WIREGRASS COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2026/2027 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

TOTAL O&M BUDGET		**$412,223.00**
COLLECTION COSTS @	**2.0%**	**$8,770.70**
EARLY PAYMENT DISCOUNT @	**4.0%**	**$17,541.40**
TOTAL O&M ASSESSMENT		**$438,535.11**

UNITS ASSESSED

PRODUCT TYPE	O&M	SERIES 2025 DEBT SERVICE [1]	SERIES 2016 DEBT SERVICE [1]	SERIES 2024A-1 DEBT SERVICE [1]	SERIES 2024A-2 DEBT SERVICE [1]	
Non-Residential						
Retail	144.40	0	0	0	0	1kSqFt
Hotel	92	0	0	0	0	Rooms
Light Industrial	204	0	0	0	0	1kSqFt
Office	103	0	0	0	0	1kSqFt
Hospital	203	123	0	0	0	Beds
Residential						
Apartments	842	0	0	0	0	Lots
The Arbors						
TH - Parcel M21	160	0	160	0	0	Units
SF 30 - 40 - Parcel M21	23	0	23	0	0	Lots
SF 41 - 50 - Parcel M21	1	0	1	0	0	Lots
SF 51 - 60 - Parcel M21	1	0	1	0	0	Lots
SF 61 - 70 - Parcel M21	3	0	3	0	0	Lots
SF 71 - 80 - Parcel M21	1	0	1	0	0	Lots
Windermere						
TH (Active)	220	220	0	0	0	Units
Ridge						
SF 30 - 40	14	13	0	0	0	Lots
SF 41 - 50	163	162	0	0	0	Lots
SF 51 - 60	194	193	0	0	0	Lots
SF 61 - 70	47	46	0	0	0	Lots
SF 71 - 80	85	83	0	0	0	Lots
SF 71 - 80 Plus	61	60	0	0	0	Lots
Persimmon Park						
SF - Parcel M21 (PP) - 30 - 40	159	0	159	0	0	Lots
SF - Parcel M21 (PP) - 41 - 50	153	0	153	0	0	Lots
SF - Parcel M21 (PP) - 51 - 60	18	0	17	0	0	Lots
TH (Persimmon Place)	75	0	0	75	55	Lots
SF 30 - 40 (Persimmon Place)	32	0	0	32	12	Lots
SF 51 - 60 (Persimmon Place)	1	0	0	1	1	Lots
SF 61 - 70 (Persimmon Place)	3	0	0	3	3	Lots
SF 80+ (Persimmon Place)	1	0	0	1	0	Lots
Total District	**3003**	**900**	**518**	**112**	**71**	

ALLOCATION OF O&M ASSESSMENT

	EAU FACTOR	TOTAL EAU's	% TOTAL EAU's	TOTAL O&M BUDGET
Non-Residential				
Retail	1.15	166.06	8.12%	$35,617.69
Hotel	0.6	55.20	2.70%	$11,839.59
Light Industrial	0.85	173.39	8.48%	$37,188.85
Office	0.85	87.18	4.26%	$18,697.80
Hospital	0.6	121.02	5.92%	$25,956.86
Residential				
Apartments	0.25	210.50	10.30%	$45,149.18
The Arbors				
TH - Parcel M21	0.60	95.38	4.67%	$20,458.61
SF 30 - 40 - Parcel M21	1.00	23.00	1.12%	$4,933.16
SF 41 - 50 - Parcel M21	1.00	1.00	0.05%	$214.49
SF 51 - 60 - Parcel M21	1.00	1.00	0.05%	$214.49
SF 61 - 70 - Parcel M21	1.00	3.00	0.15%	$643.46
SF 71 - 80 - Parcel M21	1.00	1.00	0.05%	$214.49
Windermere				
TH (Active)	0.60	131.15	6.41%	$28,130.58
Ridge				
SF 30 - 40	1.00	14.00	0.68%	$3,002.80
SF 41 - 50	1.00	163.00	7.97%	$34,961.12
SF 51 - 60	1.00	194.00	9.49%	$41,610.17
SF 61 - 70	1.00	47.00	2.30%	$10,080.81
SF 71 - 80	1.00	85.00	4.16%	$18,231.26
SF 71 - 80 Plus	1.00	61.00	2.98%	$13,083.61
Persimmon Park				
SF - Parcel M21 (PP) - 30 - 40	1.00	159.00	7.78%	$34,103.18
SF - Parcel M21 (PP) - 41 - 50	1.00	153.00	7.48%	$32,816.27
SF - Parcel M21 (PP) - 51 - 60	1.00	18.00	0.88%	$3,860.74
TH (Persimmon Place)	0.60	44.71	2.19%	$9,589.97
SF 30 - 40 (Persimmon Place)	1.00	32.00	1.57%	$6,863.53
SF 51 - 60 (Persimmon Place)	1.00	1.00	0.05%	$214.49
SF 61 - 70 (Persimmon Place)	1.00	3.00	0.15%	$643.46
SF 80+ (Persimmon Place)	1.00	1.00	0.05%	$214.49
Total District		**2044.59**	**100%**	**$438,535.11**

PER UNIT ANNUAL ASSESSMENT

	O&M	SERIES 2025 DEBT SERVICE [2]	SERIES 2016 DEBT SERVICE [2]	SERIES 2024A-1 DEBT SERVICE [2]	SERIES 2024A-2 DEBT SERVICE [2]	TOTAL [3]
Non-Residential						
Retail	**$246.66**	$0.00	$0.00	$0.00	$0.00	**$246.66**
Hotel	**$128.70**	$0.00	$0.00	$0.00	$0.00	**$128.70**
Light Industrial	**$182.32**	$0.00	$0.00	$0.00	$0.00	**$182.32**
Office	**$182.32**	$0.00	$0.00	$0.00	$0.00	**$182.32**
Hospital	**$127.87**	**$756.04**	$0.00	$0.00	$0.00	**$883.91**
Residential						
Apartments	**$53.63**	$0.00	$0.00	$0.00	$0.00	**$53.63**
The Arbors						
TH - Parcel M21	**$127.87**	$0.00	**$797.19**	$0.00	$0.00	**$925.06**
SF 30 - 40 - Parcel M21	**$214.49**	$0.00	**$1,407.15**	$0.00	$0.00	**$1,621.64**
SF 41 - 50 - Parcel M21	**$214.49**	$0.00	**$1,407.15**	$0.00	$0.00	**$1,621.64**
SF 51 - 60 - Parcel M21	**$214.49**	$0.00	**$1,407.15**	$0.00	$0.00	**$1,621.64**
SF 61 - 70 - Parcel M21	**$214.49**	$0.00	**$1,407.15**	$0.00	$0.00	**$1,621.64**
SF 71 - 80 - Parcel M21	**$214.49**	$0.00	**$1,407.15**	$0.00	$0.00	**$1,621.64**
Windermere						
TH (Active)	**$127.87**	**$666.69**	$0.00	$0.00	$0.00	**$794.56**
Ridge						
SF 30 - 40	**$214.49**	**$1,066.71**	$0.00	$0.00	$0.00	**$1,281.20**
SF 41 - 50	**$214.49**	**$1,066.71**	$0.00	$0.00	$0.00	**$1,281.20**
SF 51 - 60	**$214.49**	**$1,066.71**	$0.00	$0.00	$0.00	**$1,281.20**
SF 61 - 70	**$214.49**	**$1,066.71**	$0.00	$0.00	$0.00	**$1,281.20**
SF 71 - 80	**$214.49**	**$1,066.71**	$0.00	$0.00	$0.00	**$1,281.20**
SF 71 - 80 Plus	**$214.49**	**$1,066.71**	$0.00	$0.00	$0.00	**$1,281.20**
Persimmon Park						
SF - Parcel M21 (PP) - 30 - 40	**$214.49**	$0.00	**$1,407.15**	$0.00	$0.00	**$1,621.64**
SF - Parcel M21 (PP) - 41 - 50	**$214.49**	$0.00	**$1,407.15**	$0.00	$0.00	**$1,621.64**
SF - Parcel M21 (PP) - 51 - 60	**$214.49**	$0.00	**$1,407.15**	$0.00	$0.00	**$1,621.64**
TH (Persimmon Place)	**$127.87**	$0.00	$0.00	**$837.17**	**$1,638.22**	**$2,603.26**
SF 30 - 40 (Persimmon Place)	**$214.49**	$0.00	$0.00	**$1,404.28**	**$2,723.88**	**$4,342.65**
SF 51 - 60 (Persimmon Place)	**$214.49**	$0.00	$0.00	**$1,404.28**	**$2,723.88**	**$4,342.65**
SF 61 - 70 (Persimmon Place)	**$214.49**	$0.00	$0.00	**$1,404.28**	**$2,723.88**	**$4,342.65**
SF 80+ (Persimmon Place)	**$214.49**	$0.00	$0.00	**$1,404.28**	**$0.00**	**$1,618.77**

LESS: Pasco County Collection Costs (2%) and Early Payment Discounts (4%):	**($26,312.11)**
Net Revenue to be Collected	**$412,223.00**

[1] **Reflects the number of total lots with Series 2016, Series 2024, and Series 2025 debt outstanding.**

[2] **Annual debt service assessment per lot adopted in connection with the Series 2016, Series 2024, and Series 2025 bond issues. Annual assessment includes principal, interest, Pasco County collection costs and early payment discount costs.**

[3] **Amount shown includes all applicable collection costs. Property owner is eligible for a discount of up to 4% if paid early.**

WIREGRASS COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2026/2027 IRRIGATION ASSESSMENT SCHEDULE

TOTAL IRRIGATION BUDGET		$701,433.00
COLLECTION COSTS @	2.0%	$14,924.11
EARLY PAYMENT DISCOUNT @	4.0%	$29,848.21
TOTAL IRRIGATION ASSESSMENT		$746,205.32

UNITS ASSESSED			TOTAL IRRIGATION BUDGET	TOTAL IRRIGATION CREDIT	TOTAL IRRIGATION ASSESSMENT	PER UNIT ANNUAL ASSESSMENT		
PRODUCT TYPE	# OF UNITS	UNIT TYPE				IRRIGATION [1]		UNIT TYPE
Non-Residential								
Retail - Audi	60	1kSqFt	$5,517.92	$0.00	$5,517.92	**$91.97**	/	1kSqFt
Hotel - Fairfield Inn	92	Rooms	$4,243.42	$0.00	$4,243.42	**$46.12**	/	Room
Light Industrial - Morningstar	100	1kSqFt	$3,724.97	$0.00	$3,724.97	**$37.25**	/	1kSqFt
Retail - Culvers	4.44	1kSqFt	$2,519.37	$0.00	$2,519.37	**$567.04**	/	1kSqFt
Retail - Kiddie Academy	10	1kSqFt	$2,316.48	$0.00	$2,316.48	**$231.65**	/	1kSqFt
Hospital - NTBH	123	Beds	$7,176.06	$0.00	$7,176.06	**$58.34**	/	Bed
Retail - 7-11	4.48	1kSqFt	$2,033.01	$0.00	$2,033.01	**$453.80**	/	1kSqFt
Retail - Cooper's Hawk	10.52	1kSqFt	$6,465.11	$0.00	$6,465.11	**$614.44**	/	1kSqFt
Retail - Parcel M14 B	7.57	1kSqFt	$2,701.84	$0.00	$2,701.84	**$356.91**	/	1kSqFt
Office - Florida Cancer Specialists	56.56	1kSqFt	$7,148.29	$0.00	$7,148.29	**$126.39**	/	1kSqFt
Retail - Daybreak Market	4.87	1kSqFt	$3,750.61	$0.00	$3,750.61	**$769.67**	/	1kSqFt
Retail - BayPaws	15.00	1kSqFt	$3,807.15	$0.00	$3,807.15	**$253.81**	/	1kSqFt
Retail - Primrose	13.59	1kSqFt	$5,395.00	$0.00	$5,395.00	**$397.10**	/	1kSqFt
Office - Flagship	46.00	1kSqFt	$10,828.12	$0.00	$10,828.12	**$235.39**	/	1kSqFt
Hospital - Encompass	80.00	Beds	$10,869.83	$0.00	$10,869.83	**$135.87**	/	Bed
Light Industrial - Cubesmart	103.98	1kSqFt	$5,748.24	$0.00	$5,748.24	**$55.28**	/	1kSqFt
Residential								
Apartments - BH	100	Lots	$6,411.97	$0.00	$6,411.97	**$64.12**	/	Lot
Apartments - Altis	392	Lots	$25,002.61	$0.00	$25,002.61	**$63.78**	/	Unit
The Arbors								
TH - Parcel M21	160	Units	$62,434.13	$0.00	$62,434.13	**$390.21**	/	Lot
SF 30 - 40 - Parcel M21	23	Lots	$12,699.02	$0.00	$12,699.02	**$552.13**	/	Lot
SF 41 - 50 - Parcel M21	1	Lots	$594.00	$0.00	$594.00	**$594.00**	/	Lot
SF 51 - 60 - Parcel M21	1	Lots	$635.75	$0.00	$635.75	**$635.75**	/	Lot
SF 61 - 70 - Parcel M21	3	Lots	$2,032.48	$0.00	$2,032.48	**$677.49**	/	Lot
SF 71 - 80 - Parcel M21	1	Lots	$719.37	$0.00	$719.37	**$719.37**	/	Lot
Windermere								
TH (Active)	220	Units	$67,675.87	($39,584.49)	$28,091.37	**$127.69**	/	Unit
Ridge								
SF 30 - 40	14	Lots	$7,222.26	($826.75)	$6,395.52	**$456.82**	/	Lot
SF 41 - 50	163	Lots	$90,912.98	($10,414.39)	$80,498.59	**$493.86**	/	Lot
SF 51 - 60	194	Lots	$116,301.65	($13,330.90)	$102,970.75	**$530.78**	/	Lot
SF 61 - 70	47	Lots	$30,138.17	($3,456.38)	$26,681.80	**$567.70**	/	Lot
SF 71 - 80	85	Lots	$58,064.35	($6,662.19)	$51,402.17	**$604.73**	/	Lot
SF 71 - 80 Plus	61	Lots	$44,356.31	($5,091.56)	$39,264.75	**$643.68**	/	Lot
Persimmon Park								
SF - Parcel M21 (PP) - 30 - 40	159	Lots	$78,147.39	$0.00	$78,147.39	**$491.49**	/	Lot
SF - Parcel M21 (PP) - 41 - 50	153	Lots	$81,604.90	$0.00	$81,604.90	**$533.37**	/	Lot
SF - Parcel M21 (PP) - 51 - 60	18	Lots	$10,351.98	$0.00	$10,351.98	**$575.11**	/	Lot
TH (Persimmon Place)	75	Lots	$25,120.25	$0.00	$25,120.25	**$334.94**	/	Lot
SF 30 - 40 (Persimmon Place)	32	Lots	$17,496.63	$0.00	$17,496.63	**$546.77**	/	Lot
SF 51 - 60 (Persimmon Place)	1	Lots	$630.39	$0.00	$630.39	**$630.39**	/	Lot
SF 61 - 70 (Persimmon Place)	3	Lots	$2,016.39	$0.00	$2,016.39	**$672.13**	/	Lot
SF 80+ (Persimmon Place)	1	Lots	$758.05	$0.00	$758.05	**$758.05**	/	Lot
Total District	**2639**		**$825,572.32**	**($79,366.65)**	**$746,205.66**			
LESS: Pasco County Collection Costs (2%) and Early Payment Discounts (4%):			**($49,534.34)**	**$4,762.00**	**($44,772.34)**			
Net Revenue to be Collected			**$776,037.98**	**($74,604.66)**	**$701,433.33**			

[1] **Annual assessment that will appear on November 2026 Pasco County property tax bill. Amount shown includes all applicable collection costs. Property owner is eligible for a discount of up to 4% if paid early.**

WIREGRASS COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2026/2027 O&M, IRRIGATION & DEBT SERVICE ASSESSMENT SCHEDULE

TOTAL O&M BUDGET		$412,223.00
COLLECTION COSTS @	2.0%	$8,770.70
EARLY PAYMENT DISCOUNT @	4.0%	$17,541.40
TOTAL O&M ASSESSMENT		$438,535.11

TOTAL IRRIGATION BUDGET		$701,433.00
COLLECTION COSTS @	2.0%	$14,924.11
EARLY PAYMENT DISCOUNT @	4.0%	$29,848.21
TOTAL IRRIGATION ASSESSMENT		$746,205.32

UNITS ASSESSED								ALLOCATION OF O&M ASSESSMENT				TOTAL	PER UNIT ANNUAL ASSESSMENT							
PRODUCT TYPE	O&M	IRRIGATION	SERIES 2025 DEBT SERVICE [1]	SERIES 2016 DEBT SERVICE [1]	SERIES 2024A-1 DEBT SERVICE [1]	SERIES 2024A-2 DEBT SERVICE [1]	UNIT TYPE	EAU FACTOR	TOTAL EAU's	% TOTAL EAU's	TOTAL O&M BUDGET	IRRIGATION BUDGET	O&M	IRRIGATION	SERIES 2025 DEBT SERVICE [2]	SERIES 2016 DEBT SERVICE [2]	SERIES 2024A-1 DEBT SERVICE [2]	SERIES 2024A-2 DEBT SERVICE [2]	TOTAL [3]	UNIT TYPE
Non-Residential																				
Retail - Audi	60.00	60.00	0	0	0	0	1kSqFt	1.15	69.00	3.37%	$14,799.49	$5,517.92	$246.66	$91.97	$0.00	$0.00	$0.00	$0.00	$338.63	/ 1kSqFt
Hotel - Fairfield Inn	92.00	92.00	0	0	0	0	Rooms	0.6	55.20	2.70%	$11,839.59	$4,243.42	$128.70	$46.12	$0.00	$0.00	$0.00	$0.00	$174.82	/ Room
Light Industrial - Morningstar	100.00	100.00	0	0	0	0	1kSqFt	0.85	85.00	4.16%	$18,231.26	$3,724.97	$182.32	$37.25	$0.00	$0.00	$0.00	$0.00	$219.57	/ 1kSqFt
Retail - Culvers	4.44	4.44	0	0	0	0	1kSqFt	1.15	5.11	0.25%	$1,095.90	$2,519.37	$246.66	$567.04	$0.00	$0.00	$0.00	$0.00	$813.70	/ 1kSqFt
Retail - Kiddie Academy	10.00	10.00	0	0	0	0	1kSqFt	1.15	11.50	0.56%	$2,466.58	$2,316.48	$246.66	$231.65	$0.00	$0.00	$0.00	$0.00	$478.31	/ 1kSqFt
Hospital - NTBH	123.00	123.00	123	0	0	0	Beds	0.60	73.33	3.59%	$15,727.55	$7,176.06	$127.87	$58.34	$756.04	$0.00	$0.00	$0.00	$942.25	/ Bed
Retail - 7-11	4.48	4.48	0	0	0	0	1kSqFt	1.15	5.15	0.25%	$1,105.03	$2,033.01	$246.66	$453.80	$0.00	$0.00	$0.00	$0.00	$700.46	/ 1kSqFt
Retail - Cooper's Hawk	10.52	10.52	0	0	0	0	1kSqFt	1.15	12.10	0.59%	$2,595.34	$6,465.11	$246.66	$614.44	$0.00	$0.00	$0.00	$0.00	$861.10	/ 1kSqFt
Retail - Parcel M14 B	7.57	7.57	0	0	0	0	1kSqFt	1.15	8.71	0.43%	$1,867.20	$2,701.84	$246.66	$356.91	$0.00	$0.00	$0.00	$0.00	$603.57	/ 1kSqFt
Office - Florida Cancer Specialists	56.56	56.56	0	0	0	0	1kSqFt	0.85	48.08	2.35%	$10,311.42	$7,148.29	$182.31	$126.39	$0.00	$0.00	$0.00	$0.00	$308.70	/ 1kSqFt
Retail - Daybreak Market	4.87	4.87	0	0	0	0	1kSqFt	1.15	5.60	0.27%	$1,201.97	$3,750.61	$246.66	$769.67	$0.00	$0.00	$0.00	$0.00	$1,016.33	/ 1kSqFt
Retail - BayPaws	15.00	15.00	0	0	0	0	1kSqFt	1.15	17.25	0.84%	$3,699.87	$3,807.15	$246.66	$253.81	$0.00	$0.00	$0.00	$0.00	$500.47	/ 1kSqFt
Retail - Primrose	13.59	13.59	0	0	0	0	1kSqFt	1.15	15.62	0.76%	$3,351.10	$5,395.00	$246.66	$397.10	$0.00	$0.00	$0.00	$0.00	$643.76	/ 1kSqFt
Office - Flagship	46.00	46.00	0	0	0	0	1kSqFt	0.85	39.10	1.91%	$8,386.38	$10,828.12	$182.31	$235.39	$0.00	$0.00	$0.00	$0.00	$417.70	/ 1kSqFt
Hospital - Encompass	80.00	80.00	0	0	0	0	Beds	0.60	47.69	2.33%	$10,229.30	$10,869.83	$127.87	$135.87	$0.00	$0.00	$0.00	$0.00	$263.74	/ Bed
Light Industrial - Cubesmart	103.98	103.98	0	0	0	0	1kSqFt	0.85	88.39	4.32%	$18,957.59	$5,748.24	$182.31	$55.28	$0.00	$0.00	$0.00	$0.00	$237.59	/ 1kSqFt
Retail - Toscana Real Estate	1.927	0	0	0	0	0	1kSqFt	1.15	2.22	0.11%	$475.31	$0.00	$246.66	$0.00	$0.00	$0.00	$0.00	$0.00	$246.66	/ 1kSqFt
Retail - Dagmar Vermissen	6	0	0	0	0	0	1kSqFt	1.15	6.90	0.34%	$1,479.95	$0.00	$246.66	$0.00	$0.00	$0.00	$0.00	$0.00	$246.66	/ 1kSqFt
Retail-Ramesh Pershad	6	0	0	0	0	0	1kSqFt	1.15	6.90	0.34%	$1,479.95	$0.00	$246.66	$0.00	$0.00	$0.00	$0.00	$0.00	$246.66	/ 1kSqFt
Residential																				
Apartments - BH	100	100	0	0	0	0	Lots	0.25	25.00	1.22%	$5,362.13	$6,411.97	$53.63	$64.12	$0.00	$0.00	$0.00	$0.00	$117.75	/ Lot
Apartments - Altis	392	392	0	0	0	0	Lots	0.25	98.00	4.79%	$21,019.57	$25,002.61	$53.63	$63.78	$0.00	$0.00	$0.00	$0.00	$117.41	/ Unit
Aoartments - Lantower	350	0	0	0	0	0	Lots	0.25	87.50	4.28%	$18,767.47	$0.00	$53.63	$0.00	$0.00	$0.00	$0.00	$0.00	$53.63	/ Unit
The Arbors																				
TH - Parcel M21	160	160	0	160	0	0	Units	0.60	95.38	4.67%	$20,458.61	$62,434.13	$127.87	$390.21	$0.00	$797.19	$0.00	$0.00	$1,315.27	/ Lot
SF 30 - 40 - Parcel M21	23	23	0	23	0	0	Lots	1.00	23.00	1.12%	$4,933.16	$12,699.02	$214.49	$552.13	$0.00	$1,407.15	$0.00	$0.00	$2,173.77	/ Lot
SF 41 - 50 - Parcel M21	1	1	0	1	0	0	Lots	1.00	1.00	0.05%	$214.49	$594.00	$214.49	$594.00	$0.00	$1,407.15	$0.00	$0.00	$2,215.64	/ Lot
SF 51 - 60 - Parcel M21	1	1	0	1	0	0	Lots	1.00	1.00	0.05%	$214.49	$635.75	$214.49	$635.75	$0.00	$1,407.15	$0.00	$0.00	$2,257.39	/ Lot
SF 61 - 70 - Parcel M21	3	3	0	3	0	0	Lots	1.00	3.00	0.15%	$643.46	$2,032.48	$214.49	$677.49	$0.00	$1,407.15	$0.00	$0.00	$2,299.13	/ Lot
SF 71 - 80 - Parcel M21	1	1	0	1	0	0	Lots	1.00	1.00	0.05%	$214.49	$719.37	$214.49	$719.37	$0.00	$1,407.15	$0.00	$0.00	$2,341.01	/ Lot
Windermere																				
TH (Active)	220	220	220	0	0	0	Units	0.60	131.15	6.41%	$28,130.58	$28,091.37	$127.87	$127.69	$666.69	$0.00	$0.00	$0.00	$922.25	/ Unit
Ridge																				
SF 30 - 40	14	14	13	0	0	0	Lots	1.00	14.00	0.68%	$3,002.80	$6,395.52	$214.49	$456.82	$1,066.71	$0.00	$0.00	$0.00	$1,738.02	/ Lot
SF 41 - 50	163	163	162	0	0	0	Lots	1.00	163.00	7.97%	$34,961.12	$80,498.59	$214.49	$493.86	$1,066.71	$0.00	$0.00	$0.00	$1,775.06	/ Lot
SF 51 - 60	194	194	193	0	0	0	Lots	1.00	194.00	9.49%	$41,610.16	$102,070.75	$214.49	$530.78	$1,066.71	$0.00	$0.00	$0.00	$1,811.98	/ Lot
SF 61 - 70	47	47	46	0	0	0	Lots	1.00	47.00	2.30%	$10,080.81	$26,681.80	$214.49	$567.70	$1,066.71	$0.00	$0.00	$0.00	$1,848.90	/ Lot
SF 71 - 80	85	85	83	0	0	0	Lots	1.00	85.00	4.16%	$18,231.26	$51,402.17	$214.49	$604.73	$1,066.71	$0.00	$0.00	$0.00	$1,885.93	/ Lot
SF 71 - 80 Plus	61	61	60	0	0	0	Lots	1.00	61.00	2.98%	$13,083.61	$39,264.75	$214.49	$643.68	$1,066.71	$0.00	$0.00	$0.00	$1,924.88	/ Lot
Persimmon Park																				
SF - Parcel M21 (PP) - 30 - 40	159	159	0	159	0	0	Lots	1.00	159.00	7.78%	$34,103.17	$78,147.39	$214.49	$491.49	$0.00	$1,407.15	$0.00	$0.00	$2,113.13	/ Lot
SF - Parcel M21 (PP) - 41 - 50	153	153	0	153	0	0	Lots	1.00	153.00	7.48%	$32,816.26	$81,604.90	$214.49	$533.37	$0.00	$1,407.15	$0.00	$0.00	$2,155.01	/ Lot
SF - Parcel M21 (PP) - 51 - 60	18	18	0	17	0	0	Lots	1.00	18.00	0.88%	$3,860.74	$10,351.98	$214.49	$575.11	$0.00	$1,407.15	$0.00	$0.00	$2,196.75	/ Lot
TH (Persimmon Place)	75	75	0	0	75	55	Lots	0.60	44.71	2.19%	$9,590.01	$25,120.25	$127.87	$334.94	$0.00	$0.00	$837.17	$1,638.22	$2,938.20	/ Lot
SF 30 - 40 (Persimmon Place)	32	32	0	0	32	12	Lots	1.00	32.00	1.57%	$6,863.53	$17,496.63	$214.49	$546.77	$0.00	$0.00	$1,404.28	$2,723.88	$4,889.42	/ Lot
SF 51 - 60 (Persimmon Place)	1	1	0	0	1	1	Lots	1.00	1.00	0.05%	$214.49	$630.39	$214.49	$630.39	$0.00	$0.00	$1,404.28	$2,723.88	$4,973.04	/ Lot
SF 61 - 70 (Persimmon Place)	3	3	0	0	3	3	Lots	1.00	3.00	0.15%	$643.46	$2,016.39	$214.49	$672.13	$0.00	$0.00	$1,404.28	$2,723.88	$5,014.78	/ Lot
SF 80+ (Persimmon Place)	1	1	0	0	1	0	Lots	1.00	1.00	0.05%	$214.49	$758.05	$214.49	$758.05	$0.00	$0.00	$1,404.28	$0.00	$2,376.82	/ Lot
Total District	**3003**	**2639**	**900**	**518**	**112**	**71**			**2044.59**	**100%**	**$438,535.11**	**$746,205.66**								
LESS: Pasco County Collection Costs (2%) and Early Payment Discounts (4%):											($26,312.11)	($44,772.34)								
Net Revenue to be Collected											**$412,223.00**	**$701,433.33**								

(1) **Reflects the number of total lots with Series 2016, Series 2024, and Series 2015 debt outstanding.**

(2) **Annual debt service assessment per lot adopted in connection with the Series 2016, Series 2024, and Series 2025 bond issues. Annual assessment includes principal, interest, Pasco County collection costs and early payment discount costs.**

(3) **Annual assessment that will appear on November 2026 Pasco County property tax bill. Amount shown includes all applicable collection costs. Property owner is eligible for a discount of up to 4% if paid early.**