITY OF PRINCETON APPROVING THE 2026-2027 ANNUAL UPDATE TO THE SERVICE AND ASSESSMENT PLAN AND ASSESSMENT ROLL FOR WHITEWING TRAILS PUBLIC IMPROVEMENT DISTRICT NUMBER TWO (PHASE #1 AND PHASES #2-6 MAJOR IMPROVEMENT PROJECT) INCLUDING THE COLLECTION OF THE 2026-2027 ANNUAL INSTALLMENTS

WHEREAS, the City of Princeton (the "City") has created the Whitewing Trails Number Two Public Improvement District (the "PID") in accordance with the requirements of Section 372.005 of the Public Improvement District Assessment Act (the "Act"); and

WHEREAS, the City Council has approved and accepted the Service and Assessment Plan for Whitewing Trails Public Improvement District Number Two (Phase #1 and Phases #2-6 Major Improvements) in conformity with the requirements of the Act and adopted the assessment ordinance, which assessment ordinance approved the assessment roll and levied the assessments on property within the PID; and

WHEREAS, pursuant to Section 372.013 of the Act, the Service and Assessment Plan must cover a period of at least five years and must also define the annual indebtedness and projected costs for improvements and such Service and Assessment Plan must be reviewed and updated annually for the purpose of determining the annual budget for improvements; and

WHEREAS, the City requires that an update to the Service and Assessment Plan and the Assessment Roll for Whitewing Trails Public Improvement District Number Two (Phase #1 and Phases #2-6 Major Improvements) for 2026-2027 (the "Annual Service Plan Update") be prepared, setting forth the annual budget for improvements and the annual installment for assessed properties in Phase #1 and Phases #2-6 Major Improvements Project of the PID, and the City now desires to approve such Annual Service and Assessment Plan Update.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PRINCETON, TEXAS, THAT:

Section 1. Findings. The findings and determinations set forth in the preambles hereto are hereby incorporated by reference for all purposes.

Section 2. Terms. Terms not otherwise defined herein are defined in the City of Princeton, Whitewing Trails Public Improvement District Number Two (Phase #1 and Phases #2-6 Major Improvements) Annual Service and Assessment Plan Update attached hereto as *Exhibit A*.

Section 3. Approval of Update. The 2026-2027 Annual Service and Assessment Plan Update for the Whitewing Trails Public Improvement District Number Two (Phase #1 and Phases #2-6 Major Improvements) is hereby approved and accepted by the City Council.

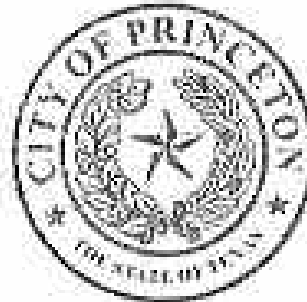
Section 4. Severability. If any provision, section, subsection, sentence, clause or phrase of this ordinance, or the application of same to any person or set of circumstances is for any reason held to be unconstitutional, void or invalid, the validity of the remaining portions of this ordinance or the application to other persons or sets of circumstances shall not be affected thereby, it being the intent of the City Council that no portion hereof, or provision or regulation contained herein shall become inoperative or fail by reason of any unconstitutionality, voidness or invalidity of any other portion here, and all provisions of this ordinance are declared to be severable for that purpose.

Section 5, Effective Date. This ordinance shall take effect from and after its final date of passage, and it is accordingly so ordered.

PASSED, APPROVED AND EFFECTIVE this August 10, 2026,

Eugenio Escobar Jr.  
Mayor

ATTEST:  
[Signature]  
City Secretary

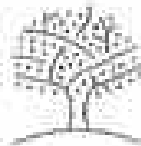


**EXHIBIT A**

**2026-2027 Annual Service and Assessment Plan  
Update**

**WHITEWING TRAILS  
PUBLIC IMPROVEMENT DISTRICT NO. 2**

**CITY OF PRINCETON, TEXAS**



**PRINCETON**  
TEXAS

**ANNUAL SERVICE PLAN UPDATE  
PHASE #1 AND PHASES #2-6 MAJOR  
IMPROVEMENTS  
2026-27**

**AS APPROVED BY CITY COUNCIL ON:  
AUGUST 10, 2026**

PREPARED BY:  
**MUNICAP, INC.**  
— PUBLIC FINANCE —

600 E. JOHN CARPENTER FREEWAY, SUITE 150  
IRVING, TX 75062  
TEL: (469) 490-2800  
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# WHITEWING TRAILS PUBLIC IMPROVEMENT DISTRICT NO. 2

ANNUAL SERVICE PLAN UPDATE – 2026-27

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## *I. INTRODUCTION*

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The Whitewing Trails Public Improvement District No. 2 (the "PID") was created by Resolution No. 2019-06-10-R-04 adopted by the City Council of the City of Princeton (the "City Council") on June 10, 2019 in accordance with Chapter 372 of the Texas Local Government Code (the "PID Act") to finance and/or reimburse the Authorized Improvements Cost for the benefit of the property in the PID.

On August 26, 2019, the, the City of Princeton (the "City") approved issuance of the City of Princeton, Texas Special Assessment Revenue Bonds, Series 2019 (Whitewing Trails Public Improvement District No. 2 Phase #1 Project) (the "Phase #1 PID Bonds") in the aggregate principal amount of \$7,850,000, 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 Phase #1 PID Bonds are secured by the Phase #1 Assessments (the "Phase #1 Assessments").

Additionally, on August 26, 2019, the City approved issuance of the City of Princeton, Texas Special Assessment Revenue Bonds, Series 2019 (Whitewing Trails Public Improvement District Phases #2-6 Major Improvement Project) (the "Phases #2-6 Major Improvement PID Bonds") in the aggregate principal amount of \$8,210,000, 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 Series 2019 Bonds (Phases #2-6 Major Improvement Project are secured by the Phases #2-6 Assessments (the "Phases #2-6 Assessments").

A service and assessment plan originally dated August 26, 2019, and most recently on February 23, 2023 (the "Current Service and Assessment Plan" or "Current SAP") was prepared at the direction of the City 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. Pursuant to the PID Act, the Service and Assessment Plan must be reviewed and updated annually. This document is the annual update Current SAP for 2025-26 (the "Annual Service Plan Update") pursuant to Sections 372.013, 372.014, and 372.016 of the PID Act.

The City also adopted Assessment Rolls identifying the assessments on each Parcel within the PID, based on the method of assessment identified in the Service and Assessment Plan. This Annual Service Plan Update also updates the Assessment Roll for 2026-27.

The PID Act, as amended, requires, among other things, (i) all Service and Assessment Plans and Annual Service Plan Updates be approved through 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. This Annual Service Plan Update includes a copy of the PID Assessment Notice as Appendix D and 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 City approves this Annual Service Plan Update.

Capitalized terms shall have the meanings set forth in the Current Service and Assessment Plan unless otherwise defined herein.

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## ***II. UPDATE OF THE SERVICE PLAN***

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Pursuant to Section 372.013 of the PID Act, the Service Plan must:

- (i) define the annual indebtedness and the projected costs for the improvements,
- (ii) cover a period of at least five (5) years, and
- (iii) include a copy of the notice form required by Section 5.014 of the Texas Property Code.

The governing body of the municipality or county shall review and update the service plan annually for the purpose of determining the annual budget for improvements.

### **A. PHASE #1 BUDGETED COSTS AND INDEBTEDNESS**

According to the Developer quarterly disclosure for the quarter ending September 30, 2021, the Phase #1 Improvements were completed and accepted by the City on September 17, 2020.

The sources and uses of funds for the Phase #1 PID Bonds (for improvements funded through the Assessments) are presented below in Table II-A-1 as shown in the Current SAP.

**Table II-A-1  
Phase #1 PID Bonds - Sources and Uses**

| <b>Sources of Funds</b>                         | <b>Total</b>       |
|-------------------------------------------------|--------------------|
| Bond Proceeds                                   | \$7,850,000        |
| Developer Cash Contribution                     | \$1,141,970        |
| <b>Total Sources</b>                            | <b>\$8,991,970</b> |
| <b>Uses of Funds</b>                            |                    |
| Project Fund                                    |                    |
| Phase #1 Bond Single Family Improvement Account | \$4,725,389        |
| Phase #1 Bond Multi-Family Improvement Account  | \$1,135,875        |
| Developer Improvement Account                   | \$1,141,970        |
| Debt Service Reserve                            | \$513,275          |
| Delinquency and Prepayment Reserve              | \$39,250           |
| Capitalized Interest                            | \$694,364          |
| Cost of Issuance                                | \$421,048          |
| Underwriter's Discount                          | \$235,500          |
| Administrative Fund                             | \$85,098           |
| <b>Total Uses</b>                               | <b>\$8,991,970</b> |

### ***Description of the Phase #1 Authorized Improvement Costs***

Pursuant to the Current SAP, the Phase 1 Local Improvements consist of the on-site Public Infrastructure necessary for the development of Phase 1. The Phase 1 Local Improvements include, but are not limited to, the following:

- Road improvements, including but not limited to, subgrade, paving, ramps, sidewalks, curbs, and signs, testing, and bonds;
- Water facilities, including but not limited to, lines, valves, fittings, fire hydrants, testing, bonds, and all other works, equipment, and services for the transmission of water;
- Sanitary sewer facilities, including but not limited to, lines, manholes, testing, bonds, and all other works, equipment, and services for the collection and transportation of wastewater;
- Storm drainage improvements, including but not limited to, storm drain lines and pipes, inlets, manholes, box culvert, headwalls, concrete flume, rip rap, testing, bonds, and all other works, equipment, and services for the collection, detention, and transportation of stormwater;
- Earthwork; and
- City, professional, and other fees, including but not limited to, plan check and inspection fees, geotechnical and environmental services, construction staking, and engineering and surveying.

The breakdown of Phase #1 Authorized Improvements is shown on Table II-A-2 on the following page.

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**Table II-A-2**  
**Phase #1 Authorized Improvement Costs - Authorized Improvement Costs**

| Improvement Description                                    | Total                     | Phase #1<br>Major<br>Improvements | Total Phase #1<br>Local<br>Improvements |
|------------------------------------------------------------|---------------------------|-----------------------------------|-----------------------------------------|
| <i><u>Soft Costs</u></i>                                   |                           |                                   |                                         |
| Site Prep, Mobilization, SWPP, Bonds, Etc.                 | \$168,399                 | \$13,149                          | \$155,250                               |
| Contingency                                                | \$219,482                 | \$37,281                          | \$182,201                               |
| Engineering, Survey, Testing                               | \$107,560                 | \$6,348                           | \$101,212                               |
| District Formation Costs                                   | \$76,094                  | \$76,094                          | \$0                                     |
| <i><u>Hard Costs</u></i>                                   |                           |                                   |                                         |
| Earthwork                                                  | \$164,783                 | \$31,375                          | \$133,408                               |
| Water                                                      | \$667,134                 | \$54,790                          | \$612,344                               |
| Sanitary Sewer                                             | \$679,840                 | \$84,410                          | \$595,430                               |
| Storm Sewer                                                | \$657,551                 | \$44,645                          | \$612,906                               |
| Roads                                                      | \$1,665,939               | \$171,747                         | \$1,494,192                             |
| Right of Way                                               | \$318,609                 | \$318,609                         | \$0                                     |
| <i><u>Total Hard and Soft Costs</u></i>                    | <i><u>\$4,725,391</u></i> | <i><u>\$838,448</u></i>           | <i><u>\$3,886,943</u></i>               |
| Developer Cash Contribution                                | \$0                       | \$0                               | \$0                                     |
| <b>Total Assessed Hard and Soft Costs</b>                  | <b><u>\$4,725,391</u></b> | <b><u>\$838,448</u></b>           | <b><u>\$3,886,943</u></b>               |
| <i><u>Series 2019 Single Family Bond Related Costs</u></i> |                           |                                   |                                         |
| Debt Service Reserve                                       | \$413,806                 | \$73,423                          | \$340,382                               |
| Capitalized Interest                                       | \$559,962                 | \$99,357                          | \$460,606                               |
| Cost of Issuance                                           | \$339,452                 | \$60,230                          | \$279,221                               |
| Underwriter's Discount                                     | \$189,862                 | \$33,688                          | \$156,174                               |
| Delinquency and Prepayment Reserve                         | \$31,644                  | \$5,615                           | \$26,029                                |
| Administration Expenses                                    | \$68,606                  | \$12,173                          | \$56,433                                |
| <b>Principal Assessed</b>                                  | <b><u>\$6,328,723</u></b> | <b><u>\$1,122,935</u></b>         | <b><u>\$5,205,788</u></b>               |

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**Table II-A-3**  
**Phase #1 Multifamily Authorized Improvement Costs - Authorized Improvement Costs**

| Improvement Description                            | Total              | Phase #1<br>Major<br>Improvements | Phase #1<br>Local<br>Improvements |
|----------------------------------------------------|--------------------|-----------------------------------|-----------------------------------|
| <b>Soft Costs</b>                                  |                    |                                   |                                   |
| Site Preparation, Mobilization, SWPP, Bonds, Etc.  | \$81,175           | \$6,338                           | \$74,837                          |
| Contingency                                        | \$105,800          | \$17,971                          | \$87,829                          |
| Engineering, Surveying, Testing                    | \$51,848           | \$3,060                           | \$48,788                          |
| PID Creation                                       | \$36,681           | \$36,681                          | \$0                               |
| <b>Hard Costs</b>                                  |                    |                                   |                                   |
| Earthwork                                          | \$79,433           | \$15,124                          | \$64,309                          |
| Water                                              | \$321,587          | \$26,411                          | \$295,176                         |
| Sanitary Sewer                                     | \$327,713          | \$40,689                          | \$287,024                         |
| Storm Sewer                                        | \$316,969          | \$21,521                          | \$295,448                         |
| Roads                                              | \$803,055          | \$82,789                          | \$720,266                         |
| Right of Way                                       | \$153,583          | \$153,583                         | \$0                               |
| <b>Total Hard and Soft Costs</b>                   | <b>\$2,277,844</b> | <b>\$404,168</b>                  | <b>\$1,873,677</b>                |
| Developer Cash Contribution                        | (\$1,141,970)      | \$0                               | (\$1,141,970)                     |
| <b>Total Assessed Hard and Soft Costs</b>          | <b>\$1,135,875</b> | <b>\$404,168</b>                  | <b>\$731,707</b>                  |
| <b>Series 2019 Multi-Family Bond Related Costs</b> |                    |                                   |                                   |
| Debt Service Reserve                               | \$99,469           | \$35,393                          | \$64,076                          |
| Capitalized Interest                               | \$134,602          | \$47,894                          | \$86,708                          |
| Cost of Issuance                                   | \$81,597           | \$29,034                          | \$52,563                          |
| Underwriter's Discount                             | \$45,638           | \$16,239                          | \$29,399                          |
| Delinquency and Prepayment Reserve                 | \$7,607            | \$2,707                           | \$4,900                           |
| Administration Expenses                            | \$16,491           | \$5,868                           | \$10,623                          |
| <b>Principal Assessed</b>                          | <b>\$1,521,279</b> | <b>\$541,303</b>                  | <b>\$979,976</b>                  |

**A. PHASES 2-6 MAJOR IMPROVEMENT BUDGETED COSTS AND INDEBTEDNESS**

According to the Developer quarterly disclosure for the quarter ending December 31, 2021, the Phase #2-6 Single Family Improvements were completed and accepted by the City on September 17, 2020.

The sources and uses of funds for the Phases #2-6 Major Improvement PID Bonds (for improvements funded through the Assessments) are presented below in Table II-A-4 as shown in the Current SAP.

**Table II-A-4**  
**Phases #2-6 Major Improvement PID Bonds - Sources and Uses**

| <b>Sources of Funds</b>                                | <b>Total</b>       |
|--------------------------------------------------------|--------------------|
| Par Amount                                             | \$8,210,000        |
| <b>Total Sources</b>                                   | <b>\$8,210,000</b> |
| <b>Uses of Funds</b>                                   |                    |
| Project Fund                                           |                    |
| Phase #2-6 Major Improvements Bond Improvement Account | \$5,361,924        |
| Debt Service Reserve                                   | \$600,825          |
| Delinquency and Prepayment Reserve                     | \$82,100           |
| Capitalized Interest                                   | \$1,350,430        |
| Cost of Issuance                                       | \$423,020          |
| Underwriter's Discount                                 | \$246,300          |
| Administrative Fund                                    | \$142,400          |
| <b>Total Uses</b>                                      | <b>\$8,210,000</b> |

*Description of the Phases #2-6 Authorized Improvement Costs*

Pursuant to the Current SAP, the Major Improvements consist of the on-site and off-site Public Infrastructure necessary for the development of the PID. The Major Improvements include, but are not limited to, the design, engineering, inspection, rights-of-way, and construction of the following:

- Major road improvements include on-site Beauchamp Boulevard improvements (the "Beauchamp Boulevard Improvements"), on-site Princeton Parkway improvements (the "Princeton Parkway Improvements"), one-half width FM 75 tie-in improvements (the "FM 75 Tie-In Improvements"), and Creek Fork Loop improvements (the "Creek Fork Loop Improvements"). The Developer's Share of the Beauchamp Boulevard Improvements, FM 75 Tie-In Improvements, and Creek Fork Loop Improvements is one hundred percent (100%). The Developer's Share of the Princeton Parkway Improvements is eighty percent (80%).
- Major water improvements include 16", 12", and 8" water line improvements. The 16" water line improvements (the "16" Water Improvements") are generally located within and/or connect to Beauchamp Boulevard, Princeton Parkway, and FM 75. The 12" water line improvements (the "12" Water Improvements") are generally located within and/or connect to Creek Fork Loop and FM 75. The 8" water line improvements (the "8" Water Improvements") are generally located within and/or connect to Creek Fork Loop and Loop South. The Developer's Share of the 16" Water Improvements, 12" Water Improvements, and 8" Water Improvements is one hundred percent (100%). Wastewater Improvements Major wastewater improvements include 24" off-site trunk wastewater improvements (the "Off-Site Wastewater Improvements") and 24", 21", 15", and 12" on-site trunk wastewater improvements (the "24" On-Site Wastewater Improvements," "21" On-Site Wastewater Improvements," "15" On-Site Wastewater Improvements," and "12"

- On-Site Wastewater Improvements: The Developers of the Off-Site Wastewater Improvements, 21" On-Site Wastewater Improvements, 15" On-Site Wastewater Improvements, and 12" On-Site Wastewater Improvements is one hundred percent(100%). The Developer's Share of the 24" On-Site Wastewater Improvements is fifty percent (50%).
- Major drainage improvements include 36" on-site trunk storm drain improvements (the "36" On-Site Storm Drain Improvements) located within Beauchamp Blvd, Princeton Parkway, Creek Fork Loop and FM-75. The Developer's Share of the 36" On-Site Storm Drain Improvements is one hundred percent (100%).
- Rights-of-way include the street rights-of-way for the on-site Beauchamp Boulevard and Princeton Parkway improvements, and City fire station and community complex sites.

The breakdown of Phases #2-6 Authorized Improvements is shown on Table II-A-5 on the following page.

*(the remainder of this page is intentionally left blank)*

**Table II-A-5**  
**Phases #2-6 Authorized Improvement Costs - Authorized Improvement Costs**

| <b>Improvement Description</b>                          | <b>Phase #2-6<br/>Major<br/>Improvements</b> |
|---------------------------------------------------------|----------------------------------------------|
| <b>Soft Costs</b>                                       |                                              |
| Site Preparation, Mobilization, SWPP, Bonds, Etc.       | \$84,087                                     |
| Contingency                                             | \$238,416                                    |
| Engineering, Surveying, Testing                         | \$40,593                                     |
| PID Creation                                            | \$486,625                                    |
| <b>Hard Costs</b>                                       |                                              |
| Earthwork                                               | \$200,647                                    |
| Water                                                   | \$350,387                                    |
| Sanitary Sewer                                          | \$539,806                                    |
| Storm Sewer                                             | \$285,509                                    |
| Roads                                                   | \$1,098,332                                  |
| Right of Way                                            | \$2,037,522                                  |
| <b>Total Hard and Soft Costs</b>                        | <b>\$5,361,924</b>                           |
| Developer Cash Contribution                             | \$0                                          |
| <b>Total Assessed Hard and Soft Costs</b>               | <b>\$5,361,924</b>                           |
| <b>Phase #2-6 Major Improvements Bond Related Costs</b> |                                              |
| Debt Service Reserve                                    | \$603,825                                    |
| Capitalized Interest                                    | \$1,350,430                                  |
| Cost of Issuance                                        | \$423,020                                    |
| Underwriter's Discount                                  | \$246,300                                    |
| Delinquency and Prepayment Reserve                      | \$142,400                                    |
| Administrative Expenses                                 | \$82,100                                     |
| <b>Principal Assessed</b>                               | <b>\$8,210,000</b>                           |

## **B. ANNUAL BUDGET**

Pursuant to Sections 372.017 and 372.018 of the PID Act, the City may provide that the Assessments be paid in periodic installments and may bear interest at the rate specified by and beginning at the time or times or on the occurrence of one or more events specified by the City Council in an Assessment Ordinance. Such installments must (i) be in amounts necessary to retire the indebtedness on the improvements and (ii) continue for the period approved by the City Council for the payment of the installments. The City Council has determined that the Assessments shall be collected in installments corresponding in number to the annual installments of principal, including mandatory sinking fund payments, on the PID Bonds and bear interest at the actual interest rate on the PID Bonds plus the Additional Interest Rate.

Each Parcel's Annual Installment, as defined in the Current SAP, shall include an annual installment of interest and principal in proportionate amount to the corresponding annual installment of interest and principal on the applicable PID Bonds, the Additional Interest, and a proportionate share, based on such Parcel's outstanding Assessment, of the Administrative

Expenses. Such Annual Installments may be reduced by available funds held in trust under and in accordance with the Indenture.

Pursuant to Section VI.6 of the Current Service and Assessment Plan, the TIRZ Annual Credit shall apply to each Parcel of Assessed Property within the PID. The TIRZ Annual Credit for each Improvement Area of the PID shall be calculated in arrears, and the amount of the TIRZ Annual Credit for each such Parcel constituting Assessed Property shall be determined by multiplying each Improvement Area TIRZ Fund balance as of June 30 by the ratio of such Parcel's incremental taxable value to the incremental taxable value for all Parcels within each Improvement Area for which a TIRZ Annual Credit applies. According to the City, there have been \$26,066 in TIRZ incremental revenues collected from Tax Year 2025 as of June 30, 2026, that are available to be used as a TIRZ Annual Credit in 2026-27 for the respective Parcels within each Improvement Area as shown in Appendix B-2 of this report.

The City or County Tax Assessor/Collector will invoice each owner of a benefited Parcel within the Property at the same time as the City's annual property tax bill, and the Annual Installment shall be due and payable, and incur penalty and interest for unpaid Annual Installments in the same manner as provided for the City's property taxes. Thereafter, subsequent Annual Installments shall be due in the same manner in each succeeding calendar year until the Assessment together with interest, including the Additional Interest, and Administrative Expenses as provided herein has been paid in full.

Failure of an owner to receive an Annual Installment on the property tax bill shall not relieve the owner of the responsibility for payment of the Assessment or the Annual Installment. Assessments and/or Annual Installments that are delinquent shall incur Delinquent Collection Costs. The City Council may provide for other means of collecting the Annual Installments to the extent permitted under the PID Act. In the event of default or foreclosure of any element of the Development, the City has no financial obligations under the Development Agreement and is only obligated to enforce the collection of the Assessments.

#### Phase #1 Annual Budget

Collection of the Annual Installments for the Phase #1 Assessed Property commenced with the 2020 tax year. The calculation of the Annual Installments for the Phase #1 Assessed Property is shown in Table II-A-6 on the following page.

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**Table II-A-6**  
**Annual Installment Calculations – Phase #1**

| Descriptions                             | Phase #1 PID<br>Bonds |
|------------------------------------------|-----------------------|
| Interest payment on March 1, 2027        | \$162,069             |
| Interest payment on September 1, 2027    | \$162,069             |
| Principal payment on September 1, 2027   | \$180,000             |
| <i>Subtotal debt service on bonds</i>    | <i>\$504,138</i>      |
| Administrative expenses                  | \$52,563              |
| Additional Interest for Reserves         | \$35,225              |
| <i>Subtotal Expenses</i>                 | <i>\$591,925</i>      |
| Available TIRZ Credit                    | (\$26,066)            |
| Available reserve fund income            | (\$1,000)             |
| Available Administrative Expense account | \$0                   |
| <i>Subtotal funds available</i>          | <i>(\$27,066)</i>     |
| <b>Annual Installments</b>               | <b>\$564,859</b>      |

*Debt Service Payments*

Annual Installments to be collected for principal and interest include interest due on March 1, 2027, in the amount of \$162,069 and on September 1, 2027, in the amount of \$162,069, which equal interest on the outstanding Phase #1 PID Bonds portion of Assessments balance of \$7,045,000 for six months each and an effective interest rate of 4.60 percent. Annual Installments to be collected include a principal payment of \$180,000 due on September 1, 2027, for the Phase #1 PID Bonds. As a result, total principal and interest due in 2026-27 for the Phase #1 PID Bonds is estimated to be \$504,138.

*Administrative Expenses*

Administrative expenses include the City, PID Administrator, Trustee, Dissemination Agent, auditor, and contingency fees. As shown in Table II-A-7 on the following page, Phase #1 administrative expenses to be collected for 2026-27 are estimated to be \$52,563.

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**Table II-A-7  
Administrative Budget Breakdown – Phase #1**

| <b>Description</b>  | <b>2026-27<br/>Estimated<br/>Budget<sup>1</sup></b> | <b>2025-26<br/>Budget<sup>2</sup></b> | <b>% Change<sup>3</sup></b> |
|---------------------|-----------------------------------------------------|---------------------------------------|-----------------------------|
| City                | \$11,150                                            | \$5,922                               | 88%                         |
| Administrator       | \$14,500                                            | \$42,000                              | (18%)                       |
| Trustee             | \$5,913                                             | \$4,500                               | 31%                         |
| Dissemination Agent | \$0                                                 | \$2,500                               | (100%)                      |
| Contingency         | \$1,000                                             | \$1,000                               | 0%                          |
| <b>Total</b>        | <b>\$52,563</b>                                     | <b>\$55,922</b>                       | <b>(6%)</b>                 |

1 – Represents the total estimated Administrative Expenses (\$52,563).

2 – Represents the Administrative Expenses approved for 2025-26.

3 – Represents the percentage change between 2025-26 and 2026-27.

**Additional Interest**

Annual Installments to be collected as additional interest for prepayment and delinquency reserves in the amount of \$35,225, which equals 0.5 percent interest on the outstanding Assessments of \$7,045,000.

**Available Reserve Fund Income**

As of June 30, 2026, there is \$3,090 in excess reserve fund income earned above the reserve fund requirement and excess principal and interest account balance. As a result, the \$2,000 is available to be applied as a credit to reduce the 2026-27 Annual Installments.

**Annual Installments Per Unit**

According to the Service and Assessment Plan, the Annual Installments shall be collected in an amount sufficient to pay (i) principal and interest on the Phase #1 PID Bonds, (ii) to fund the Additional Interest, and (iii) to cover Administrative Expenses of the PID.

According to the Service and Assessment Plan and subsequent plats, 572 units were built within Phase #1 of the PID. The Annual Installments due to be collected per Unit within the PID for 2026-27 are shown in Table II-A-8 and II-A-9 on the following page.

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**Table II-A-8**  
**Phase #1 Annual Installment - 60 FT Lot**

| Budget Item             | Net Budget Amount <sup>1</sup> | % of Outstanding Assessment per Unit <sup>2</sup> | Annual Installment per Unit <sup>3</sup> |
|-------------------------|--------------------------------|---------------------------------------------------|------------------------------------------|
| Principal               | \$180,000                      | 0.26%                                             | \$472                                    |
| Interest                | \$323,138                      | 0.26%                                             | \$848                                    |
| Administrative Expenses | \$52,563                       | 0.26%                                             | \$138                                    |
| Additional Interest     | \$35,225                       | 0.26%                                             | \$92                                     |
| <b>Total</b>            | <b>\$590,925</b>               |                                                   | <b>\$1,550</b>                           |

1 - Refer to Table II-A-6 of this report for additional budget details.

2 - See Table III-B-1 for percentage of Total outstanding Assessment per unit calculations.

3 - Annual Installment per unit is calculated by multiplying the net budget amount and the % of outstanding Assessment per Lot and does not include any TIRZ credits.

**Table II-A-9**  
**Phase #1 Annual Installment - 50 FT Lot**

| Budget Item             | Net Budget Amount <sup>1</sup> | % of Outstanding Assessment per Unit <sup>2</sup> | Annual Installment per Unit <sup>3</sup> |
|-------------------------|--------------------------------|---------------------------------------------------|------------------------------------------|
| Principal               | \$180,000                      | 0.22%                                             | \$393                                    |
| Interest                | \$323,138                      | 0.22%                                             | \$706                                    |
| Administrative Expenses | \$52,563                       | 0.22%                                             | \$115                                    |
| Additional Interest     | \$35,225                       | 0.22%                                             | \$77                                     |
| <b>Total</b>            | <b>\$590,925</b>               |                                                   | <b>\$1,292</b>                           |

1 - Refer to Table II-A-6 of this report for additional budget details.

2 - See Table III-B-1 for percentage of Total outstanding Assessment per unit calculations.

3 - Annual Installment per unit is calculated by multiplying the net budget amount and the % of outstanding Assessment per Lot and does not include any TIRZ credits.

The list of Parcels within Phase #1 of the PID, the number of units developed of the current residential Parcels, the percent of Outstanding Assessment per unit, the total outstanding Initial Authorized Improvements Assessment, the annual principal and interest, the Administrative Expenses, and the Annual Installment to be collected for 2026-27 are shown in the Assessment Roll Summary attached hereto as Appendix B-1.

#### Phases #2-6 Annual Budget

Collection of the Annual Installments for the Phases #2-6 Assessed Property commenced with the 2020 tax year. The calculation of the Annual Installments for the Phases #2-6 Assessed Property is shown in Table II-A-10 on the following page.

**Table II-A-10**  
**Annual Installment Calculations – Phases #2-6**

| Descriptions                             | Phases #2-6 Major<br>Improvement PID<br>Bonds |
|------------------------------------------|-----------------------------------------------|
| Interest payment on March 1, 2027        | \$212,956                                     |
| Interest payment on September 1, 2027    | \$212,956                                     |
| Principal payment on September 1, 2027   | \$175,000                                     |
| Subtotal debt service on bonds           | \$600,913                                     |
| Administrative expenses                  | \$57,413                                      |
| Additional Interest for Reserves         | \$37,950                                      |
| <b>Subtotal Expenses</b>                 | <b>\$696,275</b>                              |
| Available reserve fund income            | (\$1,000)                                     |
| Available Administrative Expense account | \$0                                           |
| Subtotal funds available                 | (\$1,000)                                     |
| <b>Annual Installments</b>               | <b>\$695,275</b>                              |

**Debt Service Payments**

Annual Installments to be collected for principal and interest include interest due on March 1, 2027, in the amount of \$212,956 and on September 1, 2027, in the amount of \$212,956, which equal interest on the outstanding Phases #2-6 Major Improvement PID Bonds portion of Assessments balance of \$7,590,000 for six months each and an effective interest rate of 5.61 percent. Annual Installments to be collected include a principal payment of \$175,000 due on September 1, 2027, for the Phases #2-6 Major Improvement PID Bonds. As a result, total principal and interest due in 2026-27 for the Phases #2-6 Major Improvement PID Bonds is estimated to be \$600,913.

**Administrative Expenses**

Administrative expenses include the City, PID Administrator, Trustee, Dissemination Agent, auditor, and contingency fees. As shown in Table II-A-11 on the following page, Phases #2-6 administrative expenses to be collected for 2026-27 are estimated to be \$57,413.

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**Table II-A-11**  
**Administrative Budget Breakdown – Phases #2-6**

| Description         | 2026-27<br>Estimated<br>Budget <sup>1</sup> | 2025-26<br>Budget <sup>2</sup> | % Change <sup>3</sup> |
|---------------------|---------------------------------------------|--------------------------------|-----------------------|
| City                | \$16,000                                    | \$21,534                       | (26%)                 |
| Administrator       | \$34,500                                    | \$42,000                       | (18%)                 |
| Trustee             | \$5,913                                     | \$4,500                        | 31%                   |
| Dissemination Agent | \$0                                         | \$2,500                        | (100%)                |
| Contingency         | \$1,000                                     | \$1,000                        | 0%                    |
| <b>Total</b>        | <b>\$57,413</b>                             | <b>\$71,534</b>                | <b>(20%)</b>          |

1 – Represents the total estimated Administrative Expenses (\$53,443).

2 – Represents the Administrative Expenses approved for 2025-26.

3 – Represents the percentage change between 2025-26 and 2026-27.

#### Additional Interest

Annual Installments to be collected as additional interest for prepayment and delinquency reserves in the amount of \$37,950, which equals 0.5 percent interest on the outstanding Assessments of \$7,590,000.

#### Available Reserve Fund Income

As of June 30, 2026, there is \$3,635 in excess reserve fund income earned above the reserve fund requirement and excess principal and interest account balance. As a result, the \$1,000 is available to be applied as a credit to reduce the 2026-27 Annual Installments.

#### Annual Installments Per Unit

According to the Service and Assessment Plan, the Annual Installments shall be collected in an amount sufficient to pay (i) principal and interest on the Phases #2-6 Major Improvement PID Bonds, (ii) to fund the Additional Interest, and (iii) to cover Administrative Expenses of the PID.

According to the Service and Assessment Plan and subsequent plats, 840 units were built within Phases #2-6 of the PID. The Annual Installments due to be collected per Unit within the PID for 2026-27 are shown in Table II-A-12 and II-A-13 on the following page.

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**Table II-A-12**  
**Phases #2-6 Annual Installment - 60 FT Lot**

| Budget Item             | Net Budget Amount <sup>1</sup> | % of Outstanding Assessment per Unit <sup>2</sup> | Annual Installment per Unit <sup>3</sup> |
|-------------------------|--------------------------------|---------------------------------------------------|------------------------------------------|
| Principal               | \$175,000                      | 0.05%                                             | \$90                                     |
| Interest                | \$424,913                      | 0.05%                                             | \$219                                    |
| Administrative Expenses | \$57,413                       | 0.05%                                             | \$30                                     |
| Additional Interest     | \$37,950                       | 0.05%                                             | \$20                                     |
| <b>Total</b>            | <b>\$695,275</b>               |                                                   | <b>\$358</b>                             |

1 – Refer to Table II-A-10 of this report for additional budget details.

2 – See Table III-B-2 for percentage of Total outstanding Assessment per unit calculations.

3 – Annual Installment per unit is calculated by multiplying the net budget amount and the % of outstanding Assessment per Lot and does not include any TIRZ credits.

**Table II-A-13**  
**Phases #2-6 Annual Installment - 50 FT Lot**

| Budget Item             | Net Budget Amount <sup>1</sup> | % of Outstanding Assessment per Unit <sup>2</sup> | Annual Installment per Unit <sup>3</sup> |
|-------------------------|--------------------------------|---------------------------------------------------|------------------------------------------|
| Principal               | \$175,000                      | 0.04%                                             | \$75                                     |
| Interest                | \$424,913                      | 0.04%                                             | \$182                                    |
| Administrative Expenses | \$57,413                       | 0.04%                                             | \$25                                     |
| Additional Interest     | \$37,950                       | 0.04%                                             | \$16                                     |
| <b>Total</b>            | <b>\$695,275</b>               |                                                   | <b>\$298</b>                             |

1 – Refer to Table II-A-10 of this report for additional budget details.

2 – See Table III-B-2 for percentage of Total outstanding Assessment per unit calculations.

3 – Annual Installment per unit is calculated by multiplying the net budget amount and the % of outstanding Assessment per Lot and does not include any TIRZ credits.

The list of Parcels within Phases #2-6 of the PID, the number of units developed of the current residential Parcels, the percent of Outstanding Assessment per unit, the total outstanding Initial Authorized Improvements Assessment, the annual principal and interest, the Administrative Expenses, and the Annual Installment to be collected for 2026-27 are shown in the Assessment Roll Summary attached hereto as Appendix C-1.

### C. FIVE-YEAR PROJECTION OF ANNUAL INSTALLMENTS

A service plan must cover a period of five years. All the Authorized Improvements are expected to be built within a period of five years. The anticipated budget for the Phase #1 Authorized Improvements over a period of five years and the indebtedness expected to be incurred for these costs is shown by Table II-D-1 below.

**Table II-D-1**  
**Phase #1 Authorized Improvement Costs - Annual Projected Indebtedness**

| Bond Year    | Principal and Interest | Additional Interest | Administrative Expenses | Credits           | Total              |
|--------------|------------------------|---------------------|-------------------------|-------------------|--------------------|
| 2023-2026    | \$3,216,902            | \$188,500           | \$2,938,929             | (\$72,690)        | \$6,271,641        |
| 2027         | \$503,138              | \$35,225            | \$52,563                | (\$26,066)        | \$564,859          |
| 2028         | \$506,938              | \$34,325            | \$49,359                | \$0               | \$590,622          |
| 2029         | \$504,338              | \$33,375            | \$50,347                | \$0               | \$588,059          |
| 2030         | \$506,538              | \$32,400            | \$51,354                | \$0               | \$590,291          |
| 2031         | \$507,313              | \$31,375            | \$52,381                | \$0               | \$591,068          |
| 2032         | \$502,638              | \$30,300            | \$53,428                | \$0               | \$586,366          |
| <b>Total</b> | <b>\$6,247,802</b>     | <b>\$385,500</b>    | <b>\$3,248,360</b>      | <b>(\$98,756)</b> | <b>\$9,782,906</b> |

The anticipated budget for the Phases #2-6 Authorized Improvements over a period of five years and the indebtedness expected to be incurred for these costs is shown by Table II-D-2 on the following page.

**Table II-D-2**  
**Phases #2-6 Authorized Improvement Costs - Annual Projected Indebtedness**

| Bond Year    | Principal and Interest | Additional Interest | Administrative Expenses | Credits    | Total              |
|--------------|------------------------|---------------------|-------------------------|------------|--------------------|
| 2023-2026    | \$3,753,330            | \$159,725           | \$203,517               | \$0        | \$4,116,572        |
| 2027         | \$599,913              | \$37,950            | \$57,413                | \$0        | \$695,275          |
| 2028         | \$593,163              | \$37,075            | \$54,517                | \$0        | \$684,755          |
| 2029         | \$598,163              | \$36,175            | \$55,608                | \$0        | \$689,946          |
| 2030         | \$598,663              | \$35,225            | \$56,730                | \$0        | \$690,618          |
| 2031         | \$597,663              | \$34,225            | \$57,854                | \$0        | \$689,742          |
| 2032         | \$601,113              | \$33,175            | \$59,011                | \$0        | \$693,299          |
| <b>Total</b> | <b>\$7,346,085</b>     | <b>\$373,550</b>    | <b>\$544,640</b>        | <b>\$0</b> | <b>\$8,264,275</b> |

## E. PID ASSESSMENT NOTICE

The PID Act requires that the Current Service and Assessment Plan and each Annual Service Plan Update include a copy of the notice form required by Section 5.014 of the Texas Property Code. The PID Assessment Notice is attached hereto as Appendix E.

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 situation 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 purchaser 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 provided 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.

Please refer to Appendix B-3 and Appendix C-2 for the projected Assessment by Lot Type Phase #1 and Phases 2-6, respectively.

## F. BOND REDEMPTION RELATED UPDATES

### *Phase #1 PID Bonds*

The Phase #1 PID Bonds were issued in 2019. Pursuant to Section 4.3 of the Phase #1 PID Bonds Indenture, the City reserves the right and option to redeem the Phase #1 PID Bonds before their scheduled maturity dates, in whole or in part, on date on or after September 1, 2029, such redemption date or dates to be fixed by the City, at the redemption prices and dates shown in the Phase #1 PID Bonds Indenture.

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 Phase #1 PID 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 City accordingly.

### *Phases #2-6 Major Improvement PID Bonds*

The Phase #2-6 Major Improvement PID Bonds were issued in 2019. Pursuant to Section 4.3 of the Phase #2-6 Major Improvement PID Bonds Indenture, the City reserves the right and option to redeem the Phase #2-6 Major Improvement PID Bonds before their scheduled maturity dates, in whole or in part, on date on or after September 1, 2029, such redemption date or dates to be fixed

by the City, at the redemption prices and dates shown in the Phase #2-6 Major Improvement PID Bonds Indenture.

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 Phases #2-6 Major Improvement PID 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 City accordingly.

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### ***III. UPDATE OF THE ASSESSMENT PLAN***

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Pursuant to Section 372.015 of the PID Act, the cost of an improvement to be assessed against property in an improvement district shall be apportioned based on the special benefits accruing to the property because of the improvement. The costs of an improvement may be assessed (i) equally per front foot or square foot, (ii) according to the value of the property as determined by the City Council, with or without regard to improvements on the property, or (iii) in any other manner that results in imposing equal shares of the cost on properties similarly benefited. Furthermore, Section 372.015 of the PID Act provides that the City Council may establish by ordinance or order (i) reasonable classifications and formulas for the apportionment of the cost between the municipality or county and the area to be assessed and (ii) the methods of assessing the special benefits for various classes of improvements. The Assessment Plan describes the special benefit received by each classification of property from the Authorized Improvements, provides the basis and justification for the determination that the special benefit is equal to or greater than the amount of the Assessments, and establishes the methodology by which the City Council apportions costs in a manner that results in equal shares allocated to Parcels similarly benefited.

The determination by the City Council of the assessment methodology set forth herein is the result of the discretionary exercise by the City Council of its legislative authority and governmental powers and is conclusive and binding on the Developer and all future Parcel owners. Notwithstanding any applicable impact fee, the City shall not be liable for payment of any costs of the Authorized Improvements or the Private Improvements from general funds or other revenues or resources of the City. The City assumes no financial obligation whatsoever in the event of default or foreclosure of any Parcel, portion or phase of the Property.

#### ***Assessment Methodology***

This method of assessing property has not been changed and the assessed property will continue to be assessed as provided for in the Current Service and Assessment Plan.

#### **A. ALLOCATION OF BUDGETED COSTS**

##### **1. Phase #1 Authorized Improvements**

The City Council has determined to allocate the Phase #1 Budgeted Costs to each lot within Phase #1 in proportion to estimated average buildout value (i.e., estimated completed single-family home values). The City Council has further determined that creating assessment classifications based on the anticipated Lot Types within Phase #1 will result in imposing equal shares of cost on properties similarly benefited. Therefore, the Parcels on which Phase #1 Assessments are levied receive a direct and special benefit from the Phase #1 Improvements, and this benefit is equal to or greater than the amount assessed.

#### **I. Phases #2-6 Authorized Improvements**

The City Council has determined to allocate the Phase #2 Budgeted Costs to each lot within Phases #2-6 in proportion to estimated average buildout value (i.e., estimated completed single-family home values). The City Council has further determined that creating assessment classifications based on the anticipated Lot Types within Phases #2-6 will result in imposing equal shares of cost on properties similarly benefited. Therefore, the Parcels on which Phases #2-6 Assessments are levied receive a direct and special benefit from the Phases #2-6 Improvements, and this benefit is equal to or greater than the amount assessed.

#### **B. B. CALCULATION OF ASSESSMENTS**

##### **I. Phase I Assessments**

Average buildout values and the anticipated number of Lots for each Lot Type are restated for Phase #1 and the resulting assessments and estimated Annual Installments for each Lot Type are shown in Table III-B-1 on the following page.

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**Table III-B-1**  
**Assessment Allocation – Phase #1<sup>1</sup>**

| Lot Type             | Estimated Count | Estimated Home Value | Total Buildout Value | Percentage Subject to Assessments | Total Buildout Value Subject to Assessments | % of Buildout Value | % per Lot | Total Assessment   | Original Assessment Per Unit | Outstanding Assessment Per Unit |
|----------------------|-----------------|----------------------|----------------------|-----------------------------------|---------------------------------------------|---------------------|-----------|--------------------|------------------------------|---------------------------------|
| 60                   | 14              | \$337,500            | \$4,725,000          | 100.00%                           | \$4,725,000                                 | 3.07%               | 0.26%     | \$216,540          | \$20,592                     | \$18,481                        |
| 50                   | 352             | \$281,250            | \$99,000,000         | 100.00%                           | \$99,000,000                                | 64.40%              | 0.22%     | \$4,527,030        | \$17,160                     | \$15,401                        |
| Lot Type Multifamily | 400             | \$125,000            | \$50,000,000         | 100.00%                           | \$50,000,000                                | 32.53%              | 0.05%     | \$2,291,430        | \$3,803                      | \$5,413                         |
| <b>Total</b>         | <b>766</b>      |                      | <b>\$153,725,000</b> |                                   | <b>\$153,725,000</b>                        | <b>100.00%</b>      |           | <b>\$7,045,000</b> |                              |                                 |

<sup>1</sup> – No Assessments related to these parcels were previously or fully proposed.

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2. Phases #2-6 Assessments

Average buildout values and the anticipated number of Lots for each Lot Type are restated for Phase #2 and the resulting assessments and estimated Annual Installments for each Lot Type are shown in Table III-B-2 below.

**Table III-B-2  
Assessment Allocation – Phase #2-6<sup>1</sup>**

| Lot Type             | Estimated Count | Estimated Home Value | Total Buildout Value | Percentage Subject to Assessments | Total Buildout Value Subject to Assessments | % of Buildout Value | % per Lot | Total Assessment   | Original Assessment Per Unit | Outstanding Assessment Per Unit |
|----------------------|-----------------|----------------------|----------------------|-----------------------------------|---------------------------------------------|---------------------|-----------|--------------------|------------------------------|---------------------------------|
| Lot Type 75 Feet     | 61              | \$421,875            | \$25,714,375         | 100.00%                           | \$25,714,375                                | 3.93%               | 0.00%     | \$298,024          | \$5,214                      | \$4,886                         |
| Lot Type 60 Feet     | 584             | \$337,500            | \$197,100,000        | 100.00%                           | \$197,300,000                               | 30.07%              | 0.03%     | \$2,282,570        | \$4,371                      | \$3,909                         |
| Lot Type 50 Feet     | 1,538           | \$281,250            | \$432,562,500        | 100.00%                           | \$432,562,500                               | 66.00%              | 0.04%     | \$5,009,407        | \$3,476                      | \$3,257                         |
| Lot Type Multifamily | 0               | \$0                  | \$0                  | 100.00%                           | \$0                                         | 0.00%               | 0.00%     | \$0                | \$0                          | \$0                             |
| <b>Total</b>         | <b>2183</b>     |                      | <b>\$655,396,875</b> |                                   | <b>\$655,396,875</b>                        | <b>100.00%</b>      |           | <b>\$7,589,000</b> |                              |                                 |

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## ***IV. UPDATE OF THE ASSESSMENT ROLL***

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### **A. PARCEL UPDATES**

According to the Current Service and Assessment Plan, Upon the duly approved subdivision of Assessed Property, including a replat of a previously recorded subdivision plat, the Assessment for the subdivided Parcel shall be reallocated to the new Parcels created by the subdivision as described below.

$$A = S \times (L \div T)$$

Where the terms have the following meanings:

"A" means the allocated Assessment for a new Parcel.

"S" means the Assessment for the subdivided Parcel.

"L" means the Assessment for the Lot Type or sum of the Assessments for the Lot Types, as applicable, for the new Parcel created by the subdivision.

"T" means the total or sum of the Assessments for all new Parcels created by the subdivision based on the Lot Type or number of prospective Lots and Lot Types applicable to such new Parcels.

The determination of the (i) Lot Type or Lot Types applicable to each new Parcel created by the subdivision and (ii) the number of single-family lots applicable to each new Parcel created by the subdivision shall be determined by reference to the recorded final plat(s) for the applicable Phase, the replat of such recorded final plats, if applicable, and prior to the reordination of each such final plat the Final Plats included in Appendix E attached hereto. The Assessment applicable to each Lot Type shall be determined by reference to Tables III-B-1 and III-B-2.

Any reallocation of Assessments pursuant to this section shall be calculated by the Administrator and reflected in an Annual Service Plan Update approved by the City Council. The reallocation of any Assessments as described herein shall be considered an administrative action and will not require any notice or public hearing, as defined in the PID Act, by the City Council. The City shall not approve a final subdivision plat or other document subdividing a Parcel without a letter from the Administrator either (i) confirming that the Assessment for any new Parcel created by the subdivision plat will not exceed the Assessment for the Lot Type or Lot Types applicable to such Parcels or (ii) confirming the payment of the applicable Mandatory Assessment Prepayment as provided for herein.

## **B. PREPAYMENT OF ASSESSMENTS**

### *Phase #12*

Per the Current SAP, there have not been any Assessment prepayments as of July 31, 2026, for Phase #1.

### *Phases #2-6*

Per the Current SAP, there have not been any Assessment prepayments as of July 31, 2026, for Phase #2-6.

The complete Assessment Rolls are available for review at the City Hall, located at 2000 E Princeton Drive, Princeton, Texas 75407.

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**APPENDIX A**  
**PID MAP, LEGAL DESCRIPTIONS AND CONCEPT PLANS**

**APPENDIX B-1**  
**PHASE #1 ASSESSMENT ROLL SUMMARY – 2026-27**



| Year   | Month | Day | Time  | Location      | Activity  | Remarks                                            |
|--------|-------|-----|-------|---------------|-----------|----------------------------------------------------|
| 1971   | 1     | 1   | 08:00 | San Francisco | Departure | First flight of the year                           |
| 1971   | 1     | 2   | 08:00 | San Francisco | Departure | Second flight of the year                          |
| 1971   | 1     | 3   | 08:00 | San Francisco | Departure | Third flight of the year                           |
| 1971   | 1     | 4   | 08:00 | San Francisco | Departure | Fourth flight of the year                          |
| 1971   | 1     | 5   | 08:00 | San Francisco | Departure | Fifth flight of the year                           |
| 1971   | 1     | 6   | 08:00 | San Francisco | Departure | Sixth flight of the year                           |
| 1971   | 1     | 7   | 08:00 | San Francisco | Departure | Seventh flight of the year                         |
| 1971   | 1     | 8   | 08:00 | San Francisco | Departure | Eighth flight of the year                          |
| 1971   | 1     | 9   | 08:00 | San Francisco | Departure | Ninth flight of the year                           |
| 1971   | 1     | 10  | 08:00 | San Francisco | Departure | Tenth flight of the year                           |
| 1971   | 1     | 11  | 08:00 | San Francisco | Departure | Eleventh flight of the year                        |
| 1971   | 1     | 12  | 08:00 | San Francisco | Departure | Twelfth flight of the year                         |
| 1971   | 1     | 13  | 08:00 | San Francisco | Departure | Thirteenth flight of the year                      |
| 1971   | 1     | 14  | 08:00 | San Francisco | Departure | Fourteenth flight of the year                      |
| 1971   | 1     | 15  | 08:00 | San Francisco | Departure | Fifteenth flight of the year                       |
| 1971   | 1     | 16  | 08:00 | San Francisco | Departure | Sixteenth flight of the year                       |
| 1971   | 1     | 17  | 08:00 | San Francisco | Departure | Seventeenth flight of the year                     |
| 1971   | 1     | 18  | 08:00 | San Francisco | Departure | Eighteenth flight of the year                      |
| 1971   | 1     | 19  | 08:00 | San Francisco | Departure | Nineteenth flight of the year                      |
| 1971   | 1     | 20  | 08:00 | San Francisco | Departure | Twentieth flight of the year                       |
| 1971   | 1     | 21  | 08:00 | San Francisco | Departure | Twenty-first flight of the year                    |
| 1971   | 1     | 22  | 08:00 | San Francisco | Departure | Twenty-second flight of the year                   |
| 1971   | 1     | 23  | 08:00 | San Francisco | Departure | Twenty-third flight of the year                    |
| 1971   | 1     | 24  | 08:00 | San Francisco | Departure | Twenty-fourth flight of the year                   |
| 1971   | 1     | 25  | 08:00 | San Francisco | Departure | Twenty-fifth flight of the year                    |
| 1971   | 1     | 26  | 08:00 | San Francisco | Departure | Twenty-sixth flight of the year                    |
| 1971   | 1     | 27  | 08:00 | San Francisco | Departure | Twenty-seventh flight of the year                  |
| 1971   | 1     | 28  | 08:00 | San Francisco | Departure | Twenty-eighth flight of the year                   |
| 1971   | 1     | 29  | 08:00 | San Francisco | Departure | Twenty-ninth flight of the year                    |
| 1971   | 1     | 30  | 08:00 | San Francisco | Departure | Thirtieth flight of the year                       |
| 1971   | 1     | 31  | 08:00 | San Francisco | Departure | Thirty-first flight of the year                    |
| 1971   | 2     | 1   | 08:00 | San Francisco | Departure | Thirty-second flight of the year                   |
| 1971   | 2     | 2   | 08:00 | San Francisco | Departure | Thirty-third flight of the year                    |
| 1971   | 2     | 3   | 08:00 | San Francisco | Departure | Thirty-fourth flight of the year                   |
| 1971   | 2     | 4   | 08:00 | San Francisco | Departure | Thirty-fifth flight of the year                    |
| 1971   | 2     | 5   | 08:00 | San Francisco | Departure | Thirty-sixth flight of the year                    |
| 1971   | 2     | 6   | 08:00 | San Francisco | Departure | Thirty-seventh flight of the year                  |
| 1971   | 2     | 7   | 08:00 | San Francisco | Departure | Thirty-eighth flight of the year                   |
| 1971   | 2     | 8   | 08:00 | San Francisco | Departure | Thirty-ninth flight of the year                    |
| 1971   | 2     | 9   | 08:00 | San Francisco | Departure | Fortieth flight of the year                        |
| 1971   | 2     | 10  | 08:00 | San Francisco | Departure | Forty-first flight of the year                     |
| 1971   | 2     | 11  | 08:00 | San Francisco | Departure | Forty-second flight of the year                    |
| 1971   | 2     | 12  | 08:00 | San Francisco | Departure | Forty-third flight of the year                     |
| 1971   | 2     | 13  | 08:00 | San Francisco | Departure | Forty-fourth flight of the year                    |
| 1971   | 2     | 14  | 08:00 | San Francisco | Departure | Forty-fifth flight of the year                     |
| 1971   | 2     | 15  | 08:00 | San Francisco | Departure | Forty-sixth flight of the year                     |
| 1971   | 2     | 16  | 08:00 | San Francisco | Departure | Forty-seventh flight of the year                   |
| 1971   | 2     | 17  | 08:00 | San Francisco | Departure | Forty-eighth flight of the year                    |
| 1971   | 2     | 18  | 08:00 | San Francisco | Departure | Forty-ninth flight of the year                     |
| 1971   | 2     | 19  | 08:00 | San Francisco | Departure | Fiftieth flight of the year                        |
| 1971   | 2     | 20  | 08:00 | San Francisco | Departure | Fifty-first flight of the year                     |
| 1971   | 2     | 21  | 08:00 | San Francisco | Departure | Fifty-second flight of the year                    |
| 1971   | 2     | 22  | 08:00 | San Francisco | Departure | Fifty-third flight of the year                     |
| 1971   | 2     | 23  | 08:00 | San Francisco | Departure | Fifty-fourth flight of the year                    |
| 1971   | 2     | 24  | 08:00 | San Francisco | Departure | Fifty-fifth flight of the year                     |
| 1971   | 2     | 25  | 08:00 | San Francisco | Departure | Fifty-sixth flight of the year                     |
| 1971   | 2     | 26  | 08:00 | San Francisco | Departure | Fifty-seventh flight of the year                   |
| 1971   | 2     | 27  | 08:00 | San Francisco | Departure | Fifty-eighth flight of the year                    |
| 1971   | 2     | 28  | 08:00 | San Francisco | Departure | Fifty-ninth flight of the year                     |
| 1971   | 2     | 29  | 08:00 | San Francisco | Departure | Sixtieth flight of the year                        |
| 1971   | 2     | 30  | 08:00 | San Francisco | Departure | Sixty-first flight of the year                     |
| 1971   | 2     | 31  | 08:00 | San Francisco | Departure | Sixty-second flight of the year                    |
| 1971   | 3     | 1   | 08:00 | San Francisco | Departure | Sixty-third flight of the year                     |
| 1971   | 3     | 2   | 08:00 | San Francisco | Departure | Sixty-fourth flight of the year                    |
| 1971   | 3     | 3   | 08:00 | San Francisco | Departure | Sixty-fifth flight of the year                     |
| 1971   | 3     | 4   | 08:00 | San Francisco | Departure | Sixty-sixth flight of the year                     |
| 1971   | 3     | 5   | 08:00 | San Francisco | Departure | Sixty-seventh flight of the year                   |
| 1971   | 3     | 6   | 08:00 | San Francisco | Departure | Sixty-eighth flight of the year                    |
| 1971   | 3     | 7   | 08:00 | San Francisco | Departure | Sixty-ninth flight of the year                     |
| 1971   | 3     | 8   | 08:00 | San Francisco | Departure | Seventieth flight of the year                      |
| 1971   | 3     | 9   | 08:00 | San Francisco | Departure | Seventy-first flight of the year                   |
| 1971   | 3     | 10  | 08:00 | San Francisco | Departure | Seventy-second flight of the year                  |
| 1971   | 3     | 11  | 08:00 | San Francisco | Departure | Seventy-third flight of the year                   |
| 1971   | 3     | 12  | 08:00 | San Francisco | Departure | Seventy-fourth flight of the year                  |
| 1971   | 3     | 13  | 08:00 | San Francisco | Departure | Seventy-fifth flight of the year                   |
| 1971   | 3     | 14  | 08:00 | San Francisco | Departure | Seventy-sixth flight of the year                   |
| 1971   | 3     | 15  | 08:00 | San Francisco | Departure | Seventy-seventh flight of the year                 |
| 1971   | 3     | 16  | 08:00 | San Francisco | Departure | Seventy-eighth flight of the year                  |
| 1971   | 3     | 17  | 08:00 | San Francisco | Departure | Seventy-ninth flight of the year                   |
| 1971   | 3     | 18  | 08:00 | San Francisco | Departure | Eightieth flight of the year                       |
| 1971   | 3     | 19  | 08:00 | San Francisco | Departure | Eighty-first flight of the year                    |
| 1971   | 3     | 20  | 08:00 | San Francisco | Departure | Eighty-second flight of the year                   |
| 1971   | 3     | 21  | 08:00 | San Francisco | Departure | Eighty-third flight of the year                    |
| 1971   | 3     | 22  | 08:00 | San Francisco | Departure | Eighty-fourth flight of the year                   |
| 1971   | 3     | 23  | 08:00 | San Francisco | Departure | Eighty-fifth flight of the year                    |
| 1971   | 3     | 24  | 08:00 | San Francisco | Departure | Eighty-sixth flight of the year                    |
| 1971   | 3     | 25  | 08:00 | San Francisco | Departure | Eighty-seventh flight of the year                  |
| 1971   | 3     | 26  | 08:00 | San Francisco | Departure | Eighty-eighth flight of the year                   |
| 1971   | 3     | 27  | 08:00 | San Francisco | Departure | Eighty-ninth flight of the year                    |
| 1971   | 3     | 28  | 08:00 | San Francisco | Departure | Ninetieth flight of the year                       |
| 1971   | 3     | 29  | 08:00 | San Francisco | Departure | Ninety-first flight of the year                    |
| 1971   | 3     | 30  | 08:00 | San Francisco | Departure | Ninety-second flight of the year                   |
| 1971   | 3     | 31  | 08:00 | San Francisco | Departure | Ninety-third flight of the year                    |
| 1971   | 4     | 1   | 08:00 | San Francisco | Departure | Ninety-fourth flight of the year                   |
| 1971   | 4     | 2   | 08:00 | San Francisco | Departure | Ninety-fifth flight of the year                    |
| 1971   | 4     | 3   | 08:00 | San Francisco | Departure | Ninety-sixth flight of the year                    |
| 1971   | 4     | 4   | 08:00 | San Francisco | Departure | Ninety-seventh flight of the year                  |
| 1971   | 4     | 5   | 08:00 | San Francisco | Departure | Ninety-eighth flight of the year                   |
| 1971   | 4     | 6   | 08:00 | San Francisco | Departure | Ninety-ninth flight of the year                    |
| 1971   | 4     | 7   | 08:00 | San Francisco | Departure | One hundredth flight of the year                   |
| 1971   | 4     | 8   | 08:00 | San Francisco | Departure | One hundred and first flight of the year           |
| 1971   | 4     | 9   | 08:00 | San Francisco | Departure | One hundred and second flight of the year          |
| 1971   | 4     | 10  | 08:00 | San Francisco | Departure | One hundred and third flight of the year           |
| 1971   | 4     | 11  | 08:00 | San Francisco | Departure | One hundred and fourth flight of the year          |
| 1971   | 4     | 12  | 08:00 | San Francisco | Departure | One hundred and fifth flight of the year           |
| 1971   | 4     | 13  | 08:00 | San Francisco | Departure | One hundred and sixth flight of the year           |
| 1971   | 4     | 14  | 08:00 | San Francisco | Departure | One hundred and seventh flight of the year         |
| 1971   | 4     | 15  | 08:00 | San Francisco | Departure | One hundred and eighth flight of the year          |
| 1971   | 4     | 16  | 08:00 | San Francisco | Departure | One hundred and ninth flight of the year           |
| 1971   | 4     | 17  | 08:00 | San Francisco | Departure | One hundred and tenth flight of the year           |
| 1971   | 4     | 18  | 08:00 | San Francisco | Departure | One hundred and eleventh flight of the year        |
| 1971   | 4     | 19  | 08:00 | San Francisco | Departure | One hundred and twelfth flight of the year         |
| 1971   | 4     | 20  | 08:00 | San Francisco | Departure | One hundred and thirteenth flight of the year      |
| 1971   | 4     | 21  | 08:00 | San Francisco | Departure | One hundred and fourteenth flight of the year      |
| 1971   | 4     | 22  | 08:00 | San Francisco | Departure | One hundred and fifteenth flight of the year       |
| 1971   | 4     | 23  | 08:00 | San Francisco | Departure | One hundred and sixteenth flight of the year       |
| 1971   | 4     | 24  | 08:00 | San Francisco | Departure | One hundred and seventeenth flight of the year     |
| 1971   | 4     | 25  | 08:00 | San Francisco | Departure | One hundred and eighteenth flight of the year      |
| 1971   | 4     | 26  | 08:00 | San Francisco | Departure | One hundred and nineteenth flight of the year      |
| 1971   | 4     | 27  | 08:00 | San Francisco | Departure | One hundred and twentieth flight of the year       |
| 1971   | 4     | 28  | 08:00 | San Francisco | Departure | One hundred and twenty-first flight of the year    |
| 1971   | 4     | 29  | 08:00 | San Francisco | Departure | One hundred and twenty-second flight of the year   |
| 1971   | 4     | 30  | 08:00 | San Francisco | Departure | One hundred and twenty-third flight of the year    |
| 1971   | 4     | 31  | 08:00 | San Francisco | Departure | One hundred and twenty-fourth flight of the year   |
| 1971   | 5     | 1   | 08:00 | San Francisco | Departure | One hundred and twenty-fifth flight of the year    |
| 1971   | 5     | 2   | 08:00 | San Francisco | Departure | One hundred and twenty-sixth flight of the year    |
| 1971   | 5     | 3   | 08:00 | San Francisco | Departure | One hundred and twenty-seventh flight of the year  |
| 1971   | 5     | 4   | 08:00 | San Francisco | Departure | One hundred and twenty-eighth flight of the year   |
| 1971   | 5     | 5   | 08:00 | San Francisco | Departure | One hundred and twenty-ninth flight of the year    |
| 1971   | 5     | 6   | 08:00 | San Francisco | Departure | One hundred and thirtieth flight of the year       |
| 1971   | 5     | 7   | 08:00 | San Francisco | Departure | One hundred and thirty-first flight of the year    |
| 1971   | 5     | 8   | 08:00 | San Francisco | Departure | One hundred and thirty-second flight of the year   |
| 1971   | 5     | 9   | 08:00 | San Francisco | Departure | One hundred and thirty-third flight of the year    |
| 1971   | 5     | 10  | 08:00 | San Francisco | Departure | One hundred and thirty-fourth flight of the year   |
| 1971   | 5     | 11  | 08:00 | San Francisco | Departure | One hundred and thirty-fifth flight of the year    |
| 1971   | 5     | 12  | 08:00 | San Francisco | Departure | One hundred and thirty-sixth flight of the year    |
| 1971   | 5     | 13  | 08:00 | San Francisco | Departure | One hundred and thirty-seventh flight of the year  |
| 1971   | 5     | 14  | 08:00 | San Francisco | Departure | One hundred and thirty-eighth flight of the year   |
| 1971   | 5     | 15  | 08:00 | San Francisco | Departure | One hundred and thirty-ninth flight of the year    |
| 1971   | 5     | 16  | 08:00 | San Francisco | Departure | One hundred and fortieth flight of the year        |
| 1971   | 5     | 17  | 08:00 | San Francisco | Departure | One hundred and forty-first flight of the year     |
| 1971   | 5     | 18  | 08:00 | San Francisco | Departure | One hundred and forty-second flight of the year    |
| 1971   | 5     | 19  | 08:00 | San Francisco | Departure | One hundred and forty-third flight of the year     |
| 1971   | 5     | 20  | 08:00 | San Francisco | Departure | One hundred and forty-fourth flight of the year    |
| 1971   | 5     | 21  | 08:00 | San Francisco | Departure | One hundred and forty-fifth flight of the year     |
| 1971   | 5     | 22  | 08:00 | San Francisco | Departure | One hundred and forty-sixth flight of the year     |
| 1971   | 5     | 23  | 08:00 | San Francisco | Departure | One hundred and forty-seventh flight of the year   |
| 1971   | 5     | 24  | 08:00 | San Francisco | Departure | One hundred and forty-eighth flight of the year    |
| 1971   | 5     | 25  | 08:00 | San Francisco | Departure | One hundred and forty-ninth flight of the year     |
| 1971   | 5     | 26  | 08:00 | San Francisco | Departure | One hundred and fiftieth flight of the year        |
| 1971   | 5     | 27  | 08:00 | San Francisco | Departure | One hundred and fifty-first flight of the year     |
| 1971   | 5     | 28  | 08:00 | San Francisco | Departure | One hundred and fifty-second flight of the year    |
| 1971   | 5     | 29  | 08:00 | San Francisco | Departure | One hundred and fifty-third flight of the year     |
| 1971   | 5     | 30  | 08:00 | San Francisco | Departure | One hundred and fifty-fourth flight of the year    |
| 1971   | 5     | 31  | 08:00 | San Francisco | Departure | One hundred and fifty-fifth flight of the year     |
| 1971   | 6     | 1   | 08:00 | San Francisco | Departure | One hundred and fifty-sixth flight of the year     |
| 1971   | 6     | 2   | 08:00 | San Francisco | Departure | One hundred and fifty-seventh flight of the year   |
| 1971   | 6     | 3   | 08:00 | San Francisco | Departure | One hundred and fifty-eighth flight of the year    |
| 1971   | 6     | 4   | 08:00 | San Francisco | Departure | One hundred and fifty-ninth flight of the year     |
| 1971   | 6     | 5   | 08:00 | San Francisco | Departure | One hundred and sixtieth flight of the year        |
| 1971   | 6     | 6   | 08:00 | San Francisco | Departure | One hundred and sixty-first flight of the year     |
| 1971   | 6     | 7   | 08:00 | San Francisco | Departure | One hundred and sixty-second flight of the year    |
| 1971   | 6     | 8   | 08:00 | San Francisco | Departure | One hundred and sixty-third flight of the year     |
| 1971   | 6     | 9   | 08:00 | San Francisco | Departure | One hundred and sixty-fourth flight of the year    |
| 1971   | 6     | 10  | 08:00 | San Francisco | Departure | One hundred and sixty-fifth flight of the year     |
| 1971   | 6     | 11  | 08:00 | San Francisco | Departure | One hundred and sixty-sixth flight of the year     |
| 1971   | 6     | 12  | 08:00 | San Francisco | Departure | One hundred and sixty-seventh flight of the year   |
| 1971   | 6     | 13  | 08:00 | San Francisco | Departure | One hundred and sixty-eighth flight of the year    |
| 1971   | 6     | 14  | 08:00 | San Francisco | Departure | One hundred and sixty-ninth flight of the year     |
| 1971   | 6     | 15  | 08:00 | San Francisco | Departure | One hundred and seventieth flight of the year      |
| 1971   | 6     | 16  | 08:00 | San Francisco | Departure | One hundred and seventy-first flight of the year   |
| 1971   | 6     | 17  | 08:00 | San Francisco | Departure | One hundred and seventy-second flight of the year  |
| 1971   | 6     | 18  | 08:00 | San Francisco | Departure | One hundred and seventy-third flight of the year   |
| 1971   | 6     | 19  | 08:00 | San Francisco | Departure | One hundred and seventy-fourth flight of the year  |
| 1971   | 6     | 20  | 08:00 | San Francisco | Departure | One hundred and seventy-fifth flight of the year   |
| 1971   | 6     | 21  | 08:00 | San Francisco | Departure | One hundred and seventy-sixth flight of the year   |
| 1971   | 6     | 22  | 08:00 | San Francisco | Departure | One hundred and seventy-seventh flight of the year |
| 1971   | 6     | 23  | 08:00 | San Francisco | Departure | One hundred and seventy-eighth flight of the year  |
| 1971   | 6     | 24  | 08:00 | San Francisco | Departure | One hundred and seventy-ninth flight of the year   |
| 1971   | 6     | 25  | 08:00 | San Francisco | Departure | One hundred and eightieth flight of the year       |
| 1971   | 6     | 26  | 08:00 | San Francisco | Departure | One hundred and eighty-first flight of the year    |
| 1971   | 6     | 27  | 08:00 | San Francisco | Departure | One hundred and eighty-second flight of the year   |
| 1971   | 6     | 28  | 08:00 | San Francisco | Departure | One hundred and eighty-third flight of the year    |
| 1971   | 6     | 29  | 08:00 | San Francisco | Departure | One hundred and eighty-fourth flight of the year   |
| 1971   | 6     | 30  | 08:00 | San Francisco | Departure | One hundred and eighty-fifth flight of the year    |
| 1971   | 6     | 31  | 08:00 | San Francisco | Departure | One hundred and eighty-sixth flight of the year    |
| 1971   | 7     | 1   | 08:00 | San Francisco | Departure | One hundred and eighty-seventh flight of the year  |
| 1971   | 7     | 2   | 08:00 | San Francisco | Departure | One hundred and eighty-eighth flight of the year   |
| 1971   | 7     | 3   | 08:00 | San Francisco | Departure | One hundred and eighty-ninth flight of the year    |
| 1971   | 7     | 4   | 08:00 | San Francisco | Departure | One hundred and ninetieth flight of the year       |
| 1971   | 7     | 5   | 08:00 | San Francisco | Departure | One hundred and ninety-first flight of the year    |
| 1971   | 7     | 6   | 08:00 | San Francisco | Departure | One hundred and ninety-second flight of the year   |
| 1971   | 7     | 7   | 08:00 | San Francisco | Departure | One hundred and ninety-third flight of the year    |
| 1971   | 7     | 8   | 08:00 | San Francisco | Departure | One hundred and ninety-fourth flight of the year   |
| 1971   | 7     | 9   | 08:00 | San Francisco | Departure | One hundred and ninety-fifth flight of the year    |
| 1971   | 7     | 10  | 08:00 | San Francisco | Departure | One hundred and ninety-sixth flight of the year    |
| 1971</ |       |     |       |               |           |                                                    |









APPENDIX B-2

TIRZ ANNUAL CREDIT CALCULATION - PHASE #1 – 2026-27

**Appendix B-2**  
**Phase #1 Single Family TRIC Credit Calculation 2025-24**

| Parcel  | Lot Size         | 2025 Tract Value | Base Value | 2025 Incremental Tract Value | Percentage of Incremental Tract Value | TRIC Annual Credit |
|---------|------------------|------------------|------------|------------------------------|---------------------------------------|--------------------|
| 2024114 | Non-Benefited    | \$0              | \$0        | \$2,000                      | 0.00%                                 | \$0.00             |
| 2024118 | Non-Benefited    | \$0              | \$0        | \$0                          | 0.00%                                 | \$0.00             |
| 2024120 | Non-Benefited    | \$2,000          | \$0        | \$2,000                      | 0.00%                                 | \$0.00             |
| 2024123 | Non-Benefited    | \$3,000          | \$0        | \$3,000                      | 0.00%                                 | \$0.00             |
| 2024124 | Lot Type 30 Foot | \$274,232        | \$410      | \$273,822                    | 0.23%                                 | \$50.00            |
| 2024125 | Lot Type 40 Foot | \$101,218        | \$410      | \$100,808                    | 0.25%                                 | \$24.00            |
| 2024126 | Lot Type 30 Foot | \$77,400         | \$410      | \$76,990                     | 0.00%                                 | \$16.00            |
| 2024127 | Lot Type 40 Foot | \$77,400         | \$410      | \$76,990                     | 0.00%                                 | \$16.00            |
| 2024134 | Lot Type 30 Foot | \$77,400         | \$410      | \$76,990                     | 0.00%                                 | \$16.00            |
| 2024135 | Lot Type 30 Foot | \$230,232        | \$410      | \$229,822                    | 0.23%                                 | \$50.00            |
| 2024136 | Lot Type 30 Foot | \$0              | \$410      | \$410                        | 0.00%                                 | \$0.00             |
| 2024137 | Lot Type 30 Foot | \$18,000         | \$410      | \$17,590                     | 0.24%                                 | \$36.00            |
| 2024138 | Lot Type 40 Foot | \$146,104        | \$410      | \$145,694                    | 0.26%                                 | \$34.00            |
| 2024139 | Lot Type 40 Foot | \$187,111        | \$410      | \$186,701                    | 0.25%                                 | \$32.00            |
| 2024140 | Lot Type 40 Foot | \$144,313        | \$410      | \$143,903                    | 0.26%                                 | \$34.00            |
| 2024141 | Lot Type 30 Foot | \$133,000        | \$410      | \$132,590                    | 0.17%                                 | \$27.00            |
| 2024142 | Lot Type 30 Foot | \$240,498        | \$410      | \$239,888                    | 0.25%                                 | \$50.00            |
| 2024143 | Lot Type 30 Foot | \$272,226        | \$410      | \$271,816                    | 0.23%                                 | \$50.00            |
| 2024144 | Lot Type 30 Foot | \$312,370        | \$410      | \$311,960                    | 0.13%                                 | \$20.00            |
| 2024145 | Lot Type 30 Foot | \$313,289        | \$410      | \$312,879                    | 0.13%                                 | \$20.00            |
| 2024146 | Lot Type 30 Foot | \$201,240        | \$410      | \$200,830                    | 0.26%                                 | \$34.00            |
| 2024147 | Lot Type 30 Foot | \$210,287        | \$410      | \$209,877                    | 0.26%                                 | \$34.00            |
| 2024148 | Lot Type 30 Foot | \$239,434        | \$410      | \$239,024                    | 0.26%                                 | \$34.00            |
| 2024149 | Lot Type 30 Foot | \$334,311        | \$410      | \$333,901                    | 0.23%                                 | \$50.00            |
| 2024150 | Lot Type 30 Foot | \$332,183        | \$410      | \$331,773                    | 0.17%                                 | \$27.00            |
| 2024151 | Lot Type 30 Foot | \$448,833        | \$410      | \$448,423                    | 0.19%                                 | \$38.00            |
| 2024152 | Lot Type 30 Foot | \$390,259        | \$410      | \$389,849                    | 0.25%                                 | \$50.00            |
| 2024153 | Lot Type 30 Foot | \$227,272        | \$410      | \$226,862                    | 0.27%                                 | \$50.00            |
| 2024154 | Lot Type 30 Foot | \$334,070        | \$410      | \$333,660                    | 0.23%                                 | \$50.00            |
| 2024155 | Lot Type 30 Foot | \$112,551        | \$410      | \$112,141                    | 0.24%                                 | \$24.00            |
| 2024156 | Lot Type 30 Foot | \$283,218        | \$410      | \$282,808                    | 0.24%                                 | \$24.00            |
| 2024157 | Lot Type 30 Foot | \$327,875        | \$410      | \$327,465                    | 0.27%                                 | \$50.00            |
| 2024158 | Lot Type 30 Foot | \$271,248        | \$410      | \$270,838                    | 0.23%                                 | \$50.00            |
| 2024159 | Lot Type 30 Foot | \$74,100         | \$410      | \$73,690                     | 0.30%                                 | \$10.00            |
| 2024160 | Lot Type 30 Foot | \$14,100         | \$410      | \$13,690                     | 0.30%                                 | \$10.00            |
| 2024161 | Lot Type 30 Foot | \$74,100         | \$410      | \$73,690                     | 0.30%                                 | \$10.00            |
| 2024162 | Lot Type 30 Foot | \$226,033        | \$410      | \$225,623                    | 0.27%                                 | \$50.00            |
| 2024163 | Lot Type 30 Foot | \$294,297        | \$410      | \$293,887                    | 0.23%                                 | \$50.00            |
| 2024164 | Lot Type 30 Foot | \$397,011        | \$410      | \$396,601                    | 0.13%                                 | \$20.00            |
| 2024165 | Lot Type 30 Foot | \$297,680        | \$410      | \$297,270                    | 0.26%                                 | \$34.00            |
| 2024166 | Lot Type 30 Foot | \$243,966        | \$410      | \$243,556                    | 0.17%                                 | \$27.00            |
| 2024167 | Lot Type 30 Foot | \$271,251        | \$410      | \$270,841                    | 0.19%                                 | \$38.00            |
| 2024168 | Lot Type 30 Foot | \$283,379        | \$410      | \$282,969                    | 0.17%                                 | \$27.00            |
| 2024169 | Lot Type 30 Foot | \$313,514        | \$410      | \$313,104                    | 0.20%                                 | \$40.00            |

**Appendix B-2**  
**Phase III Single Family TDR Credit Calculation 2015-21**

| Parcel  | Lot Size         | 2015 Taxable Value | Base Value | 2015 Incremental Taxable Value | Percentage of Incremental Taxable Value | 2012 Annual Credit |
|---------|------------------|--------------------|------------|--------------------------------|-----------------------------------------|--------------------|
| 2820464 | Lot Type 10 Food | \$393,345          | \$430      | \$393,345                      | 0.127%                                  | \$64.94            |
| 2820465 | Lot Type 10 Food | \$500,466          | \$430      | \$500,458                      | 0.125%                                  | \$84.23            |
| 2820466 | Lot Type 10 Food | \$339,418          | \$430      | \$339,048                      | 0.16%                                   | \$68.51            |
| 2820467 | Lot Type 10 Food | \$534,918          | \$430      | \$534,468                      | 0.24%                                   | \$97.56            |
| 2820468 | Lot Type 10 Food | \$352,195          | \$430      | \$351,761                      | 0.26%                                   | \$72.26            |
| 2820469 | Lot Type 10 Food | \$394,113          | \$430      | \$393,687                      | 0.12%                                   | \$53.19            |
| 2820470 | Lot Type 10 Food | \$332,281          | \$430      | \$331,841                      | 0.17%                                   | \$71.08            |
| 2820471 | Lot Type 10 Food | \$348,683          | \$430      | \$348,257                      | 0.14%                                   | \$72.87            |
| 2820472 | Lot Type 10 Food | \$300,288          | \$430      | \$300,258                      | 0.12%                                   | \$64.40            |
| 2820473 | Lot Type 10 Food | \$300,457          | \$430      | \$300,233                      | 0.12%                                   | \$65.89            |
| 2820474 | Lot Type 10 Food | \$378,872          | \$430      | \$378,422                      | 0.17%                                   | \$81.26            |
| 2820475 | Lot Type 10 Food | \$371,334          | \$430      | \$371,098                      | 0.16%                                   | \$79.49            |
| 2820476 | Lot Type 10 Food | \$332,383          | \$430      | \$331,941                      | 0.17%                                   | \$81.38            |
| 2820477 | Lot Type 10 Food | \$349,071          | \$430      | \$348,621                      | 0.18%                                   | \$74.62            |
| 2820478 | Lot Type 10 Food | \$384,272          | \$430      | \$383,821                      | 0.15%                                   | \$83.29            |
| 2820479 | Lot Type 10 Food | \$380,381          | \$430      | \$380,951                      | 0.13%                                   | \$64.69            |
| 2820480 | Lot Type 10 Food | \$409,018          | \$430      | \$408,628                      | 0.18%                                   | \$74.58            |
| 2820481 | Lot Type 10 Food | \$300,316          | \$430      | \$300,918                      | 0.2%                                    | \$64.14            |
| 2820482 | Lot Type 10 Food | \$340,097          | \$430      | \$340,127                      | 0.12%                                   | \$72.89            |
| 2820483 | Lot Type 10 Food | \$332,152          | \$430      | \$331,729                      | 0.14%                                   | \$70.19            |
| 2820484 | Lot Type 10 Food | \$390,398          | \$430      | \$390,138                      | 0.18%                                   | \$79.15            |
| 2820485 | Lot Type 10 Food | \$337,261          | \$430      | \$336,861                      | 0.24%                                   | \$78.44            |
| 2820486 | Lot Type 10 Food | \$215,968          | \$399      | \$215,518                      | 0.18%                                   | \$67.59            |
| 2820487 | Lot Type 10 Food | \$120,411          | \$430      | \$119,984                      | 0.16%                                   | \$63.91            |
| 2820488 | Lot Type 10 Food | \$381,286          | \$430      | \$380,836                      | 0.12%                                   | \$64.44            |
| 2820489 | Lot Type 10 Food | \$407,296          | \$430      | \$406,726                      | 0.19%                                   | \$91.14            |
| 2820490 | Lot Type 10 Food | \$394,273          | \$430      | \$393,821                      | 0.14%                                   | \$82.23            |
| 2820491 | Lot Type 10 Food | \$393,189          | \$430      | \$392,728                      | 0.12%                                   | \$84.11            |
| 2820492 | Lot Type 10 Food | \$333,875          | \$430      | \$333,425                      | 0.12%                                   | \$71.21            |
| 2820493 | Lot Type 10 Food | \$312,493          | \$430      | \$312,030                      | 0.12%                                   | \$68.81            |
| 2820494 | Lot Type 10 Food | \$391,144          | \$430      | \$390,694                      | 0.14%                                   | \$80.28            |
| 2820495 | Lot Type 10 Food | \$351,981          | \$430      | \$351,531                      | 0.14%                                   | \$75.09            |
| 2820496 | Lot Type 10 Food | \$384,272          | \$430      | \$383,822                      | 0.12%                                   | \$82.21            |
| 2820497 | Lot Type 10 Food | \$390,297          | \$430      | \$389,130                      | 0.18%                                   | \$77.12            |
| 2820498 | Lot Type 10 Food | \$313,968          | \$430      | \$313,518                      | 0.23%                                   | \$97.39            |
| 2820499 | Lot Type 10 Food | \$300,145          | \$430      | \$300,184                      | 0.14%                                   | \$66.25            |
| 2820500 | Lot Type 10 Food | \$382,193          | \$430      | \$381,798                      | 0.14%                                   | \$75.39            |
| 2820501 | Lot Type 10 Food | \$396,186          | \$430      | \$395,745                      | 0.14%                                   | \$73.06            |
| 2820502 | Lot Type 10 Food | 30                 | \$430      | 30                             | 0.00%                                   | \$0.00             |
| 2820503 | Lot Type 10 Food | 30                 | \$430      | 30                             | 0.00%                                   | \$0.00             |
| 2820504 | Lot Type 10 Food | \$361,911          | \$430      | \$361,548                      | 0.16%                                   | \$77.43            |
| 2820505 | Lot Type 10 Food | \$322,292          | \$430      | \$321,862                      | 0.14%                                   | \$68.92            |
| 2820506 | Lot Type 10 Food | \$332,879          | \$430      | \$332,405                      | 0.17%                                   | \$71.21            |
| 2820507 | Lot Type 10 Food | \$320,473          | \$430      | \$319,968                      | 0.20%                                   | \$68.51            |

**Appendix B-2**  
**Phase II Single Family TRD: Credit Calendar 2025-28**

| Purch   | Lot Size          | 2025 Tranche Value | Base Year | 2025 Supplemental Tranche Value | Percentage of Supplemental Tranche Value | TRD Annual Credit |
|---------|-------------------|--------------------|-----------|---------------------------------|------------------------------------------|-------------------|
| 2024008 | Lot Type 101 Foot | \$483,948          | \$410     | \$330,318                       | 0.29%                                    | \$61.00           |
| 2024009 | Lot Type 101 Foot | \$398,160          | \$410     | \$389,416                       | 0.19%                                    | \$64.20           |
| 2024010 | Lot Type 101 Foot | \$462,341          | \$410     | \$395,941                       | 0.19%                                    | \$76.44           |
| 2024011 | Lot Type 101 Foot | \$360,218          | \$410     | \$360,218                       | 0.18%                                    | \$77.11           |
| 2024012 | Lot Type 101 Foot | \$300,260          | \$410     | \$300,260                       | 0.25%                                    | \$66.84           |
| 2024013 | Lot Type 101 Foot | \$333,348          | \$410     | \$223,318                       | 0.26%                                    | \$67.39           |
| 2024014 | Lot Type 101 Foot | \$352,189          | \$410     | \$352,189                       | 0.19%                                    | \$75.30           |
| 2024015 | Lot Type 101 Foot | \$348,487          | \$410     | \$348,487                       | 0.19%                                    | \$75.47           |
| 2024016 | Lot Type 101 Foot | \$257,241          | \$410     | \$258,341                       | 0.19%                                    | \$76.46           |
| 2024017 | Lot Type 101 Foot | \$300,269          | \$410     | \$300,418                       | 0.15%                                    | \$84.28           |
| 2024018 | Lot Type 101 Foot | \$384,213          | \$410     | \$381,789                       | 0.15%                                    | \$92.20           |
| 2024019 | Lot Type 101 Foot | \$418,118          | \$410     | \$112,008                       | 0.26%                                    | \$68.84           |
| 2024020 | Lot Type 101 Foot | \$418,118          | \$410     | \$417,928                       | 0.16%                                    | \$64.53           |
| 2024021 | Lot Type 101 Foot | \$347,188          | \$410     | \$346,808                       | 0.29%                                    | \$71.32           |
| 2024022 | Lot Type 101 Foot | \$332,372          | \$410     | \$332,382                       | 0.27%                                    | \$71.29           |
| 2024023 | Lot Type 101 Foot | \$336,898          | \$410     | \$336,238                       | 0.27%                                    | \$69.91           |
| 2024024 | Lot Type 101 Foot | \$150,475          | \$410     | \$150,405                       | 0.17%                                    | \$71.21           |
| 2024025 | Lot Type 101 Foot | \$347,478          | \$410     | \$347,028                       | 0.29%                                    | \$74.31           |
| 2024026 | Lot Type 101 Foot | \$779,278          | \$608     | \$771,804                       | 0.21%                                    | \$88.08           |
| 2024027 | Lot Type 101 Foot | \$331,351          | \$410     | \$331,101                       | 0.27%                                    | \$75.99           |
| 2024028 | Lot Type 101 Foot | \$125,112          | \$410     | \$124,682                       | 0.27%                                    | \$68.23           |
| 2024029 | Lot Type 101 Foot | \$307,678          | \$410     | \$307,238                       | 0.19%                                    | \$68.30           |
| 2024030 | Lot Type 101 Foot | \$348,068          | \$608     | \$347,568                       | 0.29%                                    | \$74.48           |
| 2024031 | Lot Type 101 Foot | \$341,838          | \$608     | \$340,288                       | 0.28%                                    | \$72.56           |
| 2024032 | Lot Type 101 Foot | \$373,872          | \$410     | \$373,422                       | 0.19%                                    | \$79.99           |
| 2024033 | Lot Type 101 Foot | \$340,342          | \$410     | \$340,292                       | 0.29%                                    | \$74.01           |
| 2024034 | Lot Type 101 Foot | \$345,491          | \$410     | \$344,941                       | 0.29%                                    | \$71.84           |
| 2024035 | Lot Type 101 Foot | \$341,014          | \$410     | \$340,964                       | 0.19%                                    | \$81.51           |
| 2024036 | Lot Type 101 Foot | \$335,614          | \$410     | \$335,164                       | 0.29%                                    | \$71.88           |
| 2024037 | Lot Type 101 Foot | \$408,373          | \$410     | \$407,923                       | 0.19%                                    | \$87.38           |
| 2024038 | Lot Type 101 Foot | \$77,480           | \$410     | \$76,978                        | 0.89%                                    | \$16.48           |
| 2024039 | Lot Type 101 Foot | \$391,234          | \$410     | \$391,176                       | 0.19%                                    | \$83.71           |
| 2024040 | Lot Type 101 Foot | \$380,890          | \$410     | \$380,820                       | 0.19%                                    | \$74.68           |
| 2024041 | Lot Type 101 Foot | \$253,239          | \$410     | \$392,739                       | 0.19%                                    | \$88.11           |
| 2024042 | Lot Type 101 Foot | \$343,881          | \$410     | \$343,431                       | 0.29%                                    | \$74.00           |
| 2024043 | Lot Type 101 Foot | \$408,314          | \$410     | \$407,864                       | 0.19%                                    | \$87.37           |
| 2024044 | Lot Type 101 Foot | \$380,379          | \$410     | \$380,829                       | 0.19%                                    | \$82.23           |
| 2024045 | Lot Type 101 Foot | \$237,984          | \$267     | \$177,682                       | 0.29%                                    | \$30.82           |
| 2024046 | Lot Type 101 Foot | \$313,984          | \$410     | \$313,518                       | 0.26%                                    | \$67.50           |
| 2024047 | Lot Type 101 Foot | \$353,359          | \$410     | \$353,121                       | 0.26%                                    | \$71.79           |
| 2024048 | Lot Type 101 Foot | \$380,000          | \$410     | \$381,591                       | 0.29%                                    | \$73.18           |
| 2024049 | Lot Type 101 Foot | \$320,418          | \$410     | \$319,968                       | 0.29%                                    | \$68.34           |
| 2024050 | Lot Type 101 Foot | \$301,289          | \$410     | \$300,839                       | 0.29%                                    | \$64.44           |
| 2024051 | Lot Type 101 Foot | \$352,188          | \$604     | \$351,718                       | 0.29%                                    | \$75.38           |

**Appendix B-2**  
**Phase B1 Single Family TIRZ Credit Calculation 2022-24**

| Parcel  | Lot Size         | 2022 Taxable Value | Rate Value | 2023 Incremental Taxable Value | Percentage of Incremental Taxable Value | TIRZ Amount / Credit |
|---------|------------------|--------------------|------------|--------------------------------|-----------------------------------------|----------------------|
|         |                  |                    |            |                                |                                         |                      |
| 2624932 | Lot Type 30 Foot | \$400,178          | \$420      | \$401,938                      | 0.24%                                   | \$81.31              |
| 2624951 | Lot Type 30 Foot | \$376,717          | \$450      | \$378,267                      | 0.26%                                   | \$76.31              |
| 2624956 | Lot Type 30 Foot | \$400,026          | \$450      | \$400,476                      | 0.26%                                   | \$80.49              |
| 2624955 | Lot Type 30 Foot | \$352,312          | \$450      | \$352,762                      | 0.27%                                   | \$71.23              |
| 2624966 | Lot Type 30 Foot | \$301,210          | \$450      | \$301,660                      | 0.29%                                   | \$60.44              |
| 2624967 | Lot Type 30 Foot | \$311,948          | \$450      | \$312,398                      | 0.26%                                   | \$61.43              |
| 2624968 | Lot Type 30 Foot | \$326,418          | \$450      | \$326,868                      | 0.26%                                   | \$64.34              |
| 2624969 | Lot Type 30 Foot | \$352,201          | \$450      | \$352,651                      | 0.26%                                   | \$70.44              |
| 2624980 | Lot Type 30 Foot | \$352,182          | \$450      | \$352,632                      | 0.26%                                   | \$71.33              |
| 2624981 | Lot Type 30 Foot | \$346,597          | \$450      | \$347,047                      | 0.26%                                   | \$70.27              |
| 2624982 | Lot Type 30 Foot | \$371,862          | \$450      | \$372,312                      | 0.16%                                   | \$69.60              |
| 2624986 | Lot Type 30 Foot | \$322,875          | \$450      | \$323,325                      | 0.27%                                   | \$71.23              |
| 2624985 | Lot Type 30 Foot | \$391,226          | \$450      | \$391,676                      | 0.27%                                   | \$80.79              |
| 2624990 | Lot Type 30 Foot | \$391,470          | \$450      | \$391,920                      | 0.26%                                   | \$79.28              |
| 2624991 | Lot Type 30 Foot | \$391,352          | \$450      | \$391,802                      | 0.26%                                   | \$77.38              |
| 2624987 | Lot Type 30 Foot | \$349,410          | \$450      | \$349,860                      | 0.17%                                   | \$61.54              |
| 2624988 | Lot Type 30 Foot | \$322,280          | \$450      | \$322,730                      | 0.26%                                   | \$68.94              |
| 2624990 | Lot Type 30 Foot | \$375,300          | \$450      | \$375,750                      | 0.15%                                   | \$68.23              |
| 2624979 | Lot Type 30 Foot | \$342,214          | \$450      | \$342,664                      | 0.26%                                   | \$71.23              |
| 2624971 | Lot Type 30 Foot | \$391,600          | \$450      | \$392,050                      | 0.25%                                   | \$66.31              |
| 2624972 | Lot Type 30 Foot | \$364,214          | \$450      | \$364,664                      | 0.17%                                   | \$63.21              |
| 2624973 | Lot Type 30 Foot | \$391,760          | \$450      | \$392,210                      | 0.16%                                   | \$61.84              |
| 2624974 | Lot Type 30 Foot | \$361,343          | \$450      | \$361,793                      | 0.26%                                   | \$71.24              |
| 2624976 | Lot Type 30 Foot | \$364,169          | \$450      | \$364,619                      | 0.16%                                   | \$71.11              |
| 2624977 | Non-Residential  | \$2,000            | \$1        | \$2,001                        | 0.00%                                   | \$0.00               |
| 2624978 | Lot Type 30 Foot | \$345,845          | \$450      | \$346,295                      | 0.16%                                   | \$70.01              |
| 2624979 | Lot Type 30 Foot | \$324,398          | \$450      | \$324,848                      | 0.16%                                   | \$68.66              |
| 2624980 | Lot Type 30 Foot | \$368,374          | \$450      | \$368,824                      | 0.17%                                   | \$70.34              |
| 2624981 | Lot Type 30 Foot | \$359,124          | \$450      | \$359,574                      | 0.17%                                   | \$69.31              |
| 2624982 | Lot Type 30 Foot | \$297,252          | \$450      | \$297,702                      | 0.16%                                   | \$65.29              |
| 2624983 | Lot Type 30 Foot | \$490,184          | \$450      | \$490,634                      | 0.17%                                   | \$84.11              |
| 2624984 | Lot Type 30 Foot | \$316,072          | \$450      | \$316,522                      | 0.19%                                   | \$74.68              |
| 2624985 | Lot Type 30 Foot | \$394,218          | \$450      | \$394,668                      | 0.15%                                   | \$67.31              |
| 2624986 | Lot Type 30 Foot | \$316,089          | \$450      | \$316,539                      | 0.17%                                   | \$66.31              |
| 2624987 | Lot Type 30 Foot | \$363,201          | \$450      | \$363,651                      | 0.16%                                   | \$70.44              |
| 2624988 | Lot Type 30 Foot | \$301,248          | \$450      | \$301,698                      | 0.24%                                   | \$64.48              |
| 2624989 | Lot Type 30 Foot | \$291,268          | \$450      | \$291,718                      | 0.24%                                   | \$62.37              |
| 2624990 | Lot Type 30 Foot | \$340,607          | \$450      | \$341,057                      | 0.25%                                   | \$72.27              |
| 2624991 | Lot Type 30 Foot | \$360,395          | \$450      | \$360,845                      | 0.16%                                   | \$71.13              |
| 2624992 | Lot Type 30 Foot | \$441,064          | \$450      | \$441,514                      | 0.15%                                   | \$71.81              |
| 2624993 | Lot Type 30 Foot | \$368,598          | \$450      | \$369,048                      | 0.16%                                   | \$70.23              |
| 2624994 | Lot Type 30 Foot | \$220,418          | \$450      | \$220,868                      | 0.16%                                   | \$44.34              |
| 2624997 | Lot Type 30 Foot | \$356,893          | \$450      | \$357,343                      | 0.26%                                   | \$70.33              |
| 2624998 | Lot Type 30 Foot | \$337,276          | \$450      | \$337,726                      | 0.17%                                   | \$68.30              |

**Appendix B-2**  
**Phase #3 Single Family T102 Credit Calculation 2025-26**

| Parcel  | Lot Size         | 2025 Taxable Value | Base Value | 2025 Incremental Taxable Value | Percentage of Incremental Taxable Value | T102 Annual Credit |
|---------|------------------|--------------------|------------|--------------------------------|-----------------------------------------|--------------------|
| 2824000 | Lot Type 30 Foot | \$306,442          | \$400      | \$296,952                      | 0.25%                                   | \$84.26            |
| 2824005 | Lot Type 30 Foot | \$394,158          | \$400      | \$393,758                      | 0.35%                                   | \$95.36            |
| 2824010 | Lot Type 30 Foot | \$146,070          | \$400      | \$145,670                      | 0.36%                                   | \$38.64            |
| 2824020 | Lot Type 30 Foot | \$252,421          | \$100      | \$252,321                      | 0.25%                                   | \$63.11            |
| 2824030 | Lot Type 30 Foot | \$271,400          | \$400      | \$271,240                      | 0.20%                                   | \$70.52            |
| 2824044 | Lot Type 30 Foot | \$343,912          | \$400      | \$343,512                      | 0.28%                                   | \$95.89            |
| 2824056 | Lot Type 30 Foot | \$344,918          | \$400      | \$344,518                      | 0.28%                                   | \$94.83            |
| 2824066 | Lot Type 30 Foot | \$369,553          | \$400      | \$369,153                      | 0.25%                                   | \$93.49            |
| 2824087 | Lot Type 30 Foot | \$183,233          | \$100      | \$183,133                      | 0.15%                                   | \$45.83            |
| 2824098 | Lot Type 30 Foot | \$343,516          | \$400      | \$343,116                      | 0.28%                                   | \$91.93            |
| 2824099 | Lot Type 30 Foot | \$389,091          | \$400      | \$388,691                      | 0.25%                                   | \$98.25            |
| 2824110 | Lot Type 30 Foot | \$346,970          | \$400      | \$346,570                      | 0.29%                                   | \$91.69            |
| 2824111 | Lot Type 30 Foot | \$273,456          | \$400      | \$273,056                      | 0.21%                                   | \$70.69            |
| 2824112 | Lot Type 30 Foot | \$411,711          | \$400      | \$411,311                      | 0.29%                                   | \$94.11            |
| 2824113 | Lot Type 30 Foot | \$211,340          | \$400      | \$210,940                      | 0.26%                                   | \$56.64            |
| 2824114 | Lot Type 30 Foot | \$369,214          | \$400      | \$368,814                      | 0.25%                                   | \$93.43            |
| 2824115 | Lot Type 30 Foot | \$377,185          | \$400      | \$376,785                      | 0.29%                                   | \$97.39            |
| 2824116 | Lot Type 30 Foot | \$312,542          | \$400      | \$312,142                      | 0.26%                                   | \$80.49            |
| 2824117 | Lot Type 30 Foot | \$301,250          | \$400      | \$300,850                      | 0.28%                                   | \$84.44            |
| 2824118 | Lot Type 30 Foot | \$393,369          | \$400      | \$392,969                      | 0.28%                                   | \$97.13            |
| 2824119 | Lot Type 30 Foot | \$194,895          | \$400      | \$194,495                      | 0.29%                                   | \$50.33            |
| 2824120 | Lot Type 30 Foot | \$352,145          | \$400      | \$351,745                      | 0.26%                                   | \$91.19            |
| 2824121 | Lot Type 30 Foot | \$273,190          | \$400      | \$272,790                      | 0.25%                                   | \$70.91            |
| 2824122 | Lot Type 30 Foot | \$223,413          | \$400      | \$223,013                      | 0.26%                                   | \$58.54            |
| 2824123 | Lot Type 30 Foot | \$299,493          | \$400      | \$299,093                      | 0.26%                                   | \$80.23            |
| 2824124 | Lot Type 30 Foot | \$318,030          | \$400      | \$317,630                      | 0.28%                                   | \$81.51            |
| 2824125 | Lot Type 30 Foot | \$367,241          | \$400      | \$366,841                      | 0.29%                                   | \$95.44            |
| 2824126 | Lot Type 30 Foot | \$389,111          | \$400      | \$388,711                      | 0.25%                                   | \$98.16            |
| 2824127 | Lot Type 30 Foot | \$368,413          | \$400      | \$368,013                      | 0.28%                                   | \$97.19            |
| 2824128 | Lot Type 30 Foot | \$252,183          | \$400      | \$251,783                      | 0.29%                                   | \$65.30            |
| 2824129 | Lot Type 30 Foot | \$386,259          | \$400      | \$385,859                      | 0.25%                                   | \$98.49            |
| 2824130 | Lot Type 30 Foot | \$384,213          | \$400      | \$383,813                      | 0.25%                                   | \$98.21            |
| 2824131 | Lot Type 30 Foot | \$393,183          | \$400      | \$392,783                      | 0.25%                                   | \$98.11            |
| 2824132 | Lot Type 30 Foot | \$373,473          | \$400      | \$373,073                      | 0.27%                                   | \$97.21            |
| 2824133 | Lot Type 30 Foot | \$395,213          | \$400      | \$394,813                      | 0.25%                                   | \$98.01            |
| 2824134 | Lot Type 30 Foot | \$343,073          | \$400      | \$342,673                      | 0.29%                                   | \$90.68            |
| 2824135 | Lot Type 30 Foot | \$300,016          | \$400      | \$299,616                      | 0.26%                                   | \$80.59            |
| 2824136 | Lot Type 30 Foot | \$384,113          | \$400      | \$383,713                      | 0.25%                                   | \$98.19            |
| 2824137 | Lot Type 30 Foot | \$314,238          | \$400      | \$313,838                      | 0.28%                                   | \$80.72            |
| 2824138 | Lot Type 30 Foot | \$333,413          | \$400      | \$333,013                      | 0.26%                                   | \$86.58            |
| 2824139 | Lot Type 30 Foot | \$301,116          | \$400      | \$300,716                      | 0.21%                                   | \$78.44            |
| 2824140 | Lot Type 30 Foot | \$300,016          | \$400      | \$299,616                      | 0.26%                                   | \$77.13            |
| 2824141 | Lot Type 30 Foot | \$293,113          | \$400      | \$292,713                      | 0.25%                                   | \$74.13            |
| 2824142 | Lot Type 30 Foot | \$399,073          | \$400      | \$398,673                      | 0.27%                                   | \$97.68            |

**Appendix B-2**  
**Plain 45 Single Family TRZ Credit Calculations 2015-26**

| Parcel | Lot Size         | 2025 Taxable Value |                    | Base Value | 2025 Incremental Taxable Value |                                | Percentage of Incremental Taxable Value |                                         | TRZ Annual Credit |
|--------|------------------|--------------------|--------------------|------------|--------------------------------|--------------------------------|-----------------------------------------|-----------------------------------------|-------------------|
|        |                  | 2025 Taxable Value | 2025 Taxable Value |            | 2025 Incremental Taxable Value | 2025 Incremental Taxable Value | Percentage of Incremental Taxable Value | Percentage of Incremental Taxable Value |                   |
| 282943 | Lot Type 50 Foot | \$492,570          | \$492,570          | \$430      | \$492,570                      | \$492,498                      | 0.14%                                   | 0.14%                                   | \$87.50           |
| 282944 | Lot Type 50 Foot | \$533,498          | \$533,498          | \$430      | \$533,498                      | \$533,498                      | 0.16%                                   | 0.16%                                   | \$88.00           |
| 282945 | Lot Type 50 Foot | \$499,188          | \$499,188          | \$330      | \$499,188                      | \$499,188                      | 0.17%                                   | 0.17%                                   | \$88.11           |
| 282946 | Lot Type 50 Foot | \$514,270          | \$514,270          | \$330      | \$514,270                      | \$514,259                      | 0.20%                                   | 0.20%                                   | \$76.51           |
| 282947 | Lot Type 50 Foot | \$512,312          | \$512,312          | \$330      | \$512,312                      | \$512,312                      | 0.27%                                   | 0.27%                                   | \$71.20           |
| 282948 | Lot Type 50 Foot | \$503,254          | \$503,254          | \$430      | \$503,254                      | \$503,254                      | 0.11%                                   | 0.11%                                   | \$81.31           |
| 282949 | Lot Type 50 Foot | \$508,852          | \$508,852          | \$430      | \$508,852                      | \$508,842                      | 0.18%                                   | 0.18%                                   | \$83.41           |
| 282950 | Lot Type 50 Foot | \$544,194          | \$544,194          | \$330      | \$544,194                      | \$544,148                      | 0.18%                                   | 0.18%                                   | \$81.09           |
| 282951 | Lot Type 50 Foot | \$573,416          | \$573,416          | \$330      | \$573,416                      | \$573,406                      | 0.11%                                   | 0.11%                                   | \$79.93           |
| 282952 | Lot Type 50 Foot | \$532,185          | \$532,185          | \$430      | \$532,185                      | \$532,175                      | 0.20%                                   | 0.20%                                   | \$75.35           |
| 282953 | Lot Type 50 Foot | \$501,288          | \$501,288          | \$430      | \$501,288                      | \$501,281                      | 0.22%                                   | 0.22%                                   | \$64.44           |
| 282954 | Lot Type 50 Foot | \$584,111          | \$584,111          | \$430      | \$584,111                      | \$583,667                      | 0.17%                                   | 0.17%                                   | \$82.19           |
| 282955 | Lot Type 50 Foot | \$557,281          | \$557,281          | \$430      | \$557,281                      | \$556,841                      | 0.20%                                   | 0.20%                                   | \$76.44           |
| 282956 | Lot Type 50 Foot | \$591,418          | \$591,418          | \$330      | \$591,418                      | \$591,384                      | 0.27%                                   | 0.27%                                   | \$61.19           |
| 282957 | Lot Type 50 Foot | \$595,097          | \$595,097          | \$330      | \$595,097                      | \$595,057                      | 0.38%                                   | 0.38%                                   | \$59.89           |
| 282958 | Lot Type 50 Foot | \$559,418          | \$559,418          | \$430      | \$559,418                      | \$559,398                      | 0.38%                                   | 0.38%                                   | \$68.54           |
| 282959 | Lot Type 50 Foot | \$560,309          | \$560,309          | \$430      | \$560,309                      | \$560,118                      | 0.36%                                   | 0.36%                                   | \$77.19           |
| 282960 | Lot Type 50 Foot | \$516,598          | \$516,598          | \$430      | \$516,598                      | \$516,148                      | 0.36%                                   | 0.36%                                   | \$61.73           |
| 282961 | Lot Type 50 Foot | \$552,192          | \$552,192          | \$430      | \$552,192                      | \$551,763                      | 0.20%                                   | 0.20%                                   | \$75.35           |
| 282962 | Lot Type 50 Foot | \$530,646          | \$530,646          | \$430      | \$530,646                      | \$530,417                      | 0.12%                                   | 0.12%                                   | \$82.22           |
| 282963 | Lot Type 50 Foot | \$555,047          | \$555,047          | \$430      | \$555,047                      | \$554,197                      | 0.19%                                   | 0.19%                                   | \$69.03           |
| 282964 | Lot Type 50 Foot | \$575,274          | \$575,274          | \$430      | \$575,274                      | \$574,924                      | 0.14%                                   | 0.14%                                   | \$82.09           |
| 282965 | Lot Type 50 Foot | \$535,025          | \$535,025          | \$430      | \$535,025                      | \$534,171                      | 0.16%                                   | 0.16%                                   | \$71.51           |
| 282966 | Lot Type 50 Foot | \$533,283          | \$533,283          | \$430      | \$533,283                      | \$532,943                      | 0.28%                                   | 0.28%                                   | \$68.54           |
| 282967 | Lot Type 50 Foot | \$593,966          | \$593,966          | \$430      | \$593,966                      | \$593,116                      | 0.17%                                   | 0.17%                                   | \$84.10           |
| 282968 | Lot Type 50 Foot | \$533,875          | \$533,875          | \$430      | \$533,875                      | \$533,429                      | 0.24%                                   | 0.24%                                   | \$71.21           |
| 282969 | Lot Type 50 Foot | \$595,397          | \$595,397          | \$430      | \$595,397                      | \$595,347                      | 0.16%                                   | 0.16%                                   | \$85.43           |
| 282970 | Lot Type 50 Foot | \$547,268          | \$547,268          | \$430      | \$547,268                      | \$546,936                      | 0.16%                                   | 0.16%                                   | \$74.51           |
| 282971 | Lot Type 50 Foot | \$581,289          | \$581,289          | \$430      | \$581,289                      | \$580,838                      | 0.38%                                   | 0.38%                                   | \$64.44           |
| 282972 | Lot Type 50 Foot | \$571,155          | \$571,155          | \$430      | \$571,155                      | \$570,907                      | 0.58%                                   | 0.58%                                   | \$10.47           |
| 282973 | Lot Type 50 Foot | \$519,833          | \$519,833          | \$430      | \$519,833                      | \$519,583                      | 0.27%                                   | 0.27%                                   | \$71.42           |
| 282974 | Lot Type 50 Foot | \$535,089          | \$535,089          | \$430      | \$535,089                      | \$534,193                      | 0.17%                                   | 0.17%                                   | \$85.53           |
| 282975 | Lot Type 50 Foot | \$514,813          | \$514,813          | \$430      | \$514,813                      | \$514,669                      | 0.28%                                   | 0.28%                                   | \$67.36           |
| 282976 | Lot Type 50 Foot | \$523,413          | \$523,413          | \$430      | \$523,413                      | \$523,268                      | 0.24%                                   | 0.24%                                   | \$88.54           |
| 282977 | Lot Type 50 Foot | \$542,399          | \$542,399          | \$430      | \$542,399                      | \$542,149                      | 0.28%                                   | 0.28%                                   | \$71.60           |
| 282978 | Lot Type 50 Foot | \$487,226          | \$487,226          | \$430      | \$487,226                      | \$486,176                      | 0.17%                                   | 0.17%                                   | \$87.14           |
| 282979 | Lot Type 50 Foot | \$483,084          | \$483,084          | \$430      | \$483,084                      | \$483,366                      | 0.11%                                   | 0.11%                                   | \$91.35           |
| 282980 | Lot Type 50 Foot | \$595,451          | \$595,451          | \$430      | \$595,451                      | \$595,100                      | 0.14%                                   | 0.14%                                   | \$83.19           |
| 282981 | Lot Type 50 Foot | \$540,226          | \$540,226          | \$430      | \$540,226                      | \$540,178                      | 0.33%                                   | 0.33%                                   | \$67.19           |
| 282982 | Lot Type 50 Foot | \$546,188          | \$546,188          | \$430      | \$546,188                      | \$545,748                      | 0.20%                                   | 0.20%                                   | \$74.00           |
| 282983 | Lot Type 50 Foot | \$506,934          | \$506,934          | \$430      | \$506,934                      | \$506,686                      | 0.34%                                   | 0.34%                                   | \$67.51           |
| 282984 | Lot Type 50 Foot | \$5                | \$5                | \$430      | \$5                            | \$5                            | 0.06%                                   | 0.06%                                   | \$80.00           |
| 282985 | Lot Type 50 Foot | \$587,000          | \$587,000          | \$430      | \$587,000                      | \$586,552                      | 0.28%                                   | 0.28%                                   | \$74.29           |
| 282986 | Lot Type 50 Foot | \$591,255          | \$591,255          | \$430      | \$591,255                      | \$590,823                      | 0.20%                                   | 0.20%                                   | \$64.44           |

**Appendix B-3**  
**Phase 41 Single Family TIR2 Credit Calculation 2025-24**

| Parcel  | Lot Size         | 2025 Taxable Value | Base Value | 2025 Incremental Taxable Value | Percentage of Incremental Taxable Value | TIR2 Annual Credit |
|---------|------------------|--------------------|------------|--------------------------------|-----------------------------------------|--------------------|
| 2823007 | Lot Type 30 Foot | \$164,088          | \$229      | \$164,423                      | 0.14%                                   | \$25.43            |
| 2823008 | Lot Type 30 Foot | \$277,251          | \$458      | \$278,061                      | 0.20%                                   | \$76.46            |
| 2823009 | Lot Type 30 Foot | \$351,145          | \$458      | \$351,713                      | 0.20%                                   | \$71.39            |
| 2823010 | Lot Type 30 Foot | \$340,401          | \$458      | \$340,811                      | 0.20%                                   | \$71.47            |
| 2823011 | Lot Type 30 Foot | \$365,380          | \$458      | \$366,118                      | 0.20%                                   | \$72.14            |
| 2823012 | Lot Type 30 Foot | 30                 | \$458      | 30                             | 0.00%                                   | 10.00              |
| 2823013 | Lot Type 30 Foot | \$346,042          | \$458      | \$346,667                      | 0.20%                                   | \$74.39            |
| 2823014 | Lot Type 30 Foot | \$345,212          | \$458      | \$345,811                      | 0.20%                                   | \$69.27            |
| 2823015 | Lot Type 30 Foot | \$330,635          | \$458      | \$331,114                      | 0.20%                                   | \$69.19            |
| 2823016 | Lot Type 30 Foot | \$345,210          | \$458      | \$345,268                      | 0.20%                                   | \$72.59            |
| 2823017 | Lot Type 30 Foot | \$370,717          | \$458      | \$371,267                      | 0.20%                                   | \$79.32            |
| 2823018 | Lot Type 30 Foot | \$418,355          | \$458      | \$418,958                      | 0.20%                                   | \$87.59            |
| 2823019 | Lot Type 30 Foot | \$345,553          | \$458      | \$346,463                      | 0.20%                                   | \$79.99            |
| 2823020 | Lot Type 30 Foot | \$345,272          | \$458      | \$346,217                      | 0.20%                                   | \$81.49            |
| 2823021 | Lot Type 30 Foot | \$316,668          | \$458      | \$317,148                      | 0.20%                                   | \$67.77            |
| 2823022 | Lot Type 30 Foot | \$345,697          | \$458      | \$346,177                      | 0.20%                                   | \$72.87            |
| 2823023 | Lot Type 30 Foot | \$364,355          | \$458      | \$364,815                      | 0.20%                                   | \$77.13            |
| 2823024 | Lot Type 30 Foot | \$335,895          | \$458      | \$336,445                      | 0.22%                                   | \$84.23            |
| 2823025 | Lot Type 30 Foot | \$335,414          | \$458      | \$335,864                      | 0.20%                                   | \$71.98            |
| 2823026 | Lot Type 30 Foot | \$334,274          | \$458      | \$334,734                      | 0.20%                                   | \$80.00            |
| 2823027 | Lot Type 30 Foot | \$340,340          | \$458      | \$340,798                      | 0.20%                                   | \$71.49            |
| 2823028 | Lot Type 30 Foot | \$432,236          | \$458      | \$432,716                      | 0.22%                                   | \$87.14            |
| 2823029 | Lot Type 30 Foot | \$345,379          | \$458      | \$345,839                      | 0.20%                                   | \$74.68            |
| 2823030 | Lot Type 30 Foot | \$407,126          | \$458      | \$407,576                      | 0.19%                                   | \$87.14            |
| 2823031 | Lot Type 30 Foot | \$315,483          | \$458      | \$315,941                      | 0.20%                                   | \$70.69            |
| 2823032 | Lot Type 30 Foot | \$395,479          | \$458      | \$395,939                      | 0.22%                                   | \$81.54            |
| 2823033 | Lot Type 30 Foot | \$333,336          | \$458      | \$333,858                      | 0.20%                                   | \$79.02            |
| 2823034 | Lot Type 30 Foot | \$335,482          | \$458      | \$335,992                      | 0.20%                                   | \$81.82            |
| 2823035 | Lot Type 30 Foot | \$338,414          | \$458      | \$338,958                      | 0.20%                                   | \$86.54            |
| 2823036 | Lot Type 30 Foot | \$347,315          | \$458      | \$347,723                      | 0.20%                                   | \$79.76            |
| 2823037 | Lot Type 30 Foot | \$366,293          | \$458      | \$366,819                      | 0.10%                                   | \$77.15            |
| 2823038 | Lot Type 30 Foot | \$343,267          | \$458      | \$343,717                      | 0.20%                                   | \$72.24            |
| 2823039 | Lot Type 30 Foot | \$335,418          | \$458      | \$335,958                      | 0.20%                                   | \$86.54            |
| 2823040 | Lot Type 30 Foot | \$375,545          | \$458      | \$376,148                      | 0.20%                                   | \$63.21            |
| 2823041 | Lot Type 30 Foot | \$373,242          | \$458      | \$373,997                      | 0.20%                                   | \$83.41            |
| 2823042 | Lot Type 30 Foot | \$352,113          | \$458      | \$352,715                      | 0.20%                                   | \$75.33            |
| 2823043 | Lot Type 30 Foot | 30                 | \$458      | 30                             | 0.00%                                   | 10.00              |
| 2823044 | Lot Type 30 Foot | \$400,093          | \$458      | \$400,648                      | 0.20%                                   | \$79.99            |
| 2823045 | Lot Type 30 Foot | \$360,598          | \$458      | \$361,118                      | 0.10%                                   | \$71.19            |
| 2823046 | Lot Type 30 Foot | \$301,210          | \$458      | \$301,818                      | 0.20%                                   | \$64.44            |
| 2823047 | Lot Type 30 Foot | \$337,251          | \$458      | \$337,841                      | 0.20%                                   | \$75.44            |
| 2823048 | Lot Type 30 Foot | \$337,017          | \$458      | \$337,566                      | 0.15%                                   | \$82.81            |
| 2823049 | Lot Type 30 Foot | \$342,873          | \$458      | \$343,467                      | 0.20%                                   | \$77.21            |
| 2823050 | Lot Type 30 Foot | \$346,146          | \$458      | \$346,748                      | 0.20%                                   | \$74.08            |

**Appendix B-2**  
**Phase III Single Family TDR2 Credit Calculations 2025-36**

| Parcel  | Lot Size         | 2025 Taxable Value | Base Value | 2025 Incremental Taxable Value | Percentage of Incremental Taxable Value | 2027 Annual Credit |
|---------|------------------|--------------------|------------|--------------------------------|-----------------------------------------|--------------------|
| 1825111 | Lot Type 50 Foot | \$340,070          | \$450      | \$340,620                      | 0.25%                                   | \$74.68            |
| 1825112 | Lot Type 50 Foot | \$394,271          | \$450      | \$394,721                      | 0.17%                                   | \$81.21            |
| 1825113 | Lot Type 50 Foot | \$244,070          | \$450      | \$244,520                      | 0.39%                                   | \$59.68            |
| 1825116 | Lot Type 50 Foot | \$290,453          | \$450      | \$290,903                      | 0.12%                                   | \$28.59            |
| 1825115 | Lot Type 50 Foot | \$225,478          | \$450      | \$225,928                      | 0.02%                                   | \$6.88             |
| 1825118 | Lot Type 50 Foot | \$236,313          | \$450      | \$236,763                      | 0.11%                                   | \$43.03            |
| 1825117 | Lot Type 50 Foot | \$371,135          | \$450      | \$371,585                      | 0.17%                                   | \$79.62            |
| 1825118 | Lot Type 50 Foot | \$8                | \$450      | \$8                            | 0.00%                                   | \$0.00             |
| 1825119 | Lot Type 50 Foot | \$408,076          | \$450      | \$408,526                      | 0.14%                                   | \$172.30           |
| 1825118 | Lot Type 50 Foot | \$163,775          | \$450      | \$164,225                      | 0.31%                                   | \$162.11           |
| 1825113 | Lot Type 50 Foot | \$391,181          | \$450      | \$391,631                      | 0.55%                                   | \$344.19           |
| 1825112 | Lot Type 50 Foot | \$368,661          | \$450      | \$369,111                      | 0.19%                                   | \$134.40           |
| 1825117 | Lot Type 50 Foot | \$400,965          | \$450      | \$401,415                      | 0.34%                                   | \$373.72           |
| 1825114 | Non-Residential  | \$2,000            | \$0        | \$2,000                        | 0.00%                                   | \$0.00             |
| 1825114 | Lot Type 50 Foot | \$333,884          | \$450      | \$334,334                      | 0.32%                                   | \$144.38           |
| 1825114 | Lot Type 50 Foot | \$385,452          | \$450      | \$385,902                      | 0.51%                                   | \$162.49           |
| 1825117 | Lot Type 50 Foot | \$397,183          | \$450      | \$397,633                      | 0.29%                                   | \$136.42           |
| 1825118 | Lot Type 50 Foot | \$365,462          | \$450      | \$365,912                      | 0.30%                                   | \$176.23           |
| 1825116 | Lot Type 50 Foot | \$396,225          | \$450      | \$396,675                      | 0.30%                                   | \$164.78           |
| 1825116 | Lot Type 50 Foot | \$392,138          | \$450      | \$392,588                      | 0.29%                                   | \$172.34           |
| 1825111 | Lot Type 50 Foot | \$413,936          | \$450      | \$414,386                      | 0.34%                                   | \$188.37           |
| 1825112 | Lot Type 50 Foot | \$367,391          | \$450      | \$367,841                      | 0.39%                                   | \$171.21           |
| 1825111 | Lot Type 50 Foot | \$345,607          | \$450      | \$346,057                      | 0.26%                                   | \$173.64           |
| 1825114 | Lot Type 50 Foot | \$325,413          | \$450      | \$325,863                      | 0.27%                                   | \$149.41           |
| 1825113 | Lot Type 50 Foot | \$322,475          | \$450      | \$322,925                      | 0.30%                                   | \$168.98           |
| 1825114 | Lot Type 50 Foot | \$398,189          | \$450      | \$398,639                      | 0.39%                                   | \$325.20           |
| 1825117 | Lot Type 50 Foot | \$344,021          | \$450      | \$344,471                      | 0.44%                                   | \$193.94           |
| 1825111 | Lot Type 50 Foot | \$334,180          | \$450      | \$334,630                      | 0.20%                                   | \$155.42           |
| 1825119 | Non-Residential  | \$2,000            | \$0        | \$2,000                        | 0.00%                                   | \$0.00             |
| 1825111 | Non-Residential  | \$2,000            | \$0        | \$2,000                        | 0.00%                                   | \$0.00             |
| 1825111 | Non-Residential  | \$2,000            | \$0        | \$2,000                        | 0.00%                                   | \$0.00             |
| 1825114 | Lot Type 50 Foot | \$373,006          | \$450      | \$373,456                      | 0.00%                                   | \$16.61            |
| 1825115 | Lot Type 50 Foot | \$373,006          | \$450      | \$373,456                      | 0.00%                                   | \$16.61            |
| 1825118 | Lot Type 50 Foot | \$373,006          | \$450      | \$373,456                      | 0.00%                                   | \$16.61            |
| 1825117 | Lot Type 50 Foot | \$373,221          | \$450      | \$373,671                      | 0.21%                                   | \$89.46            |
| 1825118 | Lot Type 50 Foot | \$373,687          | \$450      | \$374,137                      | 0.21%                                   | \$99.00            |
| 1825118 | Lot Type 50 Foot | \$393,000          | \$450      | \$393,450                      | 0.00%                                   | \$16.61            |
| 1825119 | Lot Type 50 Foot | \$41,006           | \$450      | \$41,456                       | 0.07%                                   | \$17.45            |
| 1825111 | Lot Type 50 Foot | \$316,491          | \$450      | \$316,941                      | 0.28%                                   | \$172.07           |
| 1825114 | Lot Type 50 Foot | \$336,603          | \$450      | \$337,053                      | 0.28%                                   | \$167.42           |
| 1825117 | Lot Type 50 Foot | \$343,830          | \$450      | \$344,280                      | 0.28%                                   | \$173.36           |
| 1825115 | Lot Type 50 Foot | \$338,467          | \$450      | \$338,917                      | 0.28%                                   | \$171.80           |
| 1825117 | Lot Type 50 Foot | \$368,564          | \$450      | \$369,014                      | 0.21%                                   | \$166.57           |
| 1825117 | Lot Type 50 Foot | \$368,600          | \$450      | \$369,050                      | 0.30%                                   | \$181.31           |
| 1825119 | Lot Type 50 Foot | \$393,723          | \$450      | \$394,173                      | 0.35%                                   | \$184.21           |

**Garfield Co. Red**  
**Phase 41 Single Family TRIG Credit Calculation 2025-26**

| Parcel       | Lot Size                           | 2025 Tractable Value | Base Value       | 2025 Incremental Tractable Value | Percentage of Incremental Tractable Value | 2026 Annual Credit |
|--------------|------------------------------------|----------------------|------------------|----------------------------------|-------------------------------------------|--------------------|
| 2821160      | Lot Type 31 Front                  | \$371,318            | \$478            | \$382,718                        | 0.31%                                     | \$82.56            |
| 2821161      | Lot Type 31 Front                  | \$371,314            | \$478            | \$371,084                        | 0.30%                                     | \$79.48            |
| 2821162      | Lot Type 31 Front                  | \$404,562            | \$478            | \$404,112                        | 0.30%                                     | \$86.59            |
| 2821163      | Lot Type 31 Front                  | \$381,016            | \$478            | \$381,054                        | 0.31%                                     | \$81.59            |
| 2821164      | Lot Type 31 Front                  | \$396,244            | \$478            | \$396,776                        | 0.30%                                     | \$84.78            |
| 2821165      | Lot Type 31 Front                  | \$321,293            | \$478            | \$321,148                        | 0.28%                                     | \$68.78            |
| 2821166      | Lot Type 31 Front                  | \$397,291            | \$478            | \$398,361                        | 0.30%                                     | \$78.58            |
| 2821167      | Lot Type 31 Front                  | \$389,871            | \$478            | \$390,421                        | 0.30%                                     | \$83.42            |
| 2821168      | Lot Type 31 Front                  | \$180,337            | \$225            | \$180,082                        | 0.10%                                     | \$34.28            |
| 2821169      | Lot Type 31 Front                  | \$364,963            | \$478            | \$366,518                        | 0.30%                                     | \$87.71            |
| 2821170      | Lot Type 31 Front                  | \$375,416            | \$478            | \$374,995                        | 0.27%                                     | \$69.61            |
| 2821171      | Lot Type 31 Front                  | \$184,723            | \$478            | \$184,323                        | 0.10%                                     | \$38.28            |
| 2821172      | Lot Type 31 Front                  | \$335,614            | \$478            | \$334,164                        | 0.10%                                     | \$71.80            |
| 2821173      | Lot Type 31 Front                  | \$361,033            | \$478            | \$360,132                        | 0.10%                                     | \$77.16            |
| 2821174      | Lot Type 31 Front                  | \$352,181            | \$478            | \$351,735                        | 0.28%                                     | \$76.22            |
| 2821175      | Lot Type 31 Front                  | \$312,837            | \$478            | \$312,327                        | 0.21%                                     | \$67.21            |
| 2821176      | Lot Type 31 Front                  | \$385,289            | \$478            | \$386,099                        | 0.27%                                     | \$86.84            |
| 2821177      | Lot Type 31 Front                  | \$373,511            | \$478            | \$373,185                        | 0.27%                                     | \$78.46            |
| 2821178      | Lot Type 31 Front                  | \$373,968            | \$478            | \$374,516                        | 0.36%                                     | \$92.89            |
| 2821179      | Lot Type 31 Front                  | \$375,413            | \$478            | \$376,103                        | 0.36%                                     | \$88.14            |
| 2821180      | Lot Type 31 Front                  | \$358,872            | \$478            | \$359,422                        | 0.28%                                     | \$76.35            |
| 2821181      | Lot Type 31 Front                  | \$352,193            | \$478            | \$351,715                        | 0.28%                                     | \$75.35            |
| 2821182      | Unimproved Income \$1,000,000,000% | \$182,643            | \$225            | \$182,415                        | 0.11%                                     | \$37.22            |
| 2821183      | Unimproved Income \$1,000,000,000% | \$114,121            | \$225            | \$113,948                        | 0.09%                                     | \$23.41            |
| 2821184      | Unimproved Income \$1,000,000,000% | \$172,887            | \$225            | \$172,592                        | 0.16%                                     | \$36.07            |
| 2821185      | Unimproved Income \$1,000,000,000% | \$164,683            | \$225            | \$164,429                        | 0.14%                                     | \$33.65            |
| 2821186      | Unimproved Income \$1,000,000,000% | \$197,795            | \$225            | \$197,589                        | 0.18%                                     | \$42.31            |
| <b>Total</b> |                                    | <b>\$173,975,638</b> | <b>\$166,780</b> | <b>\$173,764,488</b>             | <b>188.48%</b>                            | <b>\$36,864.81</b> |

APPENDIX B-3

PHASE #1 PROJECTED ASSESSMENT SCHEDULES

**Whitewing Trails Public Improvement District No. 2**  
**Summary of Projected Annual Installments**  
**Thru 2048**

|            |            |
|------------|------------|
| Lot Size   | 60 Ft. Lot |
| Assessment | \$18,481   |
| % Per Lot  | 0.26%      |

| Year         | Cumulative<br>Outstanding<br>Principal | Bond Principal  | Bond Interest   | Administrative<br>Expense | Total Annual<br>Installments |
|--------------|----------------------------------------|-----------------|-----------------|---------------------------|------------------------------|
| 2026         | \$18,481                               | \$422           | \$940           | \$138                     | \$1,500                      |
| 2027         | \$18,038                               | \$448           | \$921           | \$129                     | \$1,549                      |
| 2028         | \$17,510                               | \$513           | \$899           | \$132                     | \$1,541                      |
| 2029         | \$16,999                               | \$598           | \$876           | \$135                     | \$1,549                      |
| 2030         | \$16,465                               | \$664           | \$849           | \$133                     | \$1,551                      |
| 2031         | \$15,897                               | \$717           | \$821           | \$140                     | \$1,538                      |
| 2032         | \$15,326                               | \$660           | \$792           | \$143                     | \$1,538                      |
| 2033         | \$14,716                               | \$643           | \$762           | \$146                     | \$1,550                      |
| 2034         | \$14,074                               | \$669           | \$730           | \$148                     | \$1,547                      |
| 2035         | \$13,404                               | \$695           | \$696           | \$152                     | \$1,543                      |
| 2036         | \$12,710                               | \$731           | \$662           | \$155                     | \$1,538                      |
| 2037         | \$11,998                               | \$761           | \$625           | \$158                     | \$1,544                      |
| 2038         | \$11,277                               | \$800           | \$587           | \$161                     | \$1,549                      |
| 2039         | \$10,537                               | \$836           | \$547           | \$164                     | \$1,538                      |
| 2040         | \$9,681                                | \$879           | \$504           | \$167                     | \$1,530                      |
| 2041         | \$8,732                                | \$918           | \$468           | \$170                     | \$1,547                      |
| 2042         | \$7,806                                | \$957           | \$430           | \$174                     | \$1,541                      |
| 2043         | \$6,849                                | \$1,020         | \$389           | \$178                     | \$1,547                      |
| 2044         | \$5,837                                | \$1,062         | \$366           | \$181                     | \$1,550                      |
| 2045         | \$4,758                                | \$1,102         | \$341           | \$185                     | \$1,537                      |
| 2046         | \$3,673                                | \$1,167         | \$319           | \$189                     | \$1,549                      |
| 2047         | \$2,505                                | \$1,229         | \$312           | \$192                     | \$1,544                      |
| 2048         | \$1,285                                | \$1,285         | \$27            | \$196                     | \$1,549                      |
| <b>Total</b> |                                        | <b>\$18,481</b> | <b>\$13,388</b> | <b>\$3,673</b>            | <b>\$35,542</b>              |

Whitewing Trails Public Improvement District No. 2  
Summary of Projected Annual Installments  
Phase 41

|            |          |
|------------|----------|
| Lot Size   | 5071.166 |
| Assessment | \$15,401 |
| % Per Lot  | 0.22%    |

| Year         | Cumulative<br>Outstanding<br>Principal | Bond Principal  | Bond Interest   | Administrative<br>Expense | Total Annual<br>Installments |
|--------------|----------------------------------------|-----------------|-----------------|---------------------------|------------------------------|
| 2026         | \$15,401                               | \$393           | \$783           | \$115                     | \$1,291                      |
| 2027         | \$15,007                               | \$415           | \$768           | \$108                     | \$1,291                      |
| 2028         | \$14,592                               | \$428           | \$748           | \$110                     | \$1,286                      |
| 2029         | \$14,168                               | \$448           | \$738           | \$112                     | \$1,290                      |
| 2030         | \$13,717                               | \$479           | \$708           | \$113                     | \$1,292                      |
| 2031         | \$13,247                               | \$481           | \$684           | \$117                     | \$1,282                      |
| 2032         | \$12,766                               | \$503           | \$668           | \$119                     | \$1,282                      |
| 2033         | \$12,264                               | \$558           | \$638           | \$122                     | \$1,292                      |
| 2034         | \$11,738                               | \$557           | \$608           | \$124                     | \$1,290                      |
| 2035         | \$11,171                               | \$578           | \$586           | \$126                     | \$1,286                      |
| 2036         | \$10,591                               | \$601           | \$561           | \$129                     | \$1,281                      |
| 2037         | \$9,990                                | \$634           | \$521           | \$132                     | \$1,287                      |
| 2038         | \$9,356                                | \$667           | \$498           | \$134                     | \$1,290                      |
| 2039         | \$8,689                                | \$683           | \$456           | \$137                     | \$1,287                      |
| 2040         | \$8,001                                | \$732           | \$428           | \$140                     | \$1,292                      |
| 2041         | \$7,289                                | \$755           | \$382           | \$142                     | \$1,289                      |
| 2042         | \$6,563                                | \$798           | \$341           | \$145                     | \$1,288                      |
| 2043         | \$5,706                                | \$832           | \$300           | \$148                     | \$1,289                      |
| 2044         | \$4,864                                | \$885           | \$255           | \$151                     | \$1,292                      |
| 2045         | \$3,979                                | \$918           | \$209           | \$154                     | \$1,281                      |
| 2046         | \$3,060                                | \$975           | \$161           | \$157                     | \$1,291                      |
| 2047         | \$2,088                                | \$1,017         | \$116           | \$160                     | \$1,284                      |
| 2048         | \$1,072                                | \$1,071         | \$56            | \$164                     | \$1,291                      |
| <b>Total</b> |                                        | <b>\$15,401</b> | <b>\$11,157</b> | <b>\$3,088</b>            | <b>\$29,646</b>              |

APPENDIX C-1

PHASES #2-6 ASSESSMENT ROLL SUMMARY – 2026-27



**Abstract**

[illegible]













| Year | City    | Rank | Age | Gender | Team | Final Time | Personal Best | Personal Best Date | Personal Best Location | Personal Best Time | Personal Best Location | Personal Best Date |
|------|---------|------|-----|--------|------|------------|---------------|--------------------|------------------------|--------------------|------------------------|--------------------|
| 2014 | Atlanta | 1    | 18  | M      | USA  | 1:59.00    | 1:59.00       | 2014-06-01         | Atlanta, GA            | 1:59.00            | Atlanta, GA            | 2014-06-01         |
| 2015 | Atlanta | 2    | 19  | M      | USA  | 1:58.00    | 1:58.00       | 2015-06-01         | Atlanta, GA            | 1:58.00            | Atlanta, GA            | 2015-06-01         |
| 2016 | Atlanta | 3    | 20  | M      | USA  | 1:57.00    | 1:57.00       | 2016-06-01         | Atlanta, GA            | 1:57.00            | Atlanta, GA            | 2016-06-01         |
| 2017 | Atlanta | 4    | 21  | M      | USA  | 1:56.00    | 1:56.00       | 2017-06-01         | Atlanta, GA            | 1:56.00            | Atlanta, GA            | 2017-06-01         |
| 2018 | Atlanta | 5    | 22  | M      | USA  | 1:55.00    | 1:55.00       | 2018-06-01         | Atlanta, GA            | 1:55.00            | Atlanta, GA            | 2018-06-01         |
| 2019 | Atlanta | 6    | 23  | M      | USA  | 1:54.00    | 1:54.00       | 2019-06-01         | Atlanta, GA            | 1:54.00            | Atlanta, GA            | 2019-06-01         |
| 2020 | Atlanta | 7    | 24  | M      | USA  | 1:53.00    | 1:53.00       | 2020-06-01         | Atlanta, GA            | 1:53.00            | Atlanta, GA            | 2020-06-01         |
| 2021 | Atlanta | 8    | 25  | M      | USA  | 1:52.00    | 1:52.00       | 2021-06-01         | Atlanta, GA            | 1:52.00            | Atlanta, GA            | 2021-06-01         |
| 2022 | Atlanta | 9    | 26  | M      | USA  | 1:51.00    | 1:51.00       | 2022-06-01         | Atlanta, GA            | 1:51.00            | Atlanta, GA            | 2022-06-01         |
| 2023 | Atlanta | 10   | 27  | M      | USA  | 1:50.00    | 1:50.00       | 2023-06-01         | Atlanta, GA            | 1:50.00            | Atlanta, GA            | 2023-06-01         |
| 2024 | Atlanta | 11   | 28  | M      | USA  | 1:49.00    | 1:49.00       | 2024-06-01         | Atlanta, GA            | 1:49.00            | Atlanta, GA            | 2024-06-01         |
| 2025 | Atlanta | 12   | 29  | M      | USA  | 1:48.00    | 1:48.00       | 2025-06-01         | Atlanta, GA            | 1:48.00            | Atlanta, GA            | 2025-06-01         |
| 2026 | Atlanta | 13   | 30  | M      | USA  | 1:47.00    | 1:47.00       | 2026-06-01         | Atlanta, GA            | 1:47.00            | Atlanta, GA            | 2026-06-01         |
| 2027 | Atlanta | 14   | 31  | M      | USA  | 1:46.00    | 1:46.00       | 2027-06-01         | Atlanta, GA            | 1:46.00            | Atlanta, GA            | 2027-06-01         |
| 2028 | Atlanta | 15   | 32  | M      | USA  | 1:45.00    | 1:45.00       | 2028-06-01         | Atlanta, GA            | 1:45.00            | Atlanta, GA            | 2028-06-01         |
| 2029 | Atlanta | 16   | 33  | M      | USA  | 1:44.00    | 1:44.00       | 2029-06-01         | Atlanta, GA            | 1:44.00            | Atlanta, GA            | 2029-06-01         |
| 2030 | Atlanta | 17   | 34  | M      | USA  | 1:43.00    | 1:43.00       | 2030-06-01         | Atlanta, GA            | 1:43.00            | Atlanta, GA            | 2030-06-01         |
| 2031 | Atlanta | 18   | 35  | M      | USA  | 1:42.00    | 1:42.00       | 2031-06-01         | Atlanta, GA            | 1:42.00            | Atlanta, GA            | 2031-06-01         |
| 2032 | Atlanta | 19   | 36  | M      | USA  | 1:41.00    | 1:41.00       | 2032-06-01         | Atlanta, GA            | 1:41.00            | Atlanta, GA            | 2032-06-01         |
| 2033 | Atlanta | 20   | 37  | M      | USA  | 1:40.00    | 1:40.00       | 2033-06-01         | Atlanta, GA            | 1:40.00            | Atlanta, GA            | 2033-06-01         |
| 2034 | Atlanta | 21   | 38  | M      | USA  | 1:39.00    | 1:39.00       | 2034-06-01         | Atlanta, GA            | 1:39.00            | Atlanta, GA            | 2034-06-01         |
| 2035 | Atlanta | 22   | 39  | M      | USA  | 1:38.00    | 1:38.00       | 2035-06-01         | Atlanta, GA            | 1:38.00            | Atlanta, GA            | 2035-06-01         |
| 2036 | Atlanta | 23   | 40  | M      | USA  | 1:37.00    | 1:37.00       | 2036-06-01         | Atlanta, GA            | 1:37.00            | Atlanta, GA            | 2036-06-01         |
| 2037 | Atlanta | 24   | 41  | M      | USA  | 1:36.00    | 1:36.00       | 2037-06-01         | Atlanta, GA            | 1:36.00            | Atlanta, GA            | 2037-06-01         |
| 2038 | Atlanta | 25   | 42  | M      | USA  | 1:35.00    | 1:35.00       | 2038-06-01         | Atlanta, GA            | 1:35.00            | Atlanta, GA            | 2038-06-01         |
| 2039 | Atlanta | 26   | 43  | M      | USA  | 1:34.00    | 1:34.00       | 2039-06-01         | Atlanta, GA            | 1:34.00            | Atlanta, GA            | 2039-06-01         |
| 2040 | Atlanta | 27   | 44  | M      | USA  | 1:33.00    | 1:33.00       | 2040-06-01         | Atlanta, GA            | 1:33.00            | Atlanta, GA            | 2040-06-01         |
| 2041 | Atlanta | 28   | 45  | M      | USA  | 1:32.00    | 1:32.00       | 2041-06-01         | Atlanta, GA            | 1:32.00            | Atlanta, GA            | 2041-06-01         |
| 2042 | Atlanta | 29   | 46  | M      | USA  | 1:31.00    | 1:31.00       | 2042-06-01         | Atlanta, GA            | 1:31.00            | Atlanta, GA            | 2042-06-01         |
| 2043 | Atlanta | 30   | 47  | M      | USA  | 1:30.00    | 1:30.00       | 2043-06-01         | Atlanta, GA            | 1:30.00            | Atlanta, GA            | 2043-06-01         |
| 2044 | Atlanta | 31   | 48  | M      | USA  | 1:29.00    | 1:29.00       | 2044-06-01         | Atlanta, GA            | 1:29.00            | Atlanta, GA            | 2044-06-01         |
| 2045 | Atlanta | 32   | 49  | M      | USA  | 1:28.00    | 1:28.00       | 2045-06-01         | Atlanta, GA            | 1:28.00            | Atlanta, GA            | 2045-06-01         |
| 2046 | Atlanta | 33   | 50  | M      | USA  | 1:27.00    | 1:27.00       | 2046-06-01         | Atlanta, GA            | 1:27.00            | Atlanta, GA            | 2046-06-01         |
| 2047 | Atlanta | 34   | 51  | M      | USA  | 1:26.00    | 1:26.00       | 2047-06-01         | Atlanta, GA            | 1:26.00            | Atlanta, GA            | 2047-06-01         |
| 2048 | Atlanta | 35   | 52  | M      | USA  | 1:25.00    | 1:25.00       | 2048-06-01         | Atlanta, GA            | 1:25.00            | Atlanta, GA            | 2048-06-01         |
| 2049 | Atlanta | 36   | 53  | M      | USA  | 1:24.00    | 1:24.00       | 2049-06-01         | Atlanta, GA            | 1:24.00            | Atlanta, GA            | 2049-06-01         |
| 2050 | Atlanta | 37   | 54  | M      | USA  | 1:23.00    | 1:23.00       | 2050-06-01         | Atlanta, GA            | 1:23.00            | Atlanta, GA            | 2050-06-01         |
| 2051 | Atlanta | 38   | 55  | M      | USA  | 1:22.00    | 1:22.00       | 2051-06-01         | Atlanta, GA            | 1:22.00            | Atlanta, GA            | 2051-06-01         |
| 2052 | Atlanta | 39   | 56  | M      | USA  | 1:21.00    | 1:21.00       | 2052-06-01         | Atlanta, GA            | 1:21.00            | Atlanta, GA            | 2052-06-01         |
| 2053 | Atlanta | 40   | 57  | M      | USA  | 1:20.00    | 1:20.00       | 2053-06-01         | Atlanta, GA            | 1:20.00            | Atlanta, GA            | 2053-06-01         |
| 2054 | Atlanta | 41   | 58  | M      | USA  | 1:19.00    | 1:19.00       | 2054-06-01         | Atlanta, GA            | 1:19.00            | Atlanta, GA            | 2054-06-01         |
| 2055 | Atlanta | 42   | 59  | M      | USA  | 1:18.00    | 1:18.00       | 2055-06-01         | Atlanta, GA            | 1:18.00            | Atlanta, GA            | 2055-06-01         |
| 2056 | Atlanta | 43   | 60  | M      | USA  | 1:17.00    | 1:17.00       | 2056-06-01         | Atlanta, GA            | 1:17.00            | Atlanta, GA            | 2056-06-01         |
| 2057 | Atlanta | 44   | 61  | M      | USA  | 1:16.00    | 1:16.00       | 2057-06-01         | Atlanta, GA            | 1:16.00            | Atlanta, GA            | 2057-06-01         |
| 2058 | Atlanta | 45   | 62  | M      | USA  | 1:15.00    | 1:15.00       | 2058-06-01         | Atlanta, GA            | 1:15.00            | Atlanta, GA            | 2058-06-01         |
| 2059 | Atlanta | 46   | 63  | M      | USA  | 1:14.00    | 1:14.00       | 2059-06-01         | Atlanta, GA            | 1:14.00            | Atlanta, GA            | 2059-06-01         |
| 2060 | Atlanta | 47   | 64  | M      | USA  | 1:13.00    | 1:13.00       | 2060-06-01         | Atlanta, GA            | 1:13.00            | Atlanta, GA            | 2060-06-01         |
| 2061 | Atlanta | 48   | 65  | M      | USA  | 1:12.00    | 1:12.00       | 2061-06-01         | Atlanta, GA            | 1:12.00            | Atlanta, GA            | 2061-06-01         |
| 2062 | Atlanta | 49   | 66  | M      | USA  | 1:11.00    | 1:11.00       | 2062-06-01         | Atlanta, GA            | 1:11.00            | Atlanta, GA            | 2062-06-01         |
| 2063 | Atlanta | 50   | 67  | M      | USA  | 1:10.00    | 1:10.00       | 2063-06-01         | Atlanta, GA            | 1:10.00            | Atlanta, GA            | 2063-06-01         |
| 2064 | Atlanta | 51   | 68  | M      | USA  | 1:09.00    | 1:09.00       | 2064-06-01         | Atlanta, GA            | 1:09.00            | Atlanta, GA            | 2064-06-01         |
| 2065 | Atlanta | 52   | 69  | M      | USA  | 1:08.00    | 1:08.00       | 2065-06-01         | Atlanta, GA            | 1:08.00            | Atlanta, GA            | 2065-06-01         |
| 2066 | Atlanta | 53   | 70  | M      | USA  | 1:07.00    | 1:07.00       | 2066-06-01         | Atlanta, GA            | 1:07.00            | Atlanta, GA            | 2066-06-01         |
| 2067 | Atlanta | 54   | 71  | M      | USA  | 1:06.00    | 1:06.00       | 2067-06-01         | Atlanta, GA            | 1:06.00            | Atlanta, GA            | 2067-06-01         |
| 2068 | Atlanta | 55   | 72  | M      | USA  | 1:05.00    | 1:05.00       | 2068-06-01         | Atlanta, GA            | 1:05.00            | Atlanta, GA            | 2068-06-01         |
| 2069 | Atlanta | 56   | 73  | M      | USA  | 1:04.00    | 1:04.00       | 2069-06-01         | Atlanta, GA            | 1:04.00            | Atlanta, GA            | 2069-06-01         |
| 2070 | Atlanta | 57   | 74  | M      | USA  | 1:03.00    | 1:03.00       | 2070-06-01         | Atlanta, GA            | 1:03.00            | Atlanta, GA            | 2070-06-01         |
| 2071 | Atlanta | 58   | 75  | M      | USA  | 1:02.00    | 1:02.00       | 2071-06-01         | Atlanta, GA            | 1:02.00            | Atlanta, GA            | 2071-06-01         |
| 2072 | Atlanta | 59   | 76  | M      | USA  | 1:01.00    | 1:01.00       | 2072-06-01         | Atlanta, GA            | 1:01.00            | Atlanta, GA            | 2072-06-01         |
| 2073 | Atlanta | 60   | 77  | M      | USA  | 1:00.00    | 1:00.00       | 2073-06-01         | Atlanta, GA            | 1:00.00            | Atlanta, GA            | 2073-06-01         |
| 2074 | Atlanta | 61   | 78  | M      | USA  | 0:59.00    | 0:59.00       | 2074-06-01         | Atlanta, GA            | 0:59.00            | Atlanta, GA            | 2074-06-01         |
| 2075 | Atlanta | 62   | 79  | M      | USA  | 0:58.00    | 0:58.00       | 2075-06-01         | Atlanta, GA            | 0:58.00            | Atlanta, GA            | 2075-06-01         |
| 2076 | Atlanta | 63   | 80  | M      | USA  | 0:57.00    | 0:57.00       | 2076-06-01         | Atlanta, GA            | 0:57.00            | Atlanta, GA            | 2076-06-01         |
| 2077 | Atlanta | 64   | 81  | M      | USA  | 0:56.00    | 0:56.00       | 2077-06-01         | Atlanta, GA            | 0:56.00            | Atlanta, GA            | 2077-06-01         |
| 2078 | Atlanta | 65   | 82  | M      | USA  | 0:55.00    | 0:55.00       | 2078-06-01         | Atlanta, GA            | 0:55.00            | Atlanta, GA            | 2078-06-01         |
| 2079 | Atlanta | 66   | 83  | M      | USA  | 0:54.00    | 0:54.00       | 2079-06-01         | Atlanta, GA            | 0:54.00            | Atlanta, GA            | 2079-06-01         |
| 2080 | Atlanta | 67   | 84  | M      | USA  | 0:53.00    | 0:53.00       | 2080-06-01         | Atlanta, GA            | 0:53.00            | Atlanta, GA            | 2080-06-01         |
| 2081 | Atlanta | 68   | 85  | M      | USA  | 0:52.00    | 0:52.00       | 2081-06-01         | Atlanta, GA            | 0:52.00            | Atlanta, GA            | 2081-06-01         |
| 2082 | Atlanta | 69   | 86  | M      | USA  | 0:51.00    | 0:51.00       | 2082-06-01         | Atlanta, GA            | 0:51.00            | Atlanta, GA            | 2082-06-01         |
| 2083 | Atlanta | 70   | 87  | M      | USA  | 0:50.00    | 0:50.00       | 2083-06-01         | Atlanta, GA            | 0:50.00            | Atlanta, GA            | 2083-06-01         |
| 2084 | Atlanta | 71   | 88  | M      | USA  | 0:49.00    | 0:49.00       | 2084-06-01         | Atlanta, GA            | 0:49.00            | Atlanta, GA            | 2084-06-01         |
| 2085 | Atlanta | 72   | 89  | M      | USA  | 0:48.00    | 0:48.00       | 2085-06-01         | Atlanta, GA            | 0:48.00            | Atlanta, GA            | 2085-06-01         |
| 2086 | Atlanta | 73   | 90  | M      | USA  | 0:47.00    | 0:47.00       | 2086-06-01         | Atlanta, GA            | 0:47.00            | Atlanta, GA            | 2086-06-01         |
| 2087 | Atlanta | 74   | 91  | M      | USA  | 0:46.00    | 0:46.00       | 2087-06-01         | Atlanta, GA            | 0:46.00            | Atlanta, GA            | 2087-06-01         |
| 2088 | Atlanta | 75   | 92  | M      | USA  | 0:45.00    | 0:45.00       | 2088-06-01         | Atlanta, GA            | 0:45.00            | Atlanta, GA            | 2088-06-01         |
| 2089 | Atlanta | 76   | 93  | M      | USA  | 0:44.00    | 0:44.00       | 2089-06-01         | Atlanta, GA            | 0:44.00            | Atlanta, GA            | 2089-06-01         |
| 2090 | Atlanta | 77   | 94  | M      | USA  | 0:43.00    | 0:43.00       | 2090-06-01         | Atlanta, GA            | 0:43.00            | Atlanta, GA            | 2090-06-01         |
| 2091 | Atlanta | 78   | 95  | M      | USA  | 0:42.00    | 0:42.00       | 2091-06-01         | Atlanta, GA            | 0:42.00            | Atlanta, GA            | 2091-06-01         |
| 2092 | Atlanta | 79   | 96  | M      | USA  | 0:41.00    | 0:41.00       | 2092-06-01         | Atlanta, GA            | 0:41.00            | Atlanta, GA            | 2092-06-01         |
| 2093 | Atlanta | 80   | 97  | M      | USA  | 0:40.00    | 0:40.00       | 2093-06-01         | Atlanta, GA            | 0:40.00            | Atlanta, GA            | 2093-06-01         |
| 2094 | Atlanta | 81   | 98  | M      | USA  | 0:39.00    | 0:39.00       | 2094-06-01         | Atlanta, GA            | 0:39.00            | Atlanta, GA            | 2094-06-01         |
| 2095 | Atlanta | 82   | 99  | M      | USA  | 0:38.00    | 0:38.00       | 2095-06-01         | Atlanta, GA            | 0:38.00            | Atlanta, GA            | 2095-06-01         |
| 2096 | Atlanta | 83   | 100 | M      | USA  | 0:37.00    | 0:37.00       | 2096-06-01         | Atlanta, GA            | 0:37.00            | Atlanta, GA            | 2096-06-01         |
| 2097 | Atlanta | 84   | 101 | M      | USA  | 0:36.00    | 0:36.00       | 2097-06-01         | Atlanta, GA            | 0:36.00            | Atlanta, GA            | 2097-06-01         |
| 2098 | Atlanta | 85   | 102 | M      | USA  | 0:35.00    | 0:35.00       | 2098-06-01         | Atlanta, GA            | 0:35.00            | Atlanta, GA            | 2098-06-01         |
| 2099 | Atlanta | 86   | 103 | M      | USA  | 0:34.00    | 0:34.00       | 2099-06-01         | Atlanta, GA            | 0:34.00            | Atlanta, GA            | 2099-06-01         |
| 2100 | Atlanta | 87   | 104 | M      | USA  | 0:33.00    | 0:33.00       | 2100-06-01         | Atlanta, GA            | 0:33.00            | Atlanta, GA            | 2100-06-01         |
| 2101 | Atlanta | 88   | 105 | M      | USA  | 0:32.00    | 0:32.00       | 2101-06-01         | Atlanta, GA            | 0:32.00            | Atlanta, GA            | 2101-06-01         |
| 2102 | Atlanta | 89   | 106 | M      | USA  | 0:31.00    | 0:31.00       | 2102-06-01         | Atlanta, GA            | 0:31.00            | Atlanta, GA            | 2102-06-01         |
| 2103 | Atlanta | 90   | 107 | M      | USA  | 0:30.00    | 0:30.00       | 2103-06-01         | Atlanta, GA            | 0:30.00            | Atlanta, GA            | 2103-06-01         |
| 2104 | Atlanta | 91   | 108 | M      | USA  | 0:29.00    | 0:29.00       | 2104-06-01         | Atlanta, GA            | 0:29.00            | Atlanta, GA            | 2104-06-01         |
| 2105 | Atlanta | 92   | 109 | M      | USA  | 0:28.00    | 0:28.00       | 2105-06-01         | Atlanta, GA            | 0:28.00            | Atlanta, GA            | 2105-06-01         |
| 2106 | Atlanta | 93   | 110 | M      | USA  | 0:27.00    | 0:27.00       | 2106-06-01         | Atlanta, GA            | 0:27.00            | Atlanta, GA            | 2106-06-01         |
| 2107 | Atlanta | 94   | 111 | M      | USA  | 0:26.00    | 0:26.00       | 2107-06-01         | Atlanta, GA            | 0:26.00            | Atlanta, GA            | 2107-06-01         |
| 2108 | Atlanta | 95   | 112 | M      | USA  | 0:25.00    | 0:25.00       | 2108-06-01         | Atlanta, GA            | 0:25.00            | Atlanta, GA            | 2108-06-01         |
| 2109 | Atlanta | 96   | 113 | M      | USA  | 0:24.00    | 0:24.00       | 2109-06-01         | Atlanta, GA            | 0:24.00            | Atlanta, GA            | 2109-06-01         |
| 2110 | Atlanta | 97   | 114 | M      | USA  | 0:23.00    | 0:23.00       | 2110-06-01         | Atlanta, GA            | 0:23.00            | Atlanta, GA            | 2110-06-01         |
| 2111 | Atlanta | 98   | 115 | M      | USA  | 0:22.00    | 0:2           |                    |                        |                    |                        |                    |











APPENDIX C-2  
**PHASES #2-6 PROJECTED ASSESSMENT SCHEDULES**

Whitewing Trails Public Improvement District No. 2  
Summary of Projected Annual Installments  
Phase #2-6

|            |            |
|------------|------------|
| Lot Size   | 60 Ft. Lot |
| Assessment | \$1,800    |
| % Per Lot  | 0.00%      |

| Year  | Cumulative<br>Outstanding<br>Principal | Bond Principal | Bond Interest | Administrative<br>Expense | Total Annual<br>Installments |
|-------|----------------------------------------|----------------|---------------|---------------------------|------------------------------|
| 2006  | \$3,809                                | \$90           | \$238         | \$30                      | \$358                        |
| 2007  | \$3,818                                | \$93           | \$234         | \$28                      | \$355                        |
| 2008  | \$3,728                                | \$98           | \$229         | \$28                      | \$355                        |
| 2009  | \$3,628                                | \$103          | \$223         | \$29                      | \$356                        |
| 2010  | \$3,525                                | \$108          | \$217         | \$30                      | \$355                        |
| 2011  | \$3,417                                | \$116          | \$211         | \$30                      | \$357                        |
| 2012  | \$3,303                                | \$121          | \$204         | \$31                      | \$356                        |
| 2013  | \$3,180                                | \$126          | \$197         | \$32                      | \$356                        |
| 2014  | \$3,054                                | \$134          | \$189         | \$32                      | \$355                        |
| 2015  | \$2,929                                | \$142          | \$181         | \$33                      | \$356                        |
| 2016  | \$2,778                                | \$149          | \$172         | \$34                      | \$356                        |
| 2017  | \$2,629                                | \$157          | \$163         | \$34                      | \$355                        |
| 2018  | \$2,472                                | \$167          | \$154         | \$35                      | \$356                        |
| 2019  | \$2,308                                | \$175          | \$144         | \$36                      | \$353                        |
| 2020  | \$2,129                                | \$185          | \$133         | \$36                      | \$358                        |
| 2021  | \$1,944                                | \$198          | \$121         | \$37                      | \$357                        |
| 2022  | \$1,754                                | \$209          | \$109         | \$38                      | \$356                        |
| 2023  | \$1,557                                | \$221          | \$96          | \$39                      | \$356                        |
| 2024  | \$1,344                                | \$234          | \$82          | \$39                      | \$356                        |
| 2025  | \$1,083                                | \$247          | \$68          | \$40                      | \$358                        |
| 2026  | \$834                                  | \$261          | \$52          | \$41                      | \$356                        |
| 2027  | \$572                                  | \$278          | \$36          | \$42                      | \$356                        |
| 2028  | \$294                                  | \$296          | \$18          | \$43                      | \$354                        |
| Total |                                        | \$3,945        | \$3,473       | \$736                     | \$8,171                      |

**Whitening Trade Public Improvement District No. 2**  
**Summary of Projected Annual Installments**  
**Phase #1-6**

|            |            |
|------------|------------|
| Lot Size   | 50 Ft Lots |
| Assessment | \$3,257    |
| % Per Lot  | 0.54%      |

| Year  | Cumulative<br>Outstanding<br>Principal | Bond Principal | Bond Interest | Administrative<br>Expense | Total Annual<br>Installments |
|-------|----------------------------------------|----------------|---------------|---------------------------|------------------------------|
| 2016  | \$3,257                                | \$75           | \$199         | \$25                      | \$299                        |
| 2017  | \$3,182                                | \$77           | \$194         | \$25                      | \$296                        |
| 2018  | \$3,105                                | \$80           | \$190         | \$24                      | \$294                        |
| 2019  | \$3,023                                | \$86           | \$186         | \$24                      | \$294                        |
| 2020  | \$2,937                                | \$90           | \$181         | \$25                      | \$294                        |
| 2021  | \$2,847                                | \$90           | \$176         | \$25                      | \$291                        |
| 2022  | \$2,751                                | \$101          | \$171         | \$26                      | \$297                        |
| 2023  | \$2,650                                | \$106          | \$164         | \$26                      | \$293                        |
| 2024  | \$2,543                                | \$112          | \$157         | \$27                      | \$296                        |
| 2025  | \$2,433                                | \$118          | \$151         | \$27                      | \$296                        |
| 2026  | \$2,319                                | \$124          | \$144         | \$28                      | \$296                        |
| 2027  | \$2,193                                | \$131          | \$138         | \$29                      | \$296                        |
| 2028  | \$2,059                                | \$139          | \$128         | \$29                      | \$297                        |
| 2029  | \$1,923                                | \$146          | \$121         | \$30                      | \$296                        |
| 2030  | \$1,774                                | \$154          | \$113         | \$30                      | \$296                        |
| 2031  | \$1,623                                | \$163          | \$106         | \$31                      | \$297                        |
| 2032  | \$1,459                                | \$174          | \$98          | \$31                      | \$296                        |
| 2033  | \$1,283                                | \$185          | \$89          | \$32                      | \$297                        |
| 2034  | \$1,096                                | \$196          | \$80          | \$33                      | \$297                        |
| 2035  | \$901                                  | \$206          | \$70          | \$33                      | \$296                        |
| 2036  | \$695                                  | \$219          | \$63          | \$34                      | \$296                        |
| 2037  | \$479                                  | \$232          | \$56          | \$35                      | \$296                        |
| 2038  | \$245                                  | \$245          | \$48          | \$35                      | \$295                        |
| Total |                                        | \$3,257        | \$2,894       | \$663                     | \$6,814                      |

APPENDIX C  
FINAL PLATS

**APPENDIX D**  
**PID ASSESSMENT NOTICE**

PID Assessment Notice

NOTICE OF OBLIGATION TO PAY PUBLIC IMPROVEMENT DISTRICT ASSESSMENT TO  
CITY OF PRINCETON, 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 City of Princeton, Texas (the "City"), 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 Whitewing Trails Public Improvement District No. 2 (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 City. The exact amount of each annual installment will be approved each year by the City 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 City or MuniCap, Inc., the District Administrator for the City, 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](mailto: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

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 \_\_\_\_\_

ss  
ss  
ss  
ss

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