



*Meadow View @ Twin Creeks
Community Development District*

Approved Budget

FY 2021

May 21, 2019



Meadowview @ Twin Creeks Community Development District

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Meadow View at Twin Creek

Community Development District

General Fund

<i>Description</i>	<i>Adopted Budget FY 2020</i>	<i>Actual Thru 4/30/20</i>	<i>Projected Next 5 Months</i>	<i>Total Projected 9/30/20</i>	<i>Approved Budget FY 2021</i>
<u>Revenues</u>					
<i>Developer Contributions</i>	\$716,009	\$323,835	\$231,974	\$555,809	\$660,328
<i>Assessments - Tax Roll</i>	\$202,720	\$200,623	\$2,097	\$202,720	\$487,341
<i>Assessments - Direct</i>	\$170,111	\$127,583	\$42,528	\$170,111	\$54,405
<i>Interest/Miscellaneous Income</i>	\$0	\$44	\$25	\$69	\$50
<i>Facility Revenue</i>	\$0	\$1,250	\$1,500	\$2,750	\$0
<u>Total Revenues</u>	\$1,088,840	\$653,335	\$278,124	\$931,459	\$1,202,123
<u>Expenditures</u>					
<u>Administrative</u>					
<i>Engineering</i>	\$20,000	\$15,466	\$22,500	\$37,966	\$20,000
<i>Attorney</i>	\$30,000	\$8,120	\$21,880	\$30,000	\$30,000
<i>Annual Audit</i>	\$3,800	\$1,000	\$4,800	\$5,800	\$5,900
<i>Arbitrage</i>	\$1,800	\$0	\$2,400	\$2,400	\$3,000
<i>Assessment Roll</i>	\$5,000	\$5,000	\$0	\$5,000	\$5,000
<i>Dissemination Agent</i>	\$7,500	\$4,375	\$3,125	\$7,500	\$10,000
<i>Trustee Fee</i>	\$20,000	\$11,431	\$0	\$11,431	\$20,000
<i>Management Fees</i>	\$47,250	\$27,563	\$19,688	\$47,250	\$47,250
<i>Information Technology</i>	\$2,000	\$1,167	\$833	\$2,000	\$2,000
<i>Website Compliance</i>	\$1,200	\$2,250	\$0	\$2,250	\$1,200
<i>Telephone</i>	\$500	\$215	\$160	\$375	\$500
<i>Postage</i>	\$500	\$474	\$325	\$799	\$800
<i>Insurance</i>	\$9,000	\$5,750	\$0	\$5,750	\$7,425
<i>Printing & Binding</i>	\$4,000	\$1,304	\$2,185	\$3,489	\$4,000
<i>Legal Advertising</i>	\$3,000	\$758	\$2,000	\$2,758	\$3,000
<i>Other Current Charges</i>	\$2,500	\$1,006	\$250	\$1,256	\$1,500
<i>Office Supplies</i>	\$500	\$79	\$175	\$254	\$300
<i>Dues, Licenses & Subscriptions</i>	\$175	\$175	\$0	\$175	\$175
<u>Administrative Expenditures</u>	\$158,725	\$86,133	\$80,320	\$166,454	\$162,050
<u>AMENITY CENTER</u>					
<i>Utilities</i>					
<i>Telephone/Cable/Internet</i>	\$9,200	\$5,192	\$3,650	\$8,842	\$9,200
<i>Electric</i>	\$40,000	\$19,332	\$15,000	\$34,332	\$36,000
<i>Water/Irrigation</i>	\$20,000	\$9,324	\$6,650	\$15,974	\$20,000
<i>Gas</i>	\$1,500	\$935	\$500	\$1,435	\$1,500
<i>Trash Removal</i>	\$6,000	\$1,182	\$900	\$2,082	\$3,000
<i>Security</i>					
<i>Security Monitoring</i>	\$1,331	\$1,244	\$555	\$1,799	\$1,800
<i>Access Cards</i>	\$3,000	\$313	\$2,038	\$2,350	\$3,000
<i>Contracted Security</i>	\$20,000	\$0	\$0	\$0	\$20,000
<i>Management Contracts</i>					
<i>Facility Management</i>	\$125,000	\$35,000	\$25,000	\$60,000	\$125,000
<i>Pool Attendants</i>	\$48,000	\$0	\$25,000	\$25,000	\$48,000
<i>Canoe Launch Attendant</i>	\$28,800	\$0	\$4,800	\$4,800	\$28,800
<i>Snack Bar Attendant</i>	\$16,640	\$0	\$3,000	\$3,000	\$16,640
<i>Field Mgmt / Admin</i>	\$25,000	\$11,667	\$8,333	\$20,000	\$25,000
<i>Pool Maintenance</i>	\$30,000	\$9,775	\$6,825	\$16,600	\$20,000
<i>Pool Chemicals</i>	\$15,000	\$5,235	\$6,500	\$11,735	\$15,000

Meadow View at Twin Creek
Community Development District

General Fund

<i>Description</i>	<i>Adopted Budget FY 2020</i>	<i>Actual Thru 4/30/20</i>	<i>Projected Next 5 Months</i>	<i>Total Projected 9/30/20</i>	<i>Approved Budget FY 2021</i>
<u>AMENITY CENTER CONT'</u>					
Janitorial	\$15,540	\$9,244	\$6,475	\$15,719	\$18,000
Facility Maintenance	\$15,000	\$6,252	\$8,748	\$15,000	\$15,000
Repairs & Maintenance	\$10,000	\$20,303	\$12,000	\$32,303	\$36,000
New Capital Projects	\$12,000	\$1,206	\$4,000	\$5,206	\$12,000
Snack Bar Inventory- CGS	\$1,000	\$526	\$474	\$1,000	\$1,000
Food Service License	\$500	\$492	\$0	\$492	\$500
Rental and Leases	\$27,691	\$16,153	\$11,538	\$27,691	\$27,691
Subscriptions	\$12,000	\$2,988	\$0	\$2,988	\$12,000
Pest Control	\$2,280	\$1,330	\$950	\$2,280	\$2,280
Supplies	\$2,000	\$1,004	\$996	\$2,000	\$2,000
Towel/Linen Service	\$0	\$481	\$672	\$1,153	\$2,000
Furniture, Fixtures & Equipment	\$0	\$3,370	\$0	\$3,370	\$5,000
Special Events	\$30,000	\$18,839	\$11,161	\$30,000	\$30,000
Holiday Decorations	\$9,000	\$0	\$9,000	\$9,000	\$9,000
Fitness Center Repairs/Supplies	\$2,000	\$1,227	\$600	\$1,827	\$2,000
Office Supplies	\$2,000	\$328	\$300	\$628	\$1,500
ASCAP/BMI Licenses	\$1,000	\$0	\$1,000	\$1,000	\$1,000
Property Insurance	\$30,000	\$33,867	\$0	\$33,867	\$36,533
Performance Guaranty Bonds	\$0	\$7,201	\$0	\$7,201	\$0
<u>Amenity Center Expenditures</u>	\$561,482	\$224,011	\$176,664	\$400,675	\$586,444
<u>Grounds Maintenance</u>					
Hydrology Quality/Mitigation	\$6,400	\$0	\$0	\$0	\$6,400
Electric	\$15,000	\$4,939	\$5,061	\$10,000	\$15,000
Landscape Maintenance	\$187,846	\$124,936	\$123,327	\$248,263	\$292,593
Landscape Contingency	\$25,000	\$34,385	\$0	\$34,385	\$25,000
Lake Maintenance	\$10,800	\$4,500	\$6,300	\$10,800	\$27,000
Grounds Maintenance	\$12,000	\$1,824	\$2,400	\$4,224	\$12,000
Pump Repairs	\$5,000	\$12,612	\$0	\$12,612	\$5,000
Streetlighting	\$22,000	\$11,546	\$9,000	\$20,546	\$22,000
Streetlight Repairs	\$5,000	\$0	\$0	\$0	\$5,000
Irrigation Repairs	\$7,500	\$4,941	\$2,559	\$7,500	\$7,500
Miscellaneous	\$5,000	\$74	\$926	\$1,000	\$5,000
Contingency	\$67,086	\$4,913	\$10,087	\$15,000	\$31,136
<u>Grounds Maintenance Expenditures</u>	\$368,633	\$204,670	\$159,660	\$364,330	\$453,629
<u>TOTAL EXPENDITURES</u>	\$1,088,840	\$514,814	\$416,644	\$931,459	\$1,202,123
<u>Excess Revenues/ Expenditures</u>	\$0	\$138,521	(\$138,521)	\$0	\$0

Meadow View at Twin Creek Community Development District

GENERAL FUND BUDGET
FISCAL YEAR 2021

REVENUES:

Developer Contributions

The District will enter into a Funding Agreement with the Developer to Fund part of the General Fund expenditures for the Fiscal Year.

Assessments

The District will levy a non ad-valorem special assessment on all taxable property within the District to fund all of the General Operating Expenditures for the fiscal year.

EXPENDITURES:

Administrative:

Engineering

The District will contract with an engineering firm to provide general engineering services to the District, e.g. attendance and preparation for monthly board meetings, review invoices, etc.

Attorney

The District will contract for legal counsel to provide general legal services to the District, e.g. attendance and preparation for monthly meetings, preparation and review of agreements, resolutions, etc.

Annual Audit

The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting Firm. The District will contract with a licensed CPA firm to prepare the annual audit.

Arbitrage

The District is required to annually have an arbitrage rebate calculation on the District's Series 2016 A-1/A-2, 2016 B, 2018A-1/A-2, 2019 A-1/A-2 and 2020 Special Assessment Bonds. The District will contract with an independent certified public accounting firm to calculate the rebate liability and submit a report to the District.

Assessment Roll

The District has contracted with Governmental Management Services, LLC for the certification of the District's annual maintenance and debt service assessments to the County Tax Collector

Dissemination Fees

The Annual Disclosure Report prepared by Governmental Management Services, LLC required by the Security and Exchange Commission in order to comply with Rule 15(c)(2)-12(b)(5), which relates to additional reporting requirements for un-rated bond issues.

Meadow View at Twin Creek
Community Development District
GENERAL FUND BUDGET
FISCAL YEAR 2021

Trustee Fees

The District's Series 2016 A-1/A-2, 2016 B, 2018A-1/A-2, 2019 A-1/A-2, and 2020 Special Assessment Bonds are held by a Trustee with US Bank. The amount represents the fee for the administration of the District's bond issue.

Management Fees

The District will contract for Management, Accounting and Administrative services as part of a Management Agreement with management company.

<u>Vendor</u>	<u>Monthly</u>	<u>Annually</u>
Governmental Management Services	\$ 3,750	\$ 47,250

Information Technology

The cost related to District's accounting and information systems, District website creation and maintenance, electronic compliance with Florida Statutes and other electronic data requirements.

<u>Vendor</u>	<u>Monthly</u>	<u>Annually</u>
Governmental Management Services	\$ 167	\$ 2,000

Website Compliance

Per Chapter 2014-22, Laws of Florida, all Districts must have a website by October 1, 2015 to provide detailed information on the CDD as well as links to useful websites regarding Compliance issues.

Telephone

The cost of telephone and fax machine service.

Postage

The cost of mailing agenda packages, overnight deliveries, correspondence, and payments for the District.

Insurance

Represents the estimated cost for public officials and general liability insurance for the District provided by Florida Insurance Alliance.

Printing & Binding

Printing and Binding agenda packages for board meetings, printing of computerized checks, stationary, envelopes etc.

Legal Advertising

The District is required to advertise various notices for monthly Board meetings, public hearings, and etc. in a newspaper of general circulation.

Meadow View at Twin Creek
Community Development District
 GENERAL FUND BUDGET
 FISCAL YEAR 2021

Other Current Charges

Bank charges, amortization schedules, and any other miscellaneous expenses incurred during the year.

Office Supplies

Miscellaneous office supplies.

Dues, Licenses & Subscriptions

The District is required to pay an annual fee to the Florida Department of Economic Opportunity for \$175. This is the only expense under this category for the District.

Amenity Center:

Telephone/Cable/Internet

The District will provide internet & cable television services for the Amenity Center through Comcast.

<u>Contract</u>	<u>Monthly</u>	<u>Annual</u>
Comcast	\$ 729	\$ 8,745
	\$ 38	\$ 455
	\$ 767	\$ 9,200

Electric

The cost of electric associated with the Recreation Facility provided by FPL.

<u>Account #</u>	<u>Address</u>	<u>Monthly</u>	<u>Annual</u>
67216-50049	840 Beacon Lake Parkway	\$ 2,762	\$ 33,144
	Contingency	238	2,856
		\$ 3,000	\$ 36,000

Water/Irrigation

Water, sewer and irrigation systems cost for the district provided by St Johns County Utility Department.

<u>Account #</u>	<u>Address</u>	<u>Monthly</u>	<u>Annual</u>
567190-135186	840 & 850 Beacon Lake Parkway	\$ 689	\$ 8,268
	205 Concave Ln	\$ 700	\$ 8,400
	Contingency for New Accounts	278	3,332
		\$ 1,667	\$ 20,000

Gas

The District has contracted with TECO and Florida Natural Gas to provide propane delivery for amenity center use.

Meadow View at Twin Creek
Community Development District
GENERAL FUND BUDGET
FISCAL YEAR 2021

Trash Removal

Cost of garbage disposal service will be provided by Republic Services for the District.

Security Monitoring

The District contracted with Atlantic Companies for security monitoring for the Amenity Center.

<u>Contract</u>	<u>Monthly</u>	<u>Annual</u>
Atlantic Companies	\$ 111	\$ 1,331
Contingency	\$ 39	\$ 469
	\$ 150	\$ 1,800

Access Cards

Represents the estimated cost for access cards purchased by the District's Amenity Center.

Contracted Security

Represents the annual cost for private security services.

Facility Management

Cost to provide management services for the Amenity Center contracted by Riverside Management Services.

Pool Attendants

The District has contracted with Riverside Management Services, Inc. to provide pool lifeguards/or pool attendants during the operating season for the pool.

Canoe Launch Attendant

The District has contracted with Riverside Management Services, Inc. to provide canoe launch attendants during the operating season.

Snack Bar Attendant

The District has contracted with Riverside Management Services, Inc. to provide snack bar attendants during the operating season.

Field Management and Admin

The District will contract Riverside Management Services, Inc. for onsite field management of contracts for District Services such as landscaping, amenity & pool facilities, lake maintenance, etc.

<u>Contract</u>	<u>Monthly</u>	<u>Annual</u>
Riverside Management	\$ 2,083	\$ 25,000

Meadow View at Twin Creek
Community Development District
GENERAL FUND BUDGET
FISCAL YEAR 2021

Pool Maintenance

The estimated amount based on proposed contract with Riverside Management Services, Inc. to provide maintenance of the Amenity Center swimming pool.

<u>Contract</u>	<u>Monthly</u>	<u>Annual</u>
Riverside Management	\$ 1,365	\$ 16,380
Contingency	\$ 302	\$ 3,620
	<u>\$ 1,667</u>	<u>\$ 20,000</u>

Pool Chemicals

The estimated amount based on proposed contract with vendor to provide chemicals to maintain the Amenity Center swimming pool.

Janitorial

The estimated amount based on proposed contract with Riverside Management Services, Inc. to provide janitorial services for the Amenity Center.

Facility Maintenance

The estimated amount based on proposed contract with vendors to provide routine repairs and maintenance for the Amenity Center.

Repair & Maintenance

Regular maintenance and replacement cost incurred by the Amenity Center of the District.

New Capital Projects

The District will establish a fund for the renewal and replacement of District's capital related facilities.

Snack Bar Inventory – CGS

Represents the estimated cost to purchase inventory for food or beverages in the event the District operates the snack bar.

Food Service License

Represents estimated annual cost to obtain licenses and permits to operate the snack bar and gourmet kitchen

Rental & Leases

Monthly fitness room lease payment to Municipal Asset Management in the amount of \$2,307.62

Subscriptions

All annual subscriptions to include but not limited to Department of Economic Opportunity, Wellbeats, computer software, etc.

Meadow View at Twin Creek
Community Development District
GENERAL FUND BUDGET
FISCAL YEAR 2021

Pest Control

The District will contract for pest control services for amenity center.

<u>Contract</u>	<u>Monthly</u>	<u>Annual</u>
Turner Pest Control	\$ 190	\$ 2,280

Supplies

Represents the District expenses for amenity supplies purchased for the amenity center.

Towel/Linen Service

Represents the District expenses for the cleaning of towels and linen used by the amenity center.

Furniture, Fixtures & Equipment

Represents the District expenses for furniture, fixtures and equipment for the amenity center.

Special Events

Represents estimated costs for the District to host special events for the community throughout the Fiscal Year.

Holiday Decorations

Represents estimated costs for the District to decorate the amenity center throughout the Fiscal Year.

Fitness Center Repairs/Supplies

Represents estimated costs for the Fitness Center repairs of equipment, purchase of supplies, and preventative maintenance contract.

Office Supplies

Represents estimated cost for office supplies for the Amenity Center.

ASCAP/BMI Licenses

License fee required to broadcast music to the amenity center.

Property Insurance

The District's Property insurance policy is with Florida Insurance Alliance. FIA specializes in providing insurance coverage to governmental agencies. The amount budgeted represents the estimated premium for property insurance related to the Amenity Center.

Meadow View at Twin Creek
Community Development District
 GENERAL FUND BUDGET
 FISCAL YEAR 2021

Grounds Maintenance:

Hydrology Quality/Mitigation

Cost to preserve beneficial aquatic plants in the wetland mitigation area and control nuisance and exotic pest plant populations.

Electric

Electric cost billed to district by FPL for common area electric.

<u>Account #</u>	<u>Location</u>	<u>Monthly</u>	<u>Annual</u>
51650-60509	45 Beacon Lake Pkwy # Pump	\$ 60	\$ 720
17096-40500	44 Beacon Lake Pkwy # Pump	\$ 420	\$ 5,040
08979-60506	333 Beacon Lake Pkwy # Pump	\$ 80	\$ 960
70640-86478	550 Beacon Lake Pkwy #FNTN	\$ 15	\$ 180
24276-26128	595 Convex Lane Lighting	\$ 15	\$ 180
05494-57141	246 Beacon Lake Pkwy #STOP	\$ 15	\$ 180
07100-57043	129 Charlie Way #LS	\$ 12	\$ 144
52485-29017	129 Charlie Way #Well	\$ 250	\$ 3,000
45848-73154	136 Charlie Way #Well	\$ 85	\$ 1,020
37599-46118	744 Windermere Way	\$ -	\$ -
	Contingency	\$ 298	\$ 3,576
		\$ 1,250	\$ 15,000

Landscape Maintenance

Cost to maintain the common areas and amenity center of the District contracted with Yellowstone Landscape and West Orange Nurseries for the first 7 months of warranty period then contract for new phase will revert to Yellowstone for last 5 months for fiscal year.

<u>Vendor</u>	<u>Description</u>	<u>Monthly</u>	<u>Annual</u>
Yellowstone Landscape	Landscape Maintenance	\$ 15,654	\$ 187,846
West Orange Nurseries	Landscape Maintenance	\$ 9,011	\$ 63,080
Yellowstone Landscape	New Phase	\$ 8,333	\$ 41,667
		\$ 32,999	\$ 292,593

Landscape Contingency

Other landscape costs that is not under contract which includes landscape light repairs and replacements.

Lake Maintenance

Cost to provide aquatic plant management for thirteen lakes within the District. Includes treatment of lakes with herbicides and technology to control vegetation, and trash disposal along banks and lakes.

Meadow View at Twin Creek
Community Development District
 GENERAL FUND BUDGET
 FISCAL YEAR 2021

<u>Contract</u>	<u>Monthly</u>	<u>Annual</u>
Future Horizons Inc	\$ 900	\$ 10,800
Additional Lakes	\$ 1,433	\$ 17,200
	<u>\$ 2,333</u>	<u>\$ 28,000</u>

Grounds Maintenance

Contracted staff for repairs and trash pick-up on District owned property.

Pump Repairs

Provision for pool pump repair or replacements as needed.

Streetlighting

FPL provides the District street lighting cost for the community. The amount is based upon the agreement plus estimated cost for fuel charges.

<u>Account #</u>	<u>Address</u>	<u>Monthly</u>	<u>Annual</u>
11082-69190	200 Twin Creeks Dr - SL	\$ 1,800	\$ 21,600
	Contingency	33	400
		<u>\$ 1,833</u>	<u>\$ 22,000</u>

Streetlight Repairs

Estimated costs for street lighting and parking lot repairs and replacements.

Irrigation Repairs

Miscellaneous irrigation repairs and maintenance cost for the District.

Miscellaneous

Any unanticipated and unscheduled maintenance cost to the District.

Contingency

A contingency for any unanticipated and unscheduled cost to the District.

Meadow View at Twin Creek
Community Development District

Debt Service Fund
Series 2016 A1

<i>Description</i>	<i>Adopted Budget FY 2020</i>	<i>Actual Thru 4/30/20</i>	<i>Projected Next 5 Months</i>	<i>Total Projected 9/30/19</i>	<i>Approved Budget FY 2021</i>
<i>Revenues</i>					
<i>Assessments - Tax Roll</i>	\$443,376	\$438,778	\$4,598	\$443,376	\$443,376
<i>Interest Income</i>	\$1,000	\$283	\$165	\$448	\$500
<i>Carry Forward Surplus</i>	\$202,329	202,139	\$0	\$202,139	\$202,439
<i>TOTAL REVENUES</i>	\$646,705	\$641,201	\$4,763	\$645,964	\$646,315
<i>Expenditures</i>					
<i>Interest - 11/01</i>	\$166,763	\$166,763	\$0	\$166,763	\$ 164,287.50
<i>Interest - 05/01</i>	\$166,763	\$0	\$166,763	\$166,763	\$ 164,287.50
<i>Principal - 05/01</i>	\$110,000	\$0	\$110,000	\$110,000	\$ 115,000.00
<i>TOTAL EXPENDITURES</i>	\$443,525	\$166,763	\$276,763	\$443,525	\$443,575
<i>EXCESS REVENUES</i>	\$203,180	\$474,438	(\$272,000)	\$202,439	\$202,740

November 1, 2021 - Series 2016A-1

\$161,700

*Meadowview at Twin Creeks
Community Development District
Series 2016A-1 Special Assessment Bonds*

DATE	BALANCE	PRINCIPAL	INTEREST	TOTAL
11/1/20	\$ 6,325,000.00		\$ 164,287.50	\$ 164,287.50
5/1/21	\$ 6,325,000.00	\$ 115,000.00	\$ 164,287.50	
11/1/21	\$ 6,210,000.00		\$ 161,700.00	\$ 440,987.50
5/1/22	\$ 6,210,000.00	\$ 120,000.00	\$ 161,700.00	
11/1/22	\$ 6,090,000.00		\$ 159,000.00	\$ 440,700.00
5/1/23	\$ 6,090,000.00	\$ 125,000.00	\$ 159,000.00	
11/1/23	\$ 5,965,000.00		\$ 156,187.50	\$ 440,187.50
5/1/24	\$ 5,965,000.00	\$ 130,000.00	\$ 156,187.50	
11/1/24	\$ 5,835,000.00		\$ 153,262.50	\$ 439,450.00
5/1/25	\$ 5,835,000.00	\$ 140,000.00	\$ 153,262.50	
11/1/25	\$ 5,695,000.00		\$ 150,112.50	\$ 443,375.00
5/1/26	\$ 5,695,000.00	\$ 145,000.00	\$ 150,112.50	
11/1/26	\$ 5,550,000.00		\$ 146,850.00	\$ 441,962.50
5/1/27	\$ 5,550,000.00	\$ 150,000.00	\$ 146,850.00	
11/1/27	\$ 5,400,000.00		\$ 143,475.00	\$ 440,325.00
5/1/28	\$ 5,400,000.00	\$ 160,000.00	\$ 93,225.00	
11/1/28	\$ 5,240,000.00		\$ 93,225.00	\$ 346,450.00
5/1/29	\$ 5,240,000.00	\$ 165,000.00	\$ 93,225.00	
11/1/29	\$ 5,075,000.00		\$ 93,225.00	\$ 351,450.00
5/1/30	\$ 5,075,000.00	\$ 175,000.00	\$ 93,225.00	
11/1/30	\$ 4,900,000.00		\$ 93,225.00	\$ 361,450.00
5/1/31	\$ 4,900,000.00	\$ 185,000.00	\$ 93,225.00	
11/1/31	\$ 4,715,000.00		\$ 93,225.00	\$ 371,450.00
5/1/32	\$ 4,715,000.00	\$ 195,000.00	\$ 93,225.00	
11/1/32	\$ 4,520,000.00		\$ 93,225.00	\$ 381,450.00
5/1/33	\$ 4,520,000.00	\$ 205,000.00	\$ 93,225.00	
11/1/33	\$ 4,315,000.00		\$ 93,225.00	\$ 391,450.00
5/1/34	\$ 4,315,000.00	\$ 215,000.00	\$ 93,225.00	
11/1/34	\$ 4,100,000.00		\$ 93,225.00	\$ 401,450.00
5/1/35	\$ 4,100,000.00	\$ 225,000.00	\$ 93,225.00	

*Meadowview at Twin Creeks
Community Development District
Series 2016A-1 Special Assessment Bonds*

DATE	BALANCE	PRINCIPAL	INTEREST	TOTAL
11/1/35	\$ 3,875,000.00		\$ 93,225.00	\$ 411,450.00
5/1/36	\$ 3,875,000.00	\$ 235,000.00	\$ 93,225.00	
11/1/36	\$ 3,640,000.00		\$ 93,225.00	\$ 421,450.00
5/1/37	\$ 3,640,000.00	\$ 250,000.00	\$ 93,225.00	
11/1/37	\$ 3,390,000.00		\$ 93,225.00	\$ 436,450.00
5/1/38	\$ 3,390,000.00	\$ 260,000.00	\$ 93,225.00	
11/1/38	\$ 3,130,000.00		\$ 86,075.00	\$ 439,300.00
5/1/39	\$ 3,130,000.00	\$ 275,000.00	\$ 86,075.00	
11/1/39	\$ 2,855,000.00		\$ 78,512.50	\$ 439,587.50
5/1/40	\$ 2,855,000.00	\$ 290,000.00	\$ 78,512.50	
11/1/40	\$ 2,565,000.00		\$ 70,537.50	\$ 439,050.00
5/1/41	\$ 2,565,000.00	\$ 310,000.00	\$ 70,537.50	
11/1/41	\$ 2,255,000.00		\$ 62,012.50	\$ 442,550.00
5/1/42	\$ 2,255,000.00	\$ 325,000.00	\$ 62,012.50	
11/1/42	\$ 1,930,000.00		\$ 53,075.00	\$ 440,087.50
5/1/43	\$ 1,930,000.00	\$ 345,000.00	\$ 53,075.00	
11/1/43	\$ 1,585,000.00		\$ 43,587.50	\$ 441,662.50
5/1/44	\$ 1,585,000.00	\$ 365,000.00	\$ 43,587.50	
11/1/44	\$ 1,220,000.00		\$ 33,550.00	\$ 442,137.50
5/1/45	\$ 1,220,000.00	\$ 385,000.00	\$ 33,550.00	
11/1/45	\$ 835,000.00		\$ 22,962.50	\$ 441,512.50
5/1/46	\$ 835,000.00	\$ 405,000.00	\$ 22,962.50	
11/1/46	\$ 430,000.00		\$ 11,825.00	\$ 439,787.50
5/1/47	\$ 430,000.00	\$ 430,000.00	\$ 11,825.00	\$ 441,825.00
		\$ 6,325,000.00	\$ 5,208,275.00	\$ 11,533,275.00

Meadow View at Twin Creek

Community Development District

Debt Service Fund

Series 2016 B

<i>Description</i>	<i>Adopted Budget FY 2020</i>	<i>Actual Thru 4/30/20</i>	<i>Projected Next 5 Months</i>	<i>Total Projected 9/30/19</i>	<i>Approved Budget FY 2021</i>
Revenues					
<i>Special Assessments</i>	\$274,800	\$137,400	\$137,400	\$274,800	\$265,800
<i>Interest Income</i>	\$600	\$159	\$50	\$209	\$200
<i>Carry Forward Surplus</i>	\$138,886	287,846	\$0	\$287,846	\$137,830
TOTAL REVENUES	\$414,286	\$425,405	\$137,450	\$562,855	\$403,830
Expenditures					
<u>Series 2016 B</u>					
<i>Interest - 11/01</i>	\$137,400	\$137,400	\$0	\$137,400	\$132,900
<i>Prepayment - 12/15</i>	\$0	\$145,000	\$0	\$145,000	\$0
<i>Interest - 12/15</i>	\$0	\$0	\$0	\$0	\$0
<i>Prepayment - 3/21</i>	\$0	\$5,000	\$0	\$5,000	\$0
<i>Interest - 3/21</i>	\$0	\$75	\$0	\$75	\$0
<i>Interest - 05/01</i>	\$137,400	\$0	\$137,400	\$137,400	\$132,900
TOTAL EXPENDITURES	\$274,800	\$287,475	\$137,400	\$424,875	\$265,800
Other Sources/(Uses)					
<i>Interfund Transfer In/(Out)</i>	\$0	(\$150)	\$0	(\$150)	\$0
OTHER SOURCES AND USES	\$0	(\$150)	\$0	(\$150)	\$0
EXCESS REVENUES	\$139,486	\$137,780	\$50	\$137,830	\$138,030

November 1, 2021 - Series 2016B

\$132,900

*Meadowview at Twin Creeks
Community Development District
Series 2016B Special Assessment Bonds*

AMORTIZATION SCHEDULE

<i>DATE</i>	<i>BALANCE</i>	<i>RATE</i>	<i>PRINCIPAL</i>	<i>INTEREST</i>	<i>TOTAL</i>
11/01/20	\$ 4,430,000.00	6.000%		\$ 132,900.00	\$ 265,800.00
05/01/21	\$ 4,430,000.00	6.000%		\$ 132,900.00	
11/01/21	\$ 4,430,000.00	6.000%		\$ 132,900.00	\$ 265,800.00
05/01/22	\$ 4,430,000.00	6.000%		\$ 132,900.00	
11/01/22	\$ 4,430,000.00	6.000%		\$ 132,900.00	\$ 265,800.00
05/01/23	\$ 4,430,000.00	6.000%		\$ 132,900.00	
11/01/23	\$ 4,430,000.00	6.000%		\$ 132,900.00	\$ 265,800.00
05/01/24	\$ 4,430,000.00	6.000%		\$ 132,900.00	
11/01/24	\$ 4,430,000.00	6.000%		\$ 132,900.00	\$ 265,800.00
05/01/25	\$ 4,430,000.00	6.000%		\$ 132,900.00	
11/01/25	\$ 4,430,000.00	6.000%		\$ 132,900.00	\$ 265,800.00
05/01/26	\$ 4,430,000.00	6.000%		\$ 132,900.00	
11/01/26	\$ 4,430,000.00	6.000%	\$ 4,430,000.00	\$ 132,900.00	\$ 265,800.00
			\$ 4,430,000.00	\$ 1,727,700.00	\$ 1,860,600.00

Meadow View at Twin Creek

Community Development District

Debt Service Fund

Series 2018 A1 - A2

<i>Description</i>	<i>Adopted Budget FY 2020</i>	<i>Actual Thru 4/30/20</i>	<i>Projected Next 5 Months</i>	<i>Total Projected 9/30/19</i>	<i>Approved Budget FY 2021</i>
Revenues					
Assessments - Direct 2018-A1	\$612,550	\$397,108	\$215,443	\$612,550	\$612,550
Assessments - Direct 2018-A2	\$520,960	\$339,674	\$181,286	\$520,960	\$423,880
Interest Income	\$1,500	\$546	\$240	\$786	\$500
Prepayments	\$0	\$1,365,131	\$0	\$1,365,131	\$0
Carry Forward Surplus	\$453,126	453,810	\$0	\$453,810	\$423,247
TOTAL REVENUES	\$1,588,136	\$2,556,267	\$396,969	\$2,953,236	\$1,460,177
Expenditures					
<u>Series 2018 A1</u>					
Interest - 11/01	\$241,425	\$241,425	\$0	\$241,425	\$ 238,663
Interest - 05/01	\$241,425	\$0	\$241,425	\$241,425	\$ 238,663
Principal - 05/01	\$130,000	\$0	\$130,000	\$130,000	\$ 135,000
<u>Series 2018 A2</u>					
Interest - 11/01	\$210,980	\$210,980	\$0	\$210,980	\$ 169,120
Interest - 05/01	\$210,980	\$0	\$210,980	\$210,980	\$ 169,120
Principal - 05/01	\$100,000	\$0	\$100,000	\$100,000	\$ 85,000
Principal - 05/01 (Prepayment)	\$0	\$0	\$1,395,000	\$1,395,000	\$0
TOTAL EXPENDITURES	\$1,134,810	\$452,405	\$2,077,405	\$2,529,810	\$1,035,565
Other Sources/(Uses)					
Interfund Transfer In/(Out)	\$0	(\$119)	(\$60)	(\$179)	\$0
TOTAL OTHER SOURCES AND USES	\$0	(\$119)	(\$60)	(\$179)	\$0
EXCESS REVENUES	\$453,326	\$2,103,744	(\$1,680,497)	\$423,247	\$424,612

November 1, 2021 - Series 2018A-1	\$235,794
November 1, 2021 - Series 2018A-2	\$166,740
Total	<u>\$402,534</u>

*Meadowview at Twin Creeks
Community Development District
Series 2018A-1 Special Assessment Bonds*

<i>DATE</i>	<i>BALANCE</i>	<i>RATE</i>	<i>PRINCIPAL</i>	<i>INTEREST</i>	<i>TOTAL</i>
11/1/20	\$ 8,825,000.00			\$ 238,662.50	\$ 238,662.50
5/1/21	\$ 8,825,000.00		\$ 135,000.00	\$ 238,662.50	
11/1/21	\$ 8,690,000.00			\$ 235,793.75	\$ 609,456.25
5/1/22	\$ 8,690,000.00		\$ 140,000.00	\$ 235,793.75	
11/1/22	\$ 8,550,000.00			\$ 232,818.75	\$ 608,612.50
5/1/23	\$ 8,550,000.00		\$ 150,000.00	\$ 232,818.75	
11/1/23	\$ 8,400,000.00			\$ 229,631.25	\$ 612,450.00
5/1/24	\$ 8,400,000.00		\$ 155,000.00	\$ 229,631.25	
11/1/24	\$ 8,245,000.00			\$ 226,337.50	\$ 610,968.75
5/1/25	\$ 8,245,000.00		\$ 160,000.00	\$ 226,337.50	
11/1/25	\$ 8,085,000.00			\$ 222,337.50	\$ 608,675.00
5/1/26	\$ 8,085,000.00		\$ 170,000.00	\$ 222,337.50	
11/1/26	\$ 7,915,000.00			\$ 218,087.50	\$ 610,425.00
5/1/27	\$ 7,915,000.00		\$ 180,000.00	\$ 218,087.50	
11/1/27	\$ 7,735,000.00			\$ 213,587.50	\$ 611,675.00
5/1/28	\$ 7,735,000.00		\$ 185,000.00	\$ 213,587.50	
11/1/28	\$ 7,550,000.00			\$ 208,962.50	\$ 607,550.00
5/1/29	\$ 7,550,000.00		\$ 195,000.00	\$ 208,962.50	
11/1/29	\$ 7,355,000.00			\$ 204,087.50	\$ 608,050.00
5/1/30	\$ 7,355,000.00		\$ 205,000.00	\$ 204,087.50	
11/1/30	\$ 7,150,000.00			\$ 198,962.50	\$ 608,050.00
5/1/31	\$ 7,150,000.00		\$ 220,000.00	\$ 198,962.50	
11/1/31	\$ 6,930,000.00			\$ 192,912.50	\$ 611,875.00
5/1/32	\$ 6,930,000.00		\$ 230,000.00	\$ 192,912.50	
11/1/32	\$ 6,700,000.00			\$ 186,587.50	\$ 609,500.00
5/1/33	\$ 6,700,000.00		\$ 245,000.00	\$ 186,587.50	
11/1/33	\$ 6,455,000.00			\$ 179,850.00	\$ 611,437.50
5/1/34	\$ 6,455,000.00		\$ 260,000.00	\$ 179,850.00	
11/1/34	\$ 6,195,000.00			\$ 172,700.00	\$ 612,550.00
5/1/35	\$ 6,195,000.00		\$ 270,000.00	\$ 172,700.00	

*Meadowview at Twin Creeks
Community Development District
Series 2018A-1 Special Assessment Bonds*

<i>DATE</i>	<i>BALANCE</i>	<i>RATE</i>	<i>PRINCIPAL</i>	<i>INTEREST</i>	<i>TOTAL</i>
11/1/35	\$ 5,925,000.00			\$ 165,275.00	\$ 607,975.00
5/1/36	\$ 5,925,000.00		\$ 285,000.00	\$ 165,275.00	
11/1/36	\$ 5,640,000.00			\$ 157,437.50	\$ 607,712.50
5/1/37	\$ 5,640,000.00		\$ 305,000.00	\$ 157,437.50	
11/1/37	\$ 5,335,000.00			\$ 149,050.00	\$ 611,487.50
5/1/38	\$ 5,335,000.00		\$ 320,000.00	\$ 149,050.00	
11/1/38	\$ 5,015,000.00			\$ 140,250.00	\$ 609,300.00
5/1/39	\$ 5,015,000.00		\$ 340,000.00	\$ 140,250.00	
11/1/39	\$ 4,675,000.00			\$ 130,900.00	\$ 611,150.00
5/1/40	\$ 4,675,000.00		\$ 360,000.00	\$ 130,900.00	
11/1/40	\$ 4,315,000.00			\$ 120,820.00	\$ 611,720.00
5/1/41	\$ 4,315,000.00		\$ 380,000.00	\$ 120,820.00	
11/1/41	\$ 3,935,000.00			\$ 110,180.00	\$ 611,000.00
5/1/42	\$ 3,935,000.00		\$ 400,000.00	\$ 110,180.00	
11/1/42	\$ 3,535,000.00			\$ 98,980.00	\$ 609,160.00
5/1/43	\$ 3,535,000.00		\$ 425,000.00	\$ 98,980.00	
11/1/43	\$ 3,110,000.00			\$ 87,080.00	\$ 611,060.00
5/1/44	\$ 3,110,000.00		\$ 450,000.00	\$ 87,080.00	
11/1/44	\$ 2,660,000.00			\$ 74,480.00	\$ 611,560.00
5/1/45	\$ 2,660,000.00		\$ 475,000.00	\$ 74,480.00	
11/1/45	\$ 2,185,000.00			\$ 61,180.00	\$ 610,660.00
5/1/46	\$ 2,185,000.00		\$ 500,000.00	\$ 61,180.00	
11/1/46	\$ 1,685,000.00			\$ 47,180.00	\$ 608,360.00
5/1/47	\$ 1,685,000.00		\$ 530,000.00	\$ 47,180.00	
11/1/47	\$ 1,155,000.00			\$ 32,340.00	\$ 609,520.00
5/1/48	\$ 1,155,000.00		\$ 560,000.00	\$ 32,340.00	
11/1/48	\$ 595,000.00			\$ 16,660.00	\$ 609,000.00
5/1/49	\$ 595,000.00		\$ 595,000.00	\$ 16,660.00	\$ 611,660.00
			\$ 8,825,000.00	\$ 9,106,262.50	\$ 17,931,262.50

*Meadowview at Twin Creeks
Community Development District
Series 2018A-2 Special Assessment Bonds*

AMORTIZATION SCHEDULE

<i>DATE</i>	<i>BALANCE</i>	<i>RATE</i>	<i>PRINCIPAL</i>	<i>INTEREST</i>	<i>TOTAL</i>
11/01/20	\$ 6,040,000.00	5.600%		\$ 169,120.00	\$ 169,120.00
05/01/21	\$ 6,040,000.00	5.600%	\$ 85,000.00	\$ 169,120.00	
11/01/21	\$ 5,955,000.00	5.600%		\$ 166,740.00	\$ 420,860.00
05/01/22	\$ 5,955,000.00	5.600%	\$ 90,000.00	\$ 166,740.00	
11/01/22	\$ 5,865,000.00	5.600%		\$ 164,220.00	\$ 420,960.00
05/01/23	\$ 5,865,000.00	5.600%	\$ 95,000.00	\$ 164,220.00	
11/01/23	\$ 5,770,000.00	5.600%		\$ 161,560.00	\$ 420,780.00
05/01/24	\$ 5,770,000.00	5.600%	\$ 100,000.00	\$ 161,560.00	
11/01/24	\$ 5,670,000.00	5.600%		\$ 158,760.00	\$ 420,320.00
05/01/25	\$ 5,670,000.00	5.600%	\$ 105,000.00	\$ 158,760.00	
11/01/25	\$ 5,565,000.00	5.600%		\$ 155,820.00	\$ 419,580.00
05/01/26	\$ 5,565,000.00	5.600%	\$ 115,000.00	\$ 155,820.00	
11/01/26	\$ 5,450,000.00	5.600%		\$ 152,600.00	\$ 423,420.00
05/01/27	\$ 5,450,000.00	5.600%	\$ 120,000.00	\$ 152,600.00	
11/01/27	\$ 5,330,000.00	5.600%		\$ 149,240.00	\$ 421,840.00
05/01/28	\$ 5,330,000.00	5.600%	\$ 125,000.00	\$ 149,240.00	
11/01/28	\$ 5,205,000.00	5.600%		\$ 145,740.00	\$ 419,980.00
05/01/29	\$ 5,205,000.00	5.600%	\$ 135,000.00	\$ 145,740.00	
11/01/29	\$ 5,070,000.00	5.600%		\$ 141,960.00	\$ 422,700.00
05/01/30	\$ 5,070,000.00	5.600%	\$ 140,000.00	\$ 141,960.00	
11/01/30	\$ 4,930,000.00	5.600%		\$ 138,040.00	\$ 420,000.00
05/01/31	\$ 4,930,000.00	5.600%	\$ 150,000.00	\$ 138,040.00	
11/01/31	\$ 4,780,000.00	5.600%		\$ 133,840.00	\$ 421,880.00
05/01/32	\$ 4,780,000.00	5.600%	\$ 160,000.00	\$ 133,840.00	
11/01/32	\$ 4,620,000.00	5.600%		\$ 129,360.00	\$ 423,200.00
05/01/33	\$ 4,620,000.00	5.600%	\$ 165,000.00	\$ 129,360.00	
11/01/33	\$ 4,455,000.00	5.600%		\$ 124,740.00	\$ 419,100.00
05/01/34	\$ 4,455,000.00	5.600%	\$ 175,000.00	\$ 124,740.00	
11/01/34	\$ 4,280,000.00	5.600%		\$ 119,840.00	\$ 419,580.00
05/01/35	\$ 4,280,000.00	5.600%	\$ 185,000.00	\$ 119,840.00	

*Meadowview at Twin Creeks
Community Development District
Series 2018A-2 Special Assessment Bonds*

<i>DATE</i>	<i>BALANCE</i>	<i>RATE</i>	<i>PRINCIPAL</i>	<i>INTEREST</i>	<i>TOTAL</i>
11/01/35	\$ 4,095,000.00	5.600%		\$ 114,660.00	\$ 419,500.00
05/01/36	\$ 4,095,000.00	5.600%	\$ 200,000.00	\$ 114,660.00	
11/01/36	\$ 3,895,000.00	5.600%		\$ 109,060.00	\$ 423,720.00
05/01/37	\$ 3,895,000.00	5.600%	\$ 210,000.00	\$ 109,060.00	
11/01/37	\$ 3,685,000.00	5.600%		\$ 103,180.00	\$ 422,240.00
05/01/38	\$ 3,685,000.00	5.600%	\$ 220,000.00	\$ 103,180.00	
11/01/38	\$ 3,465,000.00	5.600%		\$ 97,020.00	\$ 420,200.00
05/01/39	\$ 3,465,000.00	5.600%	\$ 235,000.00	\$ 97,020.00	
11/01/39	\$ 3,230,000.00	5.600%		\$ 90,440.00	\$ 422,460.00
05/01/40	\$ 3,230,000.00	5.600%	\$ 250,000.00	\$ 90,440.00	
11/01/40	\$ 2,980,000.00	5.600%		\$ 83,440.00	\$ 423,880.00
05/01/41	\$ 2,980,000.00	5.600%	\$ 260,000.00	\$ 83,440.00	
11/01/41	\$ 2,720,000.00	5.600%		\$ 76,160.00	\$ 419,600.00
05/01/42	\$ 2,720,000.00	5.600%	\$ 275,000.00	\$ 76,160.00	
11/01/42	\$ 2,445,000.00	5.600%		\$ 68,460.00	\$ 419,620.00
05/01/43	\$ 2,445,000.00	5.600%	\$ 295,000.00	\$ 68,460.00	
11/01/43	\$ 2,150,000.00	5.600%		\$ 60,200.00	\$ 423,660.00
05/01/44	\$ 2,150,000.00	5.600%	\$ 310,000.00	\$ 60,200.00	
11/01/44	\$ 1,840,000.00	5.600%		\$ 51,520.00	\$ 421,720.00
05/01/45	\$ 1,840,000.00	5.600%	\$ 330,000.00	\$ 51,520.00	
11/01/45	\$ 1,510,000.00	5.600%		\$ 42,280.00	\$ 423,800.00
05/01/46	\$ 1,510,000.00	5.600%	\$ 345,000.00	\$ 42,280.00	
11/01/46	\$ 1,165,000.00	5.600%		\$ 32,620.00	\$ 419,900.00
05/01/47	\$ 1,165,000.00	5.600%	\$ 365,000.00	\$ 32,620.00	
11/01/47	\$ 800,000.00	5.600%		\$ 22,400.00	\$ 420,020.00
05/01/48	\$ 800,000.00	5.600%	\$ 390,000.00	\$ 22,400.00	
11/01/48	\$ 410,000.00	5.600%		\$ 11,480.00	\$ 423,880.00
05/01/49	\$ 410,000.00	5.600%	\$ 410,000.00	\$ 11,480.00	
11/01/49		5.600%		\$ -	\$ 421,480.00
			\$ 6,040,000.00	\$ 6,349,000.00	\$ 12,389,000.00

Meadow View at Twin Creek

Community Development District

Debt Service Fund

Series 2019 A1 - A2

<i>Description</i>	<i>Adopted Budget FY 2020</i>	<i>Actual Thru 4/30/20</i>	<i>Projected Next 5 Months</i>	<i>Total Projected 9/30/19</i>	<i>Approved Budget FY 2021</i>
Revenues					
Assessments - Direct 2019 A1	\$257,360	\$167,284	\$90,076	\$257,360	\$257,360
Assessments - Direct 2019 A2	\$315,630	\$205,160	\$110,471	\$315,630	\$315,630
Interest Income	\$500	\$203	\$102	\$305	\$200
Cary Forward Surplus	\$232,540	232,661	\$0	\$232,661	\$235,755
TOTAL REVENUES	\$806,030	\$605,308	\$200,649	\$805,956	\$808,945
Expenditures					
<u>Series 2019 A1</u>					
Interest - 11/01	\$103,490	\$103,490	\$0	\$103,490	\$102,190
Interest - 05/01	\$103,490	\$0	\$103,490	\$103,490	\$102,190
Principal - 05/01	\$50,000	\$0	\$50,000	\$50,000	\$50,000
<u>Series 2019 A2</u>					
Interest - 11/01	\$129,050	\$129,050	\$0	\$129,050	\$127,455
Interest - 05/01	\$129,050	\$0	\$129,050	\$129,050	\$127,455
Principal - 05/01	\$55,000	\$0	\$55,000	\$55,000	\$60,000
TOTAL EXPENDITURES	\$570,080	\$232,540	\$337,540	\$570,080	\$569,290
Other Sources/(Uses)					
Interfund Transfer In/(Out)	\$0	(\$76)	(\$45)	(\$121)	\$0
TOTAL OTHER SOURCES AND USES	\$0	(\$76)	(\$45)	(\$121)	\$0
EXCESS REVENUES	\$235,950	\$372,691	(\$136,937)	\$235,755	\$239,655

November 1, 2021 - Series 2019A-1	\$100,890
November 1, 2021 - Series 2019A-2	\$125,715
Total	<u>\$226,605</u>

*Meadowview at Twin Creeks
Community Development District
Series 2019A-1 Special Assessment Bonds*

<i>DATE</i>	<i>BALANCE</i>	<i>RATE</i>	<i>PRINCIPAL</i>	<i>INTEREST</i>	<i>TOTAL</i>
11/1/20	\$ 3,610,000.00			\$ 102,190.00	\$ 102,190.00
5/1/21	\$ 3,610,000.00		\$ 50,000.00	\$ 102,190.00	
11/1/21	\$ 3,560,000.00			\$ 100,890.00	\$ 253,080.00
5/1/22	\$ 3,560,000.00		\$ 55,000.00	\$ 100,890.00	
11/1/22	\$ 3,505,000.00			\$ 99,460.00	\$ 255,350.00
5/1/23	\$ 3,505,000.00		\$ 60,000.00	\$ 99,460.00	
11/1/23	\$ 3,445,000.00			\$ 97,900.00	\$ 257,360.00
5/1/24	\$ 3,445,000.00		\$ 60,000.00	\$ 97,900.00	
11/1/24	\$ 3,385,000.00			\$ 96,340.00	\$ 254,240.00
5/1/25	\$ 3,385,000.00		\$ 65,000.00	\$ 96,340.00	
11/1/25	\$ 3,320,000.00			\$ 94,650.00	\$ 255,990.00
5/1/26	\$ 3,320,000.00		\$ 65,000.00	\$ 94,650.00	
11/1/26	\$ 3,255,000.00			\$ 92,960.00	\$ 252,610.00
5/1/27	\$ 3,255,000.00		\$ 70,000.00	\$ 92,960.00	
11/1/27	\$ 3,185,000.00			\$ 91,140.00	\$ 254,100.00
5/1/28	\$ 3,185,000.00		\$ 75,000.00	\$ 91,140.00	
11/1/28	\$ 3,110,000.00			\$ 89,190.00	\$ 255,330.00
5/1/29	\$ 3,110,000.00		\$ 80,000.00	\$ 89,190.00	
11/1/29	\$ 3,030,000.00			\$ 87,110.00	\$ 256,300.00
5/1/30	\$ 3,030,000.00		\$ 85,000.00	\$ 87,110.00	
11/1/30	\$ 2,945,000.00			\$ 84,900.00	\$ 257,010.00
5/1/31	\$ 2,945,000.00		\$ 90,000.00	\$ 84,900.00	
11/1/31	\$ 2,855,000.00			\$ 82,335.00	\$ 257,235.00
5/1/32	\$ 2,855,000.00		\$ 95,000.00	\$ 82,335.00	
11/1/32	\$ 2,760,000.00			\$ 79,627.50	\$ 256,962.50
5/1/33	\$ 2,760,000.00		\$ 100,000.00	\$ 79,627.50	
11/1/33	\$ 2,660,000.00			\$ 76,777.50	\$ 256,405.00
5/1/34	\$ 2,660,000.00		\$ 105,000.00	\$ 76,777.50	
11/1/34	\$ 2,555,000.00			\$ 73,785.00	\$ 255,562.50
5/1/35	\$ 2,555,000.00		\$ 110,000.00	\$ 73,785.00	

*Meadowview at Twin Creeks
Community Development District
Series 2019A-1 Special Assessment Bonds*

<i>DATE</i>	<i>BALANCE</i>	<i>RATE</i>	<i>PRINCIPAL</i>	<i>INTEREST</i>	<i>TOTAL</i>
11/1/35	\$ 2,445,000.00			\$ 70,650.00	\$ 254,435.00
5/1/36	\$ 2,445,000.00		\$ 115,000.00	\$ 70,650.00	
11/1/36	\$ 2,330,000.00			\$ 67,372.50	\$ 253,022.50
5/1/37	\$ 2,330,000.00		\$ 125,000.00	\$ 67,372.50	
11/1/37	\$ 2,205,000.00			\$ 63,810.00	\$ 256,182.50
5/1/38	\$ 2,205,000.00		\$ 130,000.00	\$ 63,810.00	
11/1/38	\$ 2,075,000.00			\$ 60,105.00	\$ 253,915.00
5/1/39	\$ 2,075,000.00		\$ 140,000.00	\$ 60,105.00	
11/1/39	\$ 1,935,000.00			\$ 56,115.00	\$ 256,220.00
5/1/40	\$ 1,935,000.00		\$ 145,000.00	\$ 56,115.00	
11/1/40	\$ 1,790,000.00			\$ 51,910.00	\$ 253,025.00
5/1/41	\$ 1,790,000.00		\$ 155,000.00	\$ 51,910.00	
11/1/41	\$ 1,635,000.00			\$ 47,415.00	\$ 254,325.00
5/1/42	\$ 1,635,000.00		\$ 165,000.00	\$ 47,415.00	
11/1/42	\$ 1,470,000.00			\$ 42,630.00	\$ 255,045.00
5/1/43	\$ 1,470,000.00		\$ 175,000.00	\$ 42,630.00	
11/1/43	\$ 1,295,000.00			\$ 37,555.00	\$ 255,185.00
5/1/44	\$ 1,295,000.00		\$ 185,000.00	\$ 37,555.00	
11/1/44	\$ 1,110,000.00			\$ 32,190.00	\$ 254,745.00
5/1/45	\$ 1,110,000.00		\$ 195,000.00	\$ 32,190.00	
11/1/45	\$ 915,000.00			\$ 26,535.00	\$ 253,725.00
5/1/46	\$ 915,000.00		\$ 210,000.00	\$ 26,535.00	
11/1/46	\$ 705,000.00			\$ 20,445.00	\$ 256,980.00
5/1/47	\$ 705,000.00		\$ 220,000.00	\$ 20,445.00	
11/1/47	\$ 485,000.00			\$ 14,065.00	\$ 254,510.00
5/1/48	\$ 485,000.00		\$ 235,000.00	\$ 14,065.00	
11/1/48	\$ 250,000.00			\$ 7,250.00	\$ 256,315.00
5/1/49	\$ 250,000.00		\$ 250,000.00	\$ 7,250.00	\$ 257,250.00
			\$ 3,610,000.00	\$ 3,894,605.00	\$ 7,504,605.00

*Meadowview at Twin Creeks
Community Development District
Series 2019A-2 Special Assessment Bonds*

AMORTIZATION SCHEDULE

<i>DATE</i>	<i>BALANCE</i>	<i>RATE</i>	<i>PRINCIPAL</i>	<i>INTEREST</i>	<i>TOTAL</i>
11/01/20	\$4,395,000.00	5.800%		\$ 127,455.00	\$ 127,455.00
05/01/21	\$4,395,000.00	5.800%	\$ 60,000.00	\$ 127,455.00	
11/01/21	\$4,335,000.00	5.800%		\$ 125,715.00	\$ 313,170.00
05/01/22	\$4,335,000.00	5.800%	\$ 65,000.00	\$ 125,715.00	
11/01/22	\$4,270,000.00	5.800%		\$ 123,830.00	\$ 314,545.00
05/01/23	\$4,270,000.00	5.800%	\$ 70,000.00	\$ 123,830.00	
11/01/23	\$4,200,000.00	5.800%		\$ 121,800.00	\$ 315,630.00
05/01/24	\$4,200,000.00	5.800%	\$ 70,000.00	\$ 121,800.00	
11/01/24	\$4,130,000.00	5.800%		\$ 119,770.00	\$ 311,570.00
05/01/25	\$4,130,000.00	5.800%	\$ 75,000.00	\$ 119,770.00	
11/01/25	\$4,055,000.00	5.800%		\$ 117,595.00	\$ 312,365.00
05/01/26	\$4,055,000.00	5.800%	\$ 80,000.00	\$ 117,595.00	
11/01/26	\$3,975,000.00	5.800%		\$ 115,275.00	\$ 312,870.00
05/01/27	\$3,975,000.00	5.800%	\$ 85,000.00	\$ 115,275.00	
11/01/27	\$3,890,000.00	5.800%		\$ 112,810.00	\$ 313,085.00
05/01/28	\$3,890,000.00	5.800%	\$ 90,000.00	\$ 112,810.00	
11/01/28	\$3,800,000.00	5.800%		\$ 110,200.00	\$ 313,010.00
05/01/29	\$3,800,000.00	5.800%	\$ 95,000.00	\$ 110,200.00	
11/01/29	\$3,705,000.00	5.800%		\$ 107,445.00	\$ 312,645.00
05/01/30	\$3,705,000.00	5.800%	\$ 100,000.00	\$ 107,445.00	
11/01/30	\$3,605,000.00	5.800%		\$ 104,545.00	\$ 311,990.00
05/01/31	\$3,605,000.00	5.800%	\$ 105,000.00	\$ 104,545.00	
11/01/31	\$3,500,000.00	5.800%		\$ 101,500.00	\$ 311,045.00
05/01/32	\$3,500,000.00	5.800%	\$ 115,000.00	\$ 101,500.00	
11/01/32	\$3,385,000.00	5.800%		\$ 98,165.00	\$ 314,665.00
05/01/33	\$3,385,000.00	5.800%	\$ 120,000.00	\$ 98,165.00	
11/01/33	\$3,265,000.00	5.800%		\$ 94,685.00	\$ 312,850.00
05/01/34	\$3,265,000.00	5.800%	\$ 130,000.00	\$ 94,685.00	
11/01/34	\$3,135,000.00	5.800%		\$ 90,915.00	\$ 315,600.00
05/01/35	\$3,135,000.00	5.800%	\$ 135,000.00	\$ 90,915.00	

*Meadowview at Twin Creeks
Community Development District
Series 2019A-2 Special Assessment Bonds*

<i>DATE</i>	<i>BALANCE</i>	<i>RATE</i>	<i>PRINCIPAL</i>	<i>INTEREST</i>	<i>TOTAL</i>
11/01/35	\$3,000,000.00	5.800%		\$ 87,000.00	\$ 312,915.00
05/01/36	\$3,000,000.00	5.800%	\$ 145,000.00	\$ 87,000.00	
11/01/36	\$2,855,000.00	5.800%		\$ 82,795.00	\$ 314,795.00
05/01/37	\$2,855,000.00	5.800%	\$ 150,000.00	\$ 82,795.00	
11/01/37	\$2,705,000.00	5.800%		\$ 78,445.00	\$ 311,240.00
05/01/38	\$2,705,000.00	5.800%	\$ 160,000.00	\$ 78,445.00	
11/01/38	\$2,545,000.00	5.800%		\$ 73,805.00	\$ 312,250.00
05/01/39	\$2,545,000.00	5.800%	\$ 170,000.00	\$ 73,805.00	
11/01/39	\$2,375,000.00	5.800%		\$ 68,875.00	\$ 312,680.00
05/01/40	\$2,375,000.00	5.800%	\$ 180,000.00	\$ 68,875.00	
11/01/40	\$2,195,000.00	5.800%		\$ 63,655.00	\$ 312,530.00
05/01/41	\$2,195,000.00	5.800%	\$ 190,000.00	\$ 63,655.00	
11/01/41	\$2,005,000.00	5.800%		\$ 58,145.00	\$ 311,800.00
05/01/42	\$2,005,000.00	5.800%	\$ 205,000.00	\$ 58,145.00	
11/01/42	\$1,800,000.00	5.800%		\$ 52,200.00	\$ 315,345.00
05/01/43	\$1,800,000.00	5.800%	\$ 215,000.00	\$ 52,200.00	
11/01/43	\$1,585,000.00	5.800%		\$ 45,965.00	\$ 313,165.00
05/01/44	\$1,585,000.00	5.800%	\$ 230,000.00	\$ 45,965.00	
11/01/44	\$1,355,000.00	5.800%		\$ 39,295.00	\$ 315,260.00
05/01/45	\$1,355,000.00	5.800%	\$ 240,000.00	\$ 39,295.00	
11/01/45	\$1,115,000.00	5.800%		\$ 32,335.00	\$ 311,630.00
05/01/46	\$1,115,000.00	5.800%	\$ 255,000.00	\$ 32,335.00	
11/01/46	\$ 860,000.00	5.800%		\$ 24,940.00	\$ 312,275.00
05/01/47	\$ 860,000.00	5.800%	\$ 270,000.00	\$ 24,940.00	
11/01/47	\$ 590,000.00	5.800%		\$ 17,110.00	\$ 312,050.00
05/01/48	\$ 590,000.00	5.800%	\$ 285,000.00	\$ 17,110.00	
11/01/48	\$ 305,000.00	5.800%		\$ 8,845.00	\$ 310,955.00
05/01/49	\$ 305,000.00	5.800%	\$ 305,000.00	\$ 8,845.00	\$ 313,845.00
			\$ 4,395,000.00	\$ 4,810,230.00	\$ 9,205,230.00