



Rizzetta & Company

Waterset South Community Development District

**Board of Supervisors' Meeting
January 8th , 2026**

**District Office:
2700 S Falkenburg Rd.
Suite 2745
Riverview, FL 33578**

www.watersetsouthcdd.org

WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT

Rizzetta & Company, 2700 S. Falkenburg Rd., Suite 2745, Riverview, FL 33578

District Board of Supervisors	Amanda King Pete Williams Deneen Klenke Lynda McMorrow John Blakley	Chairman Vice Chairman Assistant Secretary Assistant Secretary Assistant Secretary
District Manager	Stephanie DeLuna	Rizzetta & Company, Inc.
District Counsel	Alyssa Willson	Kutak Rock LLP
District Engineer	Eric Francis	Heidt Design LLC

All cellular phones and pagers must be turned off while in the meeting room.

The Audience Comment portion of the agenda is where individuals may make comments on matters that concern the District. Individuals are limited to a total of three (3) minutes to make comments during this time.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing/workshop by contacting the District Manager at (813) 533-2950. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) 1-800-955-8770 (Voice), who can aid you in contacting the District Office.

A person who decides to appeal any decision made at the meeting/hearing/workshop with respect to any matter considered at the meeting/hearing/workshop is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made including the testimony and evidence upon which the appeal is to be based.

**WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT
DISTRICT OFFICE • 2700 S. FALKENBURG RD, STE 2745. • RIVERVIEW, FL 33578**

**Board of Supervisors
Waterset South Community
Development District**

January 7th , 2026

REVISED FINAL AGENDA

Dear Board Members:

The regular meeting of the Board of Supervisors of the Waterset South Community Development District will be held on **Thursday, January 08, 2026, at 10:00 a.m.** at the offices of **Rizzetta & Company, located at 2700 S. Falkenburg Rd., Suite 2745, Riverview, FL 33578.**

- 1. CALL TO ORDER/ ROLL CALL**
- 2. AUDIENCE COMMENTS ON AGENDA ITEMS**
- 3. STAFF REPORTS**
 - A. Aquatic Report.....** Tab 1
 - B. Landscape and Irrigation**
 - i. Presentation of Landscape Inspection Report** USC
 - ii. Landscape Contractor Update** USC
 - iii. Irrigation Contractor Update** USC
 - C. District Counsel**
 - D. District Engineer**
 - E. District Manager**
 - i. Letter from Board Member** Tab 2
- 4. BUSINESS ITEMS**
 - A. Consideration of Independent Contractor Agreement** Tab 3
 - B. Consideration of Facility Rental Agreement.....** Tab 4
 - C. Ratification of Preventative Maintenance Agreement** Tab 5
 - D. Ratification of PC Consultants Quote #1118** Tab 6
 - E. Presentation of District Engineer's Report,
Supplement to Master Capital Improvement Plan,
dated December 12, 2025** Tab 7
 - F. Consideration of Supplemental IBA.....** Tab 8
 - G. Presentation of Second Amendment to Master Special
Assessment Allocation Report, dated January 8, 2026.....** Tab 9
 - H. Consideration of Resolution 2026 – 05; Declaring Assessments
and Setting Hearing 2026 Boundary Amendment Area.....** Tab 10
- 5. BUSINESS ADMINISTRATION**
 - A. Consideration of Minutes of the Board of Supervisors'
Meeting held on December 11, 2025** Tab 11
 - B. Consideration of Operations and Maintenance Expenditures from
November 2025.....** Tab 12
- 6. SUPERVISOR REQUESTS**
- 7. ADJOURNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 533-2950.

Sincerely,
Stephanie DeLuna
Stephanie DeLuna
District Manager

Tab 1



SitexAquatics

LAKE & FOUNTAIN SERVICES

MONTHLY REPORT

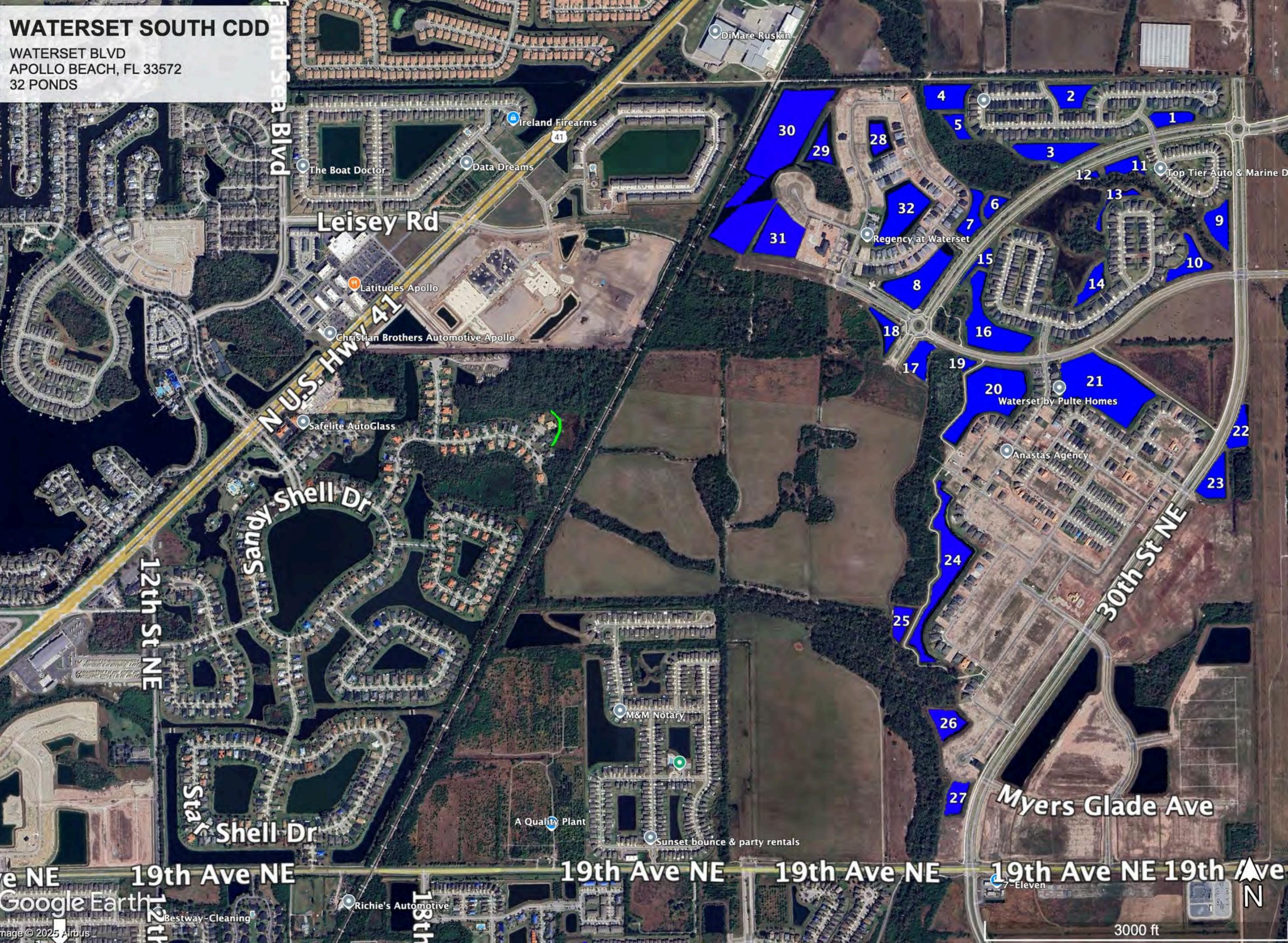
JANUARY, 2026



1,510 × 1,0

WATERSET SOUTH CDD

WATERSET BLVD
APOLLO BEACH, FL 33572
32 PONDS



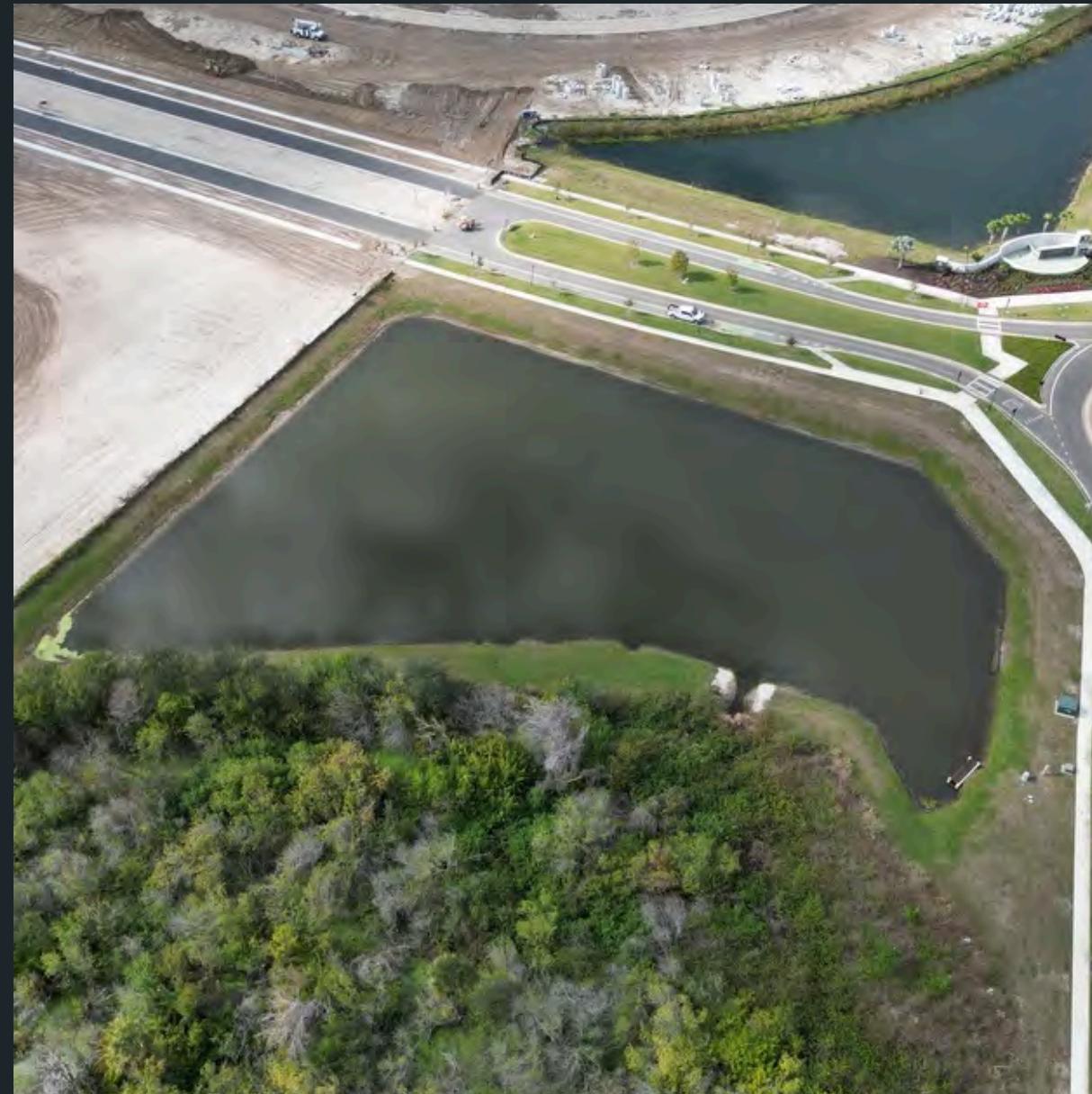
19th Ave NE
Google Earth

SUMMARY:

Winter is here in Florida. After a hot summer it's nice seeing air temperatures drop and pond growth reduce. A few things to keep in mind during the cooler months. Dissolved oxygen levels are high and fish are thriving. We will receive abnormally hot winter days and Algae will bloom fast, when this happens this growth respond great to treatment. The last thing to watch for is invasive species struggling during freezes. Overall in a great spot moving into the new year. Hope the holidays were great and happy new years!



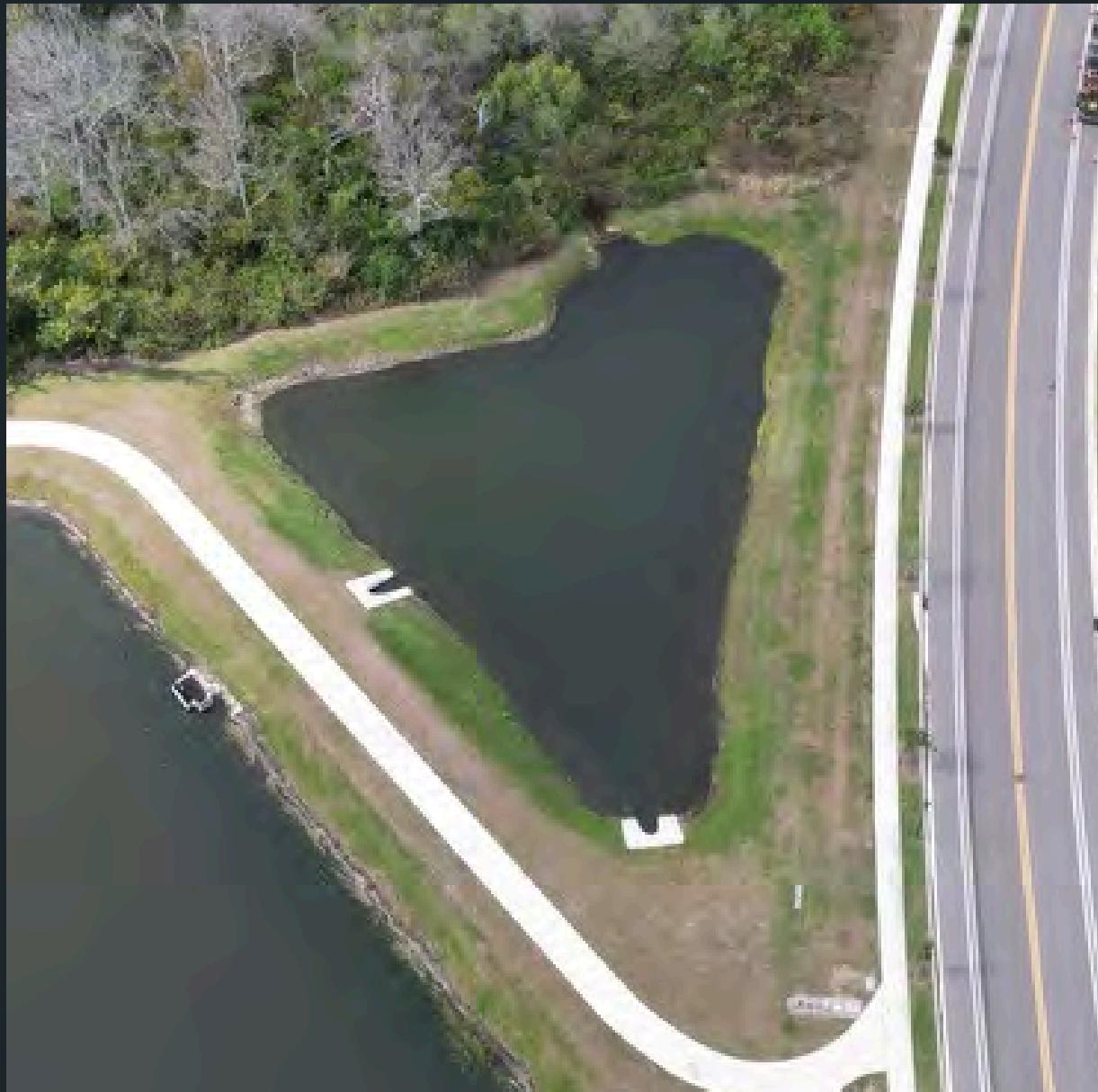
Pond #16 Treated for Shoreline Vegetation.



Pond #17 Treated for Shoreline Vegetation.



Pond #18 Treated for Algae and Shoreline Vegetation.



Pond #19 Treated for Algae and Shoreline Vegetation.

Pond #20 Treated for Algae and Shoreline Vegetation.

Pond #21 Treated for Algae and Shoreline Vegetation.



Pond #24 Treated for Algae and Shoreline Vegetation.

Pond #25 Treated for Shoreline Vegetation.

Pond #26 Treated for Algae and Shoreline Vegetation.



Pond #27 Treated for Shoreline Vegetation.



Pond #28 Treated for Algae and Shoreline Vegetation.



Pond #29 Treated for Algae and Shoreline Vegetation.



Pond #30 Treated for Algae and Shoreline Vegetation.

Pond #31 Treated for Algae and Shoreline Vegetation.

Pond #32 Treated for Algae and Shoreline Vegetation.

Tab 2

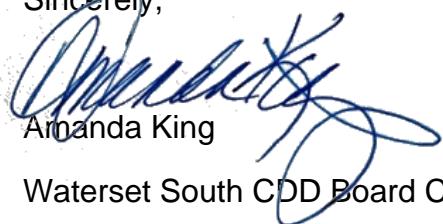
January 2, 2026

Dear Fellow Board Members,

As I will not be able to attend the January 8, 2026 Waterset South CDD meeting, I wanted to take a moment to provide additional detail on two items being presented for consideration. As you know, several meetings ago, the Board voted to expand the District to include the final phase of development in Waterset, known as Phase I. The BOCC hearing on this issue is to take place Tuesday, January 13. In addition, we are also proposing to issue special assessment bonds to fund a portion of the development for Phase H2, C2 and I. The resolution being presented will provide authority for both items and is consistent with how the Board has handled all previous expansion parcels in the District.

Should you have any questions, please do not hesitate to discuss with CDD counsel or the District Engineer.

Sincerely,

A handwritten signature in blue ink, appearing to read "Amanda King".

Amanda King
Waterset South CDD Board Chairman

CC:

Stephanie Deluna, District Manager

Alyssa Willson, District Counsel

Eric Francis, District Engineer

Tab 3

Independent Contractor Agreement

WITNESSETH:

WHEREAS, Waterset South Community Development District (the “District”) has entered into this agreement (the “Agreement”) with _____ (the “Contractor”, and together with the District, the “Parties”), for the performance of certain services (the “Services”). The Parties agree to the terms as follows:

1. SERVICES. The Services to be provided by Contractor to its participants, customers, or patrons,¹ are as follows: _____ [describe the type of services to be provided] at the District’s _____ [District Facility] (the “District Facilities”) on the following dates and times:

- Every _____ [Weekday], beginning _____, 20____ through _____, 20____ at ____:_____.m. to ____:_____.m.
- Every _____ [Weekday], beginning _____, 20____ through _____, 20____ at ____:_____.m. to ____:_____.m.
- Every _____ [Weekday], beginning _____, 20____ through _____, 20____ at ____:_____.m. to ____:_____.m.

2. USER FEE FOR CONTRACTOR TO USE DISTRICT FACILITIES. To offset the District’s costs for operating and maintaining the District’s Facilities used by the Contractor, the Contractor shall pay to the District a user fee equal to ten percent (10%) of the gross fees collected from Contractor’s clients or customers who are using the District’s Facilities (the “User Fee”). The Contractor shall remit the User Fee to the District no later than the 10th day following the month in which the District Facilities are used by the Contractor.

3. INDEPENDENT CONTRACTOR RESPONSIBILITIES. Contractor warrants and agrees to ensure that all individuals who are utilized by the Contractor in the scope of performance of the Services referenced herein are duly qualified, experienced, and appropriate for such activities. Contractor warrants that they have conducted appropriate and reasonable inquiry into the background of any individuals who Contractor will utilize in performance of the Services referenced herein. Contractor will comply with all applicable laws and statutes with reference to its employment of contracted or volunteer workers, and assumes the responsibility of ensuring any such workers are fit for such activities.

Contractor is responsible for the conduct of any participants, customers, employees, or patrons of their services, and is expected to ensure compliance with District rules regarding use of District Facilities, including prohibitions against the use of profanity or disruptive behavior. The Services to be performed under this contract will be performed entirely at Contractor’s risk and

¹ Services shall be for District residents and annual paying patrons only.

Contractor assumes all responsibility for their activities in the performance of the Services referenced herein, including returning all District Facilities to its original condition.

In addition, Contractor agrees to comply with all conditions set forth in **Exhibit "A"**, attached hereto and incorporated herein.

4. TERM OF AGREEMENT. This Agreement is valid for the following dates and times:

- Every _____ [Weekday], beginning _____, 20____ through _____, 20____ at ____:_____.m. to ____:_____.m.
- Every _____ [Weekday], beginning _____, 20____ through _____, 20____ at ____:_____.m. to ____:_____.m.
- Every _____ [Weekday], beginning _____, 20____ through _____, 20____ at ____:_____.m. to ____:_____.m.

This Agreement will automatically renew for additional thirty (30) day periods unless terminated by either Party pursuant to Section 5 below.

5. DAMAGE TO DISTRICT FACILITIES. If any damage to District Facilities occurs as a result of this Agreement, the use of the District's Facilities by the Contractor, or the use of the District's Facilities by Contractor's participants, customers, or patrons, the Contractor shall reimburse the District for the cost of repairing such damages within ten (10) days of such damage occurring.

6. TERMINATION. Either Party to this Agreement may terminate this Agreement without liability, fee or penalty, at any time and without cause, by giving seven (7) days prior written notice. Additionally, if Contractor defaults in the performance of or breaches any of its covenants, agreements or obligations under this Agreement, the District may terminate this Agreement without any prior written notice, without penalty.

7. INDEPENDENT CONTRACTOR. Nothing contained in this Agreement or in the relationship of the Contractor and the District shall be deemed to constitute a partnership, joint venture, or any other relationship except for the Contractor relationship described in this Agreement. Contractor's authority and right to be on District Facilities is limited solely to performing the Services set forth herein in accordance with the terms of this Agreement.

8. INSURANCE REQUIREMENTS. Contractor shall maintain throughout the term of this Agreement the following insurance:

(a) Worker's Compensation Insurance if required in accordance with the laws of the State of Florida.

(b) Commercial General Liability Insurance covering the Contractor's legal liability for bodily injuries, with limits not less than \$1,000,000 combined single limit bodily injury and property damage liability. No subcontractors may be utilized by Contractor without the consent of the District, and subject to the modification of this Agreement.

The District, its officers, Supervisors, staff and employees shall be named as additional insureds. The Contractor shall furnish the District with the certificate of insurance evidencing compliance with this requirement. No certificate shall be acceptable to the District unless it provides that any change or termination within the policy periods of the insurance coverage, as certified, shall not be effective within thirty (30) days of prior written notice to the District. Insurance coverage shall be from a reputable insurance carrier, licensed to conduct business in the State of Florida, and such carrier shall have a Best's Insurance Reports rating of at least A-VII.

9. INDEMNIFICATION. Notwithstanding any other provision of this Agreement, Contractor shall indemnify, defend, save and hold the District and its officers, supervisors, employees, agents, servants, successors, and authorized agents (hereinafter "Indemnified Parties") harmless from any and all suits, actions, legal or administrative proceedings, claims and demands made/asserted/threatened by any third-party and all related losses, expenses, damages, costs, actions, property loss, personal injury or death, fines, penalties and liabilities, including reasonable attorneys' fees and expenses incurred by or asserted against the Indemnified Parties in investigation or defense, which arise out of or that are related to or connected with the services being provided by the Contractor which are the subject of this Agreement, including but not limited to: negligence, intentional acts, misrepresentations, nondisclosure, or because of any promise or untrue statement made by Contractor. The obligations of the Contractor set forth in this Indemnification Section shall continue in effect notwithstanding the expiration or termination of this Agreement.

Nothing in this Agreement shall constitute or be construed as a waiver of the District's sovereign immunity or limitation of liability pursuant to Section 768.28, Florida Statutes.

Further, Contractor shall be solely liable and responsible to its participants, customers, patrons or employees for the resolution of any complaint or claim made against Contractor for failure to perform the Services in accordance with the terms of any service agreement between Contractor and any third-party.

Further, Contractor shall ensure that each participant reviews and executes a waiver, the form of which is attached to this Agreement as **Exhibit "B"** (the "Waiver"), and that the Waiver is provided to the Community Director's office prior to any use of the District's Facilities.

10. WAIVER OF BREACH. The waiver by the District of any breach of a provision of this Agreement shall not operate or be construed as a waiver of any subsequent breach by the Parties.

11. NOTICES. All notices required or anticipated by this Agreement shall be in writing, addressed to the Parties as set forth below, and will be deemed to have been duly given

when (a) delivered by hand with a written confirmation of receipt, or (b) when received by the addressee, if sent by a nationally recognized overnight delivery service (receipt requested):

To the District: Waterset South Community Development District
c/o Rizzetta & Company, Inc.
3434 Colwell Avenue, Suite 200
Tampa, Florida 33614
Attn.: District Manager

With a copy to: Kutak Rock LLP
107 West College Avenue
Tallahassee, Florida 32301
Attn.: District Counsel

To the Contractor: _____

Attn.: _____

12. ENTIRE AGREEMENT. This Agreement contains the entire agreement between the Parties and supersedes all prior agreements and understandings, oral or written, between the Parties, with respect to the subject matter of this Agreement. This Agreement may not be amended orally, but only by an agreement in writing signed by the Parties.

13. SEVERABILITY. If any provision of this Agreement is held invalid or unenforceable by any court of competent jurisdiction, the other provisions of this Agreement will remain in full force and effect. Any provision of this Agreement held invalid or unenforceable only in part or degree will remain in full force and effect to the extent not held invalid or unenforceable.

14. GOVERNING LAW. This Agreement will be governed by the laws of the State of Florida without regard to conflict of laws principles.

15. NO ASSIGNMENT. The rights and obligations of the Contractor under this Agreement are not assignable in whole or in part without the prior written agreement of the District.

[remainder of page left intentionally blank]

IN WITNESS WHEREOF, the Parties have executed this Agreement as of this _____
day of _____, 20____ on behalf of:

DISTRICT: Waterset South Community Development District

By: _____

Printed Name: _____

Its: Chairperson / Vice Chairperson, Board of Supervisors

CONTRACTOR: _____

By: _____

Printed Name: _____

Title: _____

EXHIBIT "A"

WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT CONDITIONS FOR INDEPENDENT CONTRACTOR

1. The Independent Contractor Agreement is for a stipulated amount of time, and is not automatically renewable. Initial _____
2. The Independent Contractor agrees that his/her personal appearance and conduct should be above reproach at all times. Initial _____
3. Class or classes are to be held as scheduled. ANY SCHEDULE CHANGES MUST BE COMMUNICATED AND/OR APPROVED BY THE COMMUNITY DIRECTOR'S OFFICE in advance. If illness prevents you from teaching your class, please notify the Community Director's Office so that a sign may be posted accordingly, if deemed appropriate by the Community Director. The Independent Contractor is responsible for notifying their students individually. Initial _____
4. Special equipment, tables, chairs, mats, etc. are to be set-up, taken down, and returned to their original places by the Independent Contractor. The site of the class and any waiting area is to be left in a clean, orderly condition. The Independent Contractor is responsible for any damage or change in the condition of the facility caused by their clientele. Initial _____
5. No equipment that could potentially cause damage to the grounds, grass, or any landscaping may be used when conducting outdoor classes. Initial _____
6. The Independent Contractor who has children in their classes should ensure that children are never left unattended for any reason. The Independent Contractor is to ensure that every child has left the facility prior to leaving. Initial _____
7. The Independent Contractor is responsible for the conduct of their class participants and are expected to ensure compliance with District rules regarding use of District Facilities including prohibitions against the use of profanity or disruptive behavior. Initial _____
8. The Independent Contractor has sole responsibility to pay all federal, state and local taxes, including wage withholding, payroll, unemployment insurance, social security, sales and income taxes associated with any compensation the Independent Contractor receives as a result of the Independent Contractor Agreement. Initial _____
9. Advertising, special offers and all promotional materials for all classes must be coordinated and approved through the Community Director's Office. Initial _____
10. All paperwork, fee collections, registrations, and refunds are to be coordinated by the Independent Contractor. Initial _____
11. The conditions above are part of the Independent Contractor Agreement. Initial _____

EXHIBIT “B”

**WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT
FORM OF PARTICIPANT WAIVER**

Tab 4

**WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT (THE “DISTRICT”)
FACILITY RENTAL AGREEMENT**

Facility: _____ (the “Facility”)
Facility Address: _____
(_____ Person Capacity)

Today's Date: _____ / _____ / _____ Reserved Date: _____ / _____ / _____

Type of Event (the “Event”): _____ Number of Guests: _____

FACILITY RENTALS ARE FOR PATRONS OF THE DISTRICT ONLY

____ 12:00 pm to 5:00 pm: \$200.00 Rental Fee (additional time: \$30 per hour) and \$200 deposit
____ 6:00 pm to 11:00 pm: \$250.00 Rental Fee (additional time: \$40 per hour) and \$200 deposit

Patron's Name: _____

Street Address: _____

City: _____ State: _____ Zip: _____

Home Phone: (____) _____ - _____ Alternate Phone: (____) _____ - _____

Email Address: _____

Please read and initial each line.

1. Date of reservation must be within six (6) months from date on form. _____ (INITIAL)
2. I acknowledge that alcohol is prohibited in all areas of the District property. _____ (INITIAL)
3. I agree to present my facility access card to the staff person upon my arrival at the facility. _____ (INITIAL)
4. I understand that my reserved times include set up and clean up time. _____ (INITIAL)
5. I will not arrive earlier than the specified reserved time. _____ (INITIAL)
6. The facility shall be left in the same condition it was prior to my event. _____ (INITIAL)
7. The facility cleaning will include sweeping and mopping floors, wiping down tables, clean windows free of fingerprints, as well as general party clean-up including bagging trash and putting it in the dumpster or other container as specified by facility staff. _____ (INITIAL)
8. I understand that no wet bathing suits are permitted in the facility. _____ (INITIAL)
9. I must supply all party products and cleaning supplies. This includes tablecloths, plates, napkins, cups, etc. _____ (INITIAL)
10. All guests and minors must be supervised at all times. _____ (INITIAL)
11. Glitter, confetti, silly string and smoke machines are not permitted in any District facility. _____ (INITIAL)
12. Helium balloons are NOT permitted. No Exceptions. _____ (INITIAL)
13. Bounce Houses are not permitted. _____ (INITIAL)
14. Tacks, adhesive putty, scotch tape or any other wall-damaging material will NOT be permitted. _____ (INITIAL)
15. Lit decorative candles or candle warmers (other than cake candles) are not permitted in any District facility. _____ (INITIAL)
16. I am aware that using the District facilities for monetary purposes is NOT permitted. This includes but is not limited to: Fundraisers, home-based parties, exchange of goods and services, sales presentations

**WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT (THE “DISTRICT”)
FACILITY RENTAL AGREEMENT**

etc. This exclusion does not include business/networking meetings. _____ (INITIAL)

17. I understand that I am responsible for any damage or change in the condition of the facility, including restrooms, caused by me or my guests. I also agree to be responsible for the conduct of my guests and understand that the rental of the above-mentioned room does not include use of the full facility. _____ (INITIAL)

18. I agree to give notice of cancellation at least 30 days in advance or my rental fee will be forfeited. _____ (INITIAL)

19. My rental will NOT be permitted to start, and no one will be permitted in the facility until I arrive and sign the check-in paperwork. _____ (INITIAL)

20. I understand failure to uphold any portion of this agreement may result in the forfeit of my \$200 deposit, as well as any costs incurred in excess of the deposit amount. Furthermore, I understand I may lose all privileges if the above regulations are not followed. _____ (INITIAL)

21. I understand that my guests and I are permitted to use the pool/other amenities. All guests must comply with guest policy provisions of the Waterset South Amenity Policies. However, these amenities are not considered part of the rental which includes only the indoor rental room. Inability to use these areas due to inclement weather, maintenance, capacity restrictions, etc. will NOT result in the return of the rental fee. Other Patrons and their guests are still permitted to use the pool and other amenities during my event in accordance with the Waterset South Amenity Policies. _____ (INITIAL)

22. Normal closing times will apply to all amenities. If the pool facilities or other amenities are used by me or my guests, these areas must be vacated at closing time or the end of my rental period, whichever is earlier. _____ (INITIAL)

23. If my event runs longer than scheduled, a fee of \$15.00 per 15 minutes will be charged. These charges will be deducted from my deposit. _____ (INITIAL)

24. I agree to abide by the District’s Policies for all Amenity Facilities (the “Policies”), and I will ensure that all of my guests and invitees abide by the Policies. _____ (INITIAL)

I HAVE FULLY READ AND UNDERSTAND THE ABOVE AGREEMENT AND THE POLICIES CONCERNING THE FACILITY RENTAL AT THE DISTRICT. I CERTIFY THAT I AM A DISTRICT PATRON, AND WILL BE AT THE TIME OF THE RENTAL AND THAT I MUST BE PRESENT FOR THE ENTIRE EVENT, FROM SET UP UNTIL COMPLETION OF CLEAN UP.

Office Use:

\$200.00 Deposit: Date Received: ____/____/____ Check #: _____

Rental Fee: Amount \$ _____ Date Received: ____/____/____ Check #: _____

Calendared: _____ Email Sent: _____ Access Card Verified: _____

Patron

**Waterset South Community
Development District**

Printed Name: _____

By: _____

**WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT (THE “DISTRICT”)
FACILITY RENTAL AGREEMENT**

Its: _____

**WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT (THE “DISTRICT”)
FACILITY RENTAL AGREEMENT**

HOLD HARMLESS AND INDEMNIFICATION AGREEMENT

Patron and Patron's guests accept the Facility in "as-is" condition, and shall use the Facility at their own risk, and shall hold the District, its supervisors, officers, agents and employees harmless for any and all loss, cost, claim, injury, damage or liability sustained or incurred by Patron or Patron's guests, resulting therefrom, and/or from any act or omission of the District, or its Supervisors, officers, agents or employees.

The Patron identified above shall defend, indemnify and hold harmless the District, its supervisors, officers, agents and employees against any and all actions, claims, suits, judgments, damages, fines, governmental penalties or liabilities, and attorney's fees asserted by third parties against the District as a result of the event and/or the use of the Facility, and/or any intentional act or negligence of Patron, or Patron's guest, employees, contractors or agents, or as a result of Patron's breach of any of its obligations under this Facility Rental Agreement. Provided, however, this indemnity excludes any claims or cause of action arising from or related solely to the District's gross negligence or willful misconduct. Patron's obligation to defend, indemnify and hold harmless the District shall survive the conclusion of the event and the termination of this Facility Rental Agreement.

Nothing in this Agreement shall constitute or be construed as a waiver of the District's sovereign immunity or limitation of liability pursuant to Section 768.28, Florida Statutes.

Patron agrees to comply with all Federal, State, County and District policies when planning the event and assumes all liability for any fines, notices or violations the District receives as a result of the event.

Patron acknowledges Patron's responsibility for any and all damages including, but not limited to, any additional maintenance that may be incurred from Patron's use.

Patron Signature

Patron Printed Name

____ / ____ / ____
Date

Witness Signature

Witness Printed Name

Tab 5

PREVENTATIVE MAINTENANCE AGREEMENT

Agreement:

This agreement specifies the services, timeframe, and pricing pertaining to preventative maintenance (PM), diagnostic and repair services FITREV will provide to:

Customer Name: _____

Service Location: _____

Service Location: City _____ State: _____ Zip: _____

Contact Name: _____

Contact email: _____ Phone: _____

Preventative Maintenance Services:

The full range of PM service includes: mechanical inspections, lubrications, adjustments, and repair recommendations to reduce unexpected breakdown. An internal cleaning of the mechanical compartment is included in this service, along with a full checklist of inspections included in our PM Checklist.

Preventive Maintenance Frequency and Fees:

Start Date: _____ PM Frequency/Year: _____

Fee Per Visit: _____ *Note: Unsigned PM Quotes valid for 90 days

PM Service from your start date will continue for a term of one (1) year, expiring on the anniversary date of the initial purchase of the PM Agreement. Additionally, you will be provided with an electronic, detailed service report at the end of each service call. Our service technician will attempt to review the service call with the contact person onsite, and if unavailable, the document will be emailed with an electronic signature request for your records and ours (emailed to the contact name listed above).

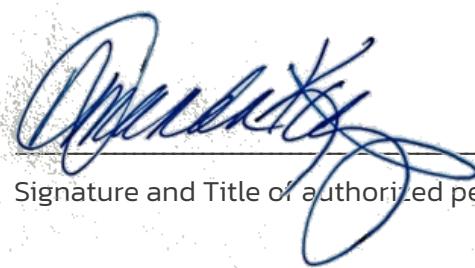
The PM Services fee shall cover all services described previously, but shall not cover the cost of any parts, materials, supplies, or labor required to provide additional repairs. These will be invoiced separately as such costs occur. All PM invoices will be submitted to customer upon receipt of the service order provided by the service tech who performed the service call. Service will be suspended if an invoice is unpaid for more than 45 days.

Payments:

Invoices are due upon receipt, and payment must be received within fifteen (15) days of invoice in order to avoid service interruptions. If any PM/Service invoice goes unpaid for more than sixty (60) days, the PM agreement will be terminated, and no further service will be provided until the account is brought current. If non-payment persists, payment in advance will be required on all future PM/Service calls.

Repair/Service Fee:

FITREV will provide full repair services based on the scope of work agreed to by the customer. All repairs will be quoted in advance, including all parts and labor costs. As a PM customer, contracted service rates are offered at a substantial discount vs. NON-PM clients. Current PM customers' rates start at \$95/hour vs NON-PM customers' rates at \$175/hour.



Signature and Title of authorized personnel

Amanda King

Print name

12/17/2025

Date

On-site contact person (Print Name)

Email address

PREVENTATIVE MAINTENANCE SERVICES

For all equipment categories (as specified by manufacturer)

- Clean, adjust, and lubricate
- Safety inspections of standard functions
- Inspect frames, shrouds, hardware, and leveling
- Calibrate electronics

Cardio (as specified by manufacturer)

- Inspect motor compartment and vacuum
- Inspect motor brushes and calibrate, lubricate elevation motor
- Inspect drive belts and running belt wear, and alignment
- Inspect front and rear rollers, inspect for slippage drive belts/running belt
- Lubricate deck surface
- Inspect and calibrate electronic connections

All upper body body cycles and rowers (as specified by manufacturer)

- Inspect primary and secondary drives, tension assembly and electronic components
- Inspect, clean, and lubricate chains/belts/cables, gearing and slippage

All stair / climbing machines (as specified by manufacturer)

- Inspect belts resistance, gearing, tracks, alternators, slippage and calibrate electronics

All elliptical types (as specified by manufacturer)

- Inspect, adjust, and lubricate rails, rollers and bearings
- Inspect resistance, gearing, alternators, slippage and calibrate electronics

All bikes (as specified by manufacturer)

- Inspect drive chains, belts, resistance, seat/handlebars adjustments
- Calibrate resistance, electronics and or power meters
- Inspect alternator
- Check for slippage/drive system

All strength equipment (as specified by manufacturer)

- Inspect, clean, and lubricate all guide rods
- Inspect cables/pulleys, weight plate bushings, frame, pads and pivot points
- Inspect selector rod/pin for alignment/ all adjustments

All benches & racks (as specified by manufacturer)

- Inspect frames, hardware, adjust and level



7823 N Dale Mabry Hwy #107, Tampa, FL 33614

P. (888) 826-7867 F. (813) 870-2896

service@fitrev.com

CURRENT EQUIPMENT LIST

Property located: _____



7823 N Dale Mabry Hwy #107, Tampa, FL 33614

P. (888) 826-7867 F. (813) 870-2896

service@fitrev.com

BEST PRACTICES: PM AND SERVICE TIPS

- ✓ Your equipment, especially cardio equipment, attracts dust. To prolong the life and health of your fitness equipment, it is important to vacuum your fitness room, making sure to get under and around all fitness equipment, as well as the corners of the room, at least once a week. This helps reduce the buildup of dust, which impacts the wear and mechanics of your equipment.
- ✓ Your equipment needs to be wiped down with an approved cleaner such as Simple Green (30pp water to 1pp solution) from top to bottom – focusing on areas where sweat drips to prevent corrosion and rust, not to mention the spread of germs.
- ✓ Provide a means for those utilizing the equipment to provide feedback on any loose components, strange noises, or high-wear items. Items wear and break at various stages of their life cycle, and having feedback from those using the equipment is extremely valuable and promotes a safe environment.
- ✓ Having security cameras is highly advised to provide a safe environment for those utilizing the equipment.
- ✓ Anytime your fitness equipment is not performing properly, place a DO NOT USE or OUT OF ORDER sign on the machine until a technician can perform a diagnosis on the unit. If the machine is powered, then unplug the unit until a technician can inspect it.

Tab 6

PC Consultants

4853 Pennecott Way
Wesley Chapel, FL 33544-1801
(813)973-3330 Cell (813)390-6344

Quote

1118

QUOTE

Customer

Name Waterset CDD c/o The Rizzetta Company
Address 6168 Turnbuckle Dr
City Apollo Beach State FL ZIP 33572
Phone (813)927-4808; Attn: Stephanie

Date 12/17/2025
Order No. TBD
Rep Ken Johnson
FOB Deliver by 12/22

Qty		Unit Price	TOTAL
2	<i>Lenovo ThinkCentre Tiny M70q Gen 5 Intel 10-Core i5-14400T (Beat i7-13700T), 16GB DDR5 RAM, 512GB NVMe WiFi 6, Bluetooth, RJ-45, DP Port, HDMI, W11Pro, Business Desktop, 3 Yr Warranty</i> SN1: SN2:	\$749.95	\$1,499.90
2	<i>LG 24" IPS FHD 120Hz Monitor with HDR10 (HDMI); Black; 1 Yr Warranty Parts/Labor Thru LG; 1920 X 1080 Max. Resolution; 120Hz</i> SN1: SN2:	\$109.00	\$218.00
2	<i>Microsoft Office 2024 Professional Plus; 1 PC ; 1 User Perpetual license; Good in perpetuity; Does not expire)</i> <u>Product Key(s):</u> XXXXX-XXXXX-XXXXX-XXXXX-XXXXX XXXXX-XXXXX-XXXXX-XXXXX-XXXXX	\$139.95	\$279.90
2	<i>CyberPower - 450VA Battery Back-Up System - Black Model:SE450G1</i> SN1: SN2:	\$74.95	\$149.90
1	<i>Brother MFC-L2820DW Wireless Black-and-White Refresh Subscription Eligible All-In-One Laser Printer; Gray; 34 Pages Per Minute; 35,000 Pages Per Month 1 Yr Warranty Thru Brother</i> SN:	\$325.00	\$325.00
2	<i>Logitech MK235 Wireless Keyboard and Optical Mouse Desktop Set for Laptop; Black; 1 Yr Warranty</i> Model: 920-007897 SN1: SN2:	\$29.95	\$59.90
	<i>Florida Consumer Certificate of Exemption Certificate Number: XXXXXXXXXXXXXXXX Effective: XX/XX/XXXX</i>		

Payment Details

Cash
 Check
 Net 10 #VALUE!
Quote Valid until 12/22/25

SubTotal \$2,532.60

Taxes

State

TOTAL \$2,532.60

Office Use Only

PC Consultants

4853 Pennecott Way
Wesley Chapel, FL 33544-1801
(813)973-3330 Cell (813)390-6344

Invoice

108879

INVOICE =

Customer

Name Waterset CDD c/o The Rizzetta Company
Address 6168 Turnbuckle Dr
City Apollo Beach State FL ZIP 33572
Phone (813)927-4808; Attn: Stephanie

Date 12/17/2025
Order No. Email- Stephanie
Rep Ken Johnson
FOB Deliver <= 12/22

Qty		Unit Price	TOTAL
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2	<i>LG 24" IPS FHD 120Hz Monitor with HDR10 (HDMI); Black; 1 Yr Warranty Parts/Labor Thru LG; 1920 X 1080 Max. Resolution; 120Hz</i> PN: 24U41YA-B SN1: 508BNHC00913 SN2: 508BNWB01577	\$109.00	\$218.00
2	<i>Microsoft Office 2024 Professional Plus; 1 PC ; 1 User Perpetual license; Good in perpetuity; Does not expire</i> <u>Product Key(s):</u> XXXXXX-XXXXXX-XXXXXX-XXXXXX-XXXXXX XXXXXX-XXXXXX-XXXXXX-XXXXXX-XXXXXX	\$139.95	\$279.90
2	<i>CyberPower - 450VA Battery Back-Up System - Black</i> Model:SE450G1 SN1:RA2QQ8003114 SN2:	\$74.95	\$149.90
1	<i>Brother MFC-L2820DW Wireless Black-and-White Refresh Subscription Eligible All-In-One Laser Printer; Gray; 34 Pages Per Minute; 35,000 Pages Per Month</i> 1 Yr Warranty Thru Brother SN:	\$325.00	\$325.00
2	<i>Logitech MK235 Wireless Keyboard and Optical Mouse Desktop Set for Laptop; Black; 1 Yr Warranty</i> Model: 920-007897 SN1:2538CFC0PZB9 SN2:2538CFU0PZ69	\$29.95	\$59.90
	<i>Florida Consumer Certificate of Exemption Waterset South Community Development Certificate Number: 85-8018837666C-4 Effective: 08/05/2022; Expires: 08/31/2027</i>		

SubTotal \$2,532.60

Taxes State

TOTAL \$2,532.60

Payment Details

Cash
 Check
 Net 10 #VALUE!

Approved By: Stephanie DeLuna 12/17/25

Office Use Only

Tab 7



HEIDT
DESIGN
P: (813) 253-5311 | F: (813) 464-7629
5904-A Hampton Oaks Pkwy.
Tampa, FL 33610
www.heidtdesign.com

**Waterset South
Community Development District
District Engineer's Report Supplement to the
Master Capital Improvement Plan
December 12, 2025**

Prepared for:

**Waterset South
Community Development District
Hillsborough County, Florida**

Prepared by:

**Eric N. Francis, P.E.
Heidt Design, LLC
Tampa, Florida**



HEIDT
DESIGN
P: (813) 253-5311 | F: (813) 464-7629
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Board of Supervisors
Waterset South Community Development District
C/O Rizzetta & Company
5020 West Linebaugh Ave, Suite 240
Tampa, FL 33624

December 12, 2025

**Re: Waterset South Community Development District
Supplemental Engineer's Report
Master Capital Improvement Plan**

Dear Board of Supervisors,

In January 2026, the Hillsborough County Board of County Commission adopted Ordinance Number* _____ which expanded the Waterset South Community Development District ("District") boundary to include 'Waterset Wolf Creek Phase I', an additional approximately 69.4 acres which includes 182 home sites and associated infrastructure. We are pleased to present herein the Supplemental Report of the District Engineer ("Report") comprising the updated Master Capital Improvement Plan ("CIP") that includes the expanded area. The Master Report was prepared to assist the District in obtaining financing for the improvements by providing documentation as to the description and estimated costs of the proposed improvements.

Supplemental Engineer's Reports are anticipated to be prepared allocating portions of the CIP to be funded by the issuance of the applicable series bonds. The anticipated Special Assessment Revenue Bonds ("Bonds") will be issued to finance the construction of certain public improvements necessary to support the District.

We thank you for the opportunity to serve the District in this matter and wish to express our appreciation for the assistance from District staff and others associated with this project. Please do not hesitate to call should you have any questions or require any additional information.

Sincerely,

Eric N. Francis, P.E.
Heidt Design, LLC

*Anticipated Action January 12, 2026.

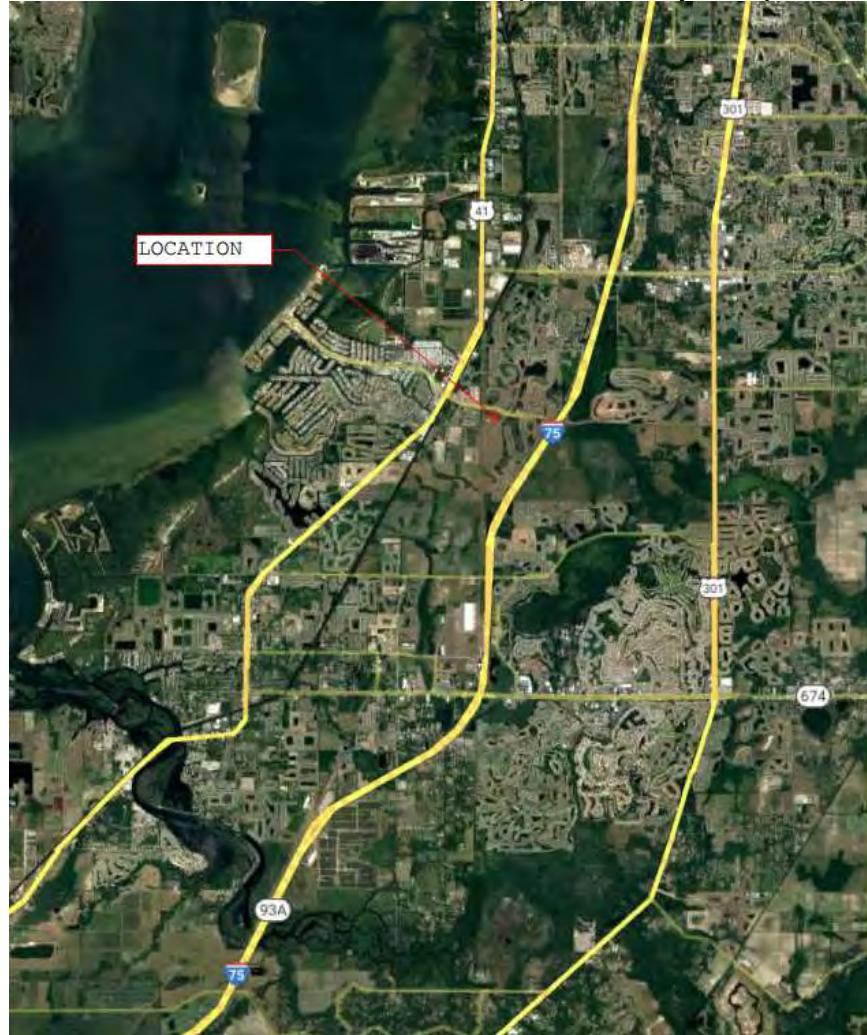
OVERVIEW

The Development

Waterset (the "Development") is generally described as a 2,375-acre mixed use, master-planned community located in the SouthShore area of Hillsborough County near the eastern shore of Tampa Bay (See Figure 1). The Development is currently approved for 6,428 residential units, 498,480 SF of commercial development and 198,900 SF of office development and is being developed by NNP-Southbend II, LLC (the "Developer").

Waterset is more specifically located west of Interstate 75 and east of U.S. Highway 41, just south of Big Bend Road and north of 19th Avenue. The SouthShore area includes the communities of Apollo Beach, Gibsonton, Riverview, Ruskin, Sun City Center, and Wimauma. More specifically, the Development is located in Apollo Beach, which is generally bounded by Big Bend Road on the north, 19th Avenue NE on the south, U.S. Highway 301 on the east and Tampa Bay on the west.

FIGURE 1 - LOCATION MAP (The Development)



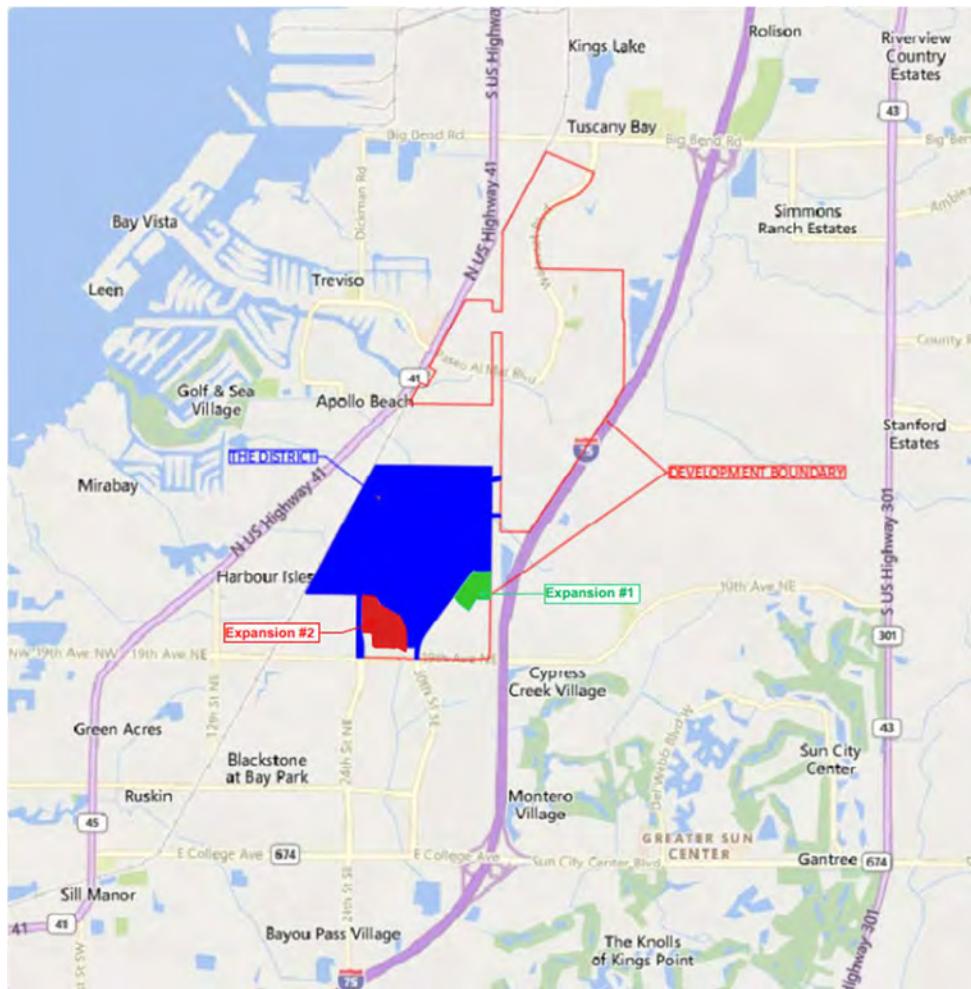
The District

Waterset South Community Development District (the "District"), a local unit of special purpose government, was effectively established on July 26, 2022 by Ordinance No. 22-19 (the "Ordinance") enacted by the Board of County Commissioners (the "BOCC") of Hillsborough County, upon petition by the Developer. The District encompassed approximately 758.880 acres within the Development (See Figure 2 and **Exhibit A**). The District was established for the purpose of financing, acquiring, constructing, maintaining and operating all or a portion of the public infrastructure necessary for the community development within the District as required for its functional development.

On February 12, 2025, by Ordinance No. 25-9, the District expanded to include Waterset Wolf Creek Phase E, approximately 41.4 acres.

Anticipated on January 12, 2026, by Ordinance No. ___, the District will expand to include Waterset Wolf Creek Phase I, approximately 69.4 acres. The District will then encompass approximately 869.6 acres. (See Figure 2 and **Exhibit A**)

FIGURE 2 - LOCATION MAP (The District)



PURPOSE and SCOPE

The Uniform Community Development District Act of 1980, as embodied in Chapter 190, *Florida Statutes*, authorizes the District to finance, design, construct, install and/or maintain public infrastructure improvements within and without the District's boundaries including, but not limited to roadways, water and sewer infrastructure, stormwater management improvements, and recreation facilities. The purpose of the Report is to provide a description of the infrastructure improvements necessary for development activities that are to be financed and/or acquired by the District related to the Master Capital Improvement Plan. The District will finance, acquire and/or construct, operate and maintain certain infrastructure improvements that are needed to serve the Development. A portion of these public infrastructure improvements may be funded by the Developer or by a future bond series. The Developer has agreed to finance and construct the balance of the infrastructure improvements needed for the Development that is not financed by the District. The proposed infrastructure improvements, as outlined herein, are necessary for the functional development of the land within the District.

This Report of the District Engineer reflects the District's present intentions. The implementation and completion of the improvements outlined in this report requires final approval by the District's Board of Supervisors, including the approval for any financing, acquisition, and/or construction of site related improvements. Cost estimates contained in this report have been prepared based on the best available information. These estimates may not reflect final engineering design or complete permitting. Actual costs will vary based upon final plans, design, planning, approvals from regulatory authorities, inflation, etc. Nevertheless, all costs contained herein, may be reasonably expected to adequately fund the improvements described, and contingency costs as included are reasonable.

Governmental Actions

The BOCC originally approved the Development as the Wolf Creek Branch DRI on January 23, 1990 (R90-0031). After five previous amendments, on February 8, 2011, the BOCC adopted Resolution R11-016 Amending and Restating the Development Order and Renaming the Wolf Creek Branch Development of Regional Impact (DRI #266) as The Waterset Development of Regional Impact (DRI #266). The BOCC simultaneously approved PRS 11-0027 ABP providing a General Site Plan and applicable conditions of zoning. On December 9, 2014 the BOCC adopted Resolution R14-166 amending and restating the Development Order of the Waterset DRI ("Development Order" or "DO"). The BOCC simultaneously approved RZ 14-0815 ABP and PRS 14-1076 (and PRS 14-1077 shortly thereafter) General Site Plan and the applicable conditions of zoning. On December 2, 2015, the Developer subsequently executed an agreement, consistent with the applicable requirements of the Development Order obligating the Developer to resign, permit and contribute funding up to a combined total of twelve-million dollars (\$12,000,000.00), plus interest as specified in the DO, toward the construction of the Apollo Beach Boulevard Extension's I-75 overpass as a 4-lane facility, connecting the Apollo Beach Boulevard (known as Paseo al Mar Boulevard within the Development) Extension west of I-75 to the western extension of County Road 672 (Balm Road) east of I-75. On March 10, 2020, the BOCC adopted Resolution R20-027 Amending and Restating the Development Order for Waterset (DRI #266). The BOCC simultaneously approved PRS 20-0004 resulting in the currently approved zoning General Site Plan and the applicable conditions of zoning. Together, these governmental actions comprise master entitlements and development obligations that are accordingly incorporated by reference.

Specific development permit requirements for the areas that include the CIP are summarized in **Exhibit C** included with this Report.

It is our opinion that there are no technical reasons existing at this time which would prohibit the implementation of the plans for the Development as presented herein, and that permits normally obtained by civil engineers, which permits have not yet been issued, and which are necessary to affect the improvements described herein, will be obtained during the ordinary course of development.

The Master Capital Improvement Plan

The CIP includes infrastructure improvements that will provide special benefit to all assessable land within the District except for the amenity facility that does not benefit Phases B, C1 and C2. Said improvements include earthwork, roadway improvements, stormwater management facilities including those associated with such roadway improvements, off-site roadway improvements, potable water and wastewater facilities, reclaimed water facilities, landscaping and sidewalk improvements, recreational facilities, and associated professional fees. The total estimated cost of the CIP is **\$131,625,212.18**. Refer to **Exhibit B** for a summary of the costs by infrastructure category.

Phases B, C1, and C2 are planned to be gated, age-qualified single-family residences which will include some infrastructure that will only benefit Phases B, C1, and C2. As such, portions of the infrastructure associated with these phases will be funded solely by the Developer and maintained by the Developer or a subsequent Homeowner's Association ("HOA"). The following summary of the fee breakdown highlights which infrastructure improvements will be exempt from the District's funding and maintenance.

The estimated timetable to implement the CIP is 2021-2027. The project development areas are defined by eleven (11) geographic phases with residential unit distribution as follows:

TABLE 1
Currently Anticipated Geographic Phases of Development for the CIP

Waterset South CDD Lot Count	
Phase A	134
Phase B	182
Phase C1	92
Phase C2	278
Phase D1	58
Phase D2	148
Phase E	280
Phase G1	258
Phase G2	303
Phase H1	71
Phase H2	115
Phase I	182
Total	2101

TABLE 2
Currently Anticipated Product/Unit Mix for the CIP

Phase	Lot Width	Count	Total
A (Conventional)	40'	50	134
	50'	59	
	60'	25	
B (Age Qualified)	36' PV	46	182
	50'	77	
	60'	59	
C1 (Age Qualified)	36' PV	10	92
	50'	73	
	60'	9	
C2 (Age Qualified)	36' PV	44	278
	50'	103	
	60'	131	
D1 (Conventional)	40'	58	58
D2 (Conventional)	40'	28	148
	50'	46	
	60'	50	
	70'	24	
E (Conventional)	20' Townhomes	132	280
	24' Townhomes	72	
	31.25' Cluster Detached *	76	
G1 (Conventional)	40'	128	258
	50'	77	
	60'	51	
	70'	2	
G2 (Conventional)	50'	167	303
	60'	86	
	70'	50	
H1 (Conventional)	40'	55	71
	50'	9	
	60'	7	
H2 (Conventional)	40'	16	115
	50'	68	
	60'	7	
	70'	24	
I (Conventional)	40'	60	182
	50'	64	
	60'	30	
	70'	28	
Total		2101	

* Four Detached Cluster Lots have a width of 125' or 31.25' each

LAND ACQUISITION, INFRASTRUCTURE, AND WORK PRODUCT

The District does not intend to pay cash for the acquisition of any land, infrastructure, or work product associated with the District.

EARTHWORK

Hillsborough County regulates the design criteria for the final grading and fill requirements within the District. To ensure that the District meets the requirements for vertical separation and drainage, earthwork will be required. The source of fill material for the site is generally planned to be generated from the excavation of the required stormwater management facilities. Any excavation beyond the depths required for stormwater treatment and floodplain compensation that is not required as fill for the proposed upland portions of the District will be funded by the Developer.

The earthwork associated with the fill of the local roadways within Phases B, C1, and C2 is eligible for funding by the District to ensure adequate stormwater collection. The earthwork associated with the fill for the lot pads within Phases B, C1, and C2 is ineligible for funding by the District and will be the responsibility of the Developer. If excavation of stormwater management facilities to the required depth for treatment results in excess material, the District will be responsible for disposal. The Developer may handle disposal for the District.

ROADWAYS

The District will be served by an extension of the primary north/south collector road for the Development, Waterset Boulevard, and the secondary north/south collector road, Covington Garden Drive. Waterset Boulevard remains a two-lane divided roadway with a 124' right-of-way. Covington Garden Drive varies between a two-lane undivided roadway with a 64' right-of-way and a two-lane with turn lane undivided roadway with a 75' right-of-way. Additionally, 30th Street will extend through the District as a two-lane divided roadway with a 124' right-of-way. The roadway costs include the costs of moving existing infrastructure, including, but not limited to: TECO (as defined below) transmission poles, TECO People's Gas monitoring station, and Hillsborough County utility lines.

Waterset Boulevard and 30th Street are on the Hillsborough County Long Range Planning Map and may accordingly be eligible for Transportation Impact Fee Credits. Impact fee credits issued for District funded improvements will be addressed in a separate agreement between the District and the Developer.

Local roadways will be designed in accordance with Hillsborough County standards.

Collector roadways described and the local roadways within Phases A, D1, D2, E, G1, G2, H1, H2, and I will be dedicated for maintenance by Hillsborough County.

The local roadways within Phases B, C1, & C2 will not be eligible for District funding and will be funded solely by the Developer. The local roadways within Phases B, C1, and C2 will be owned and maintained by an HOA. The total estimated cost of these roadways is not included within the Opinion of Probable Cost in **Exhibit B**.

UNDERGROUND AND STREET LIGHTING ELECTRICAL SYSTEM

The District lies within the area served by Tampa Electric Company ("TECO"). TECO will provide underground electric service to the land in the District from lines located within the public right-of-way. The District's internal electrical distribution system will consist of underground cable with appurtenant transformers and service pedestals for streetlight locations.

The District may not fund the costs associated with the installation of the private underground electric systems. All components of the underground electric system, including maintenance, will be the responsibility of the utility provider (TECO).

WASTEWATER COLLECTION

The District is within the Hillsborough County service area, with wastewater treatment service to be provided by the Hillsborough County Wastewater Department. The District's onsite sanitary sewer system will consist of conventional gravity collection lines with appurtenant manholes, pump stations, and force mains. The constructed systems will be dedicated to Hillsborough County for operation and maintenance.

WATER DISTRIBUTION SYSTEM

The District is within the Hillsborough County service area with potable water and fire service to be provided by the Hillsborough County Water Department. The water distribution systems within the District will consist of 12", 8", 6" and 4" watermains with appurtenant valves and fire hydrants. The constructed systems will be dedicated to Hillsborough County for operation and maintenance.

RECLAIMED WATER DISTRIBUTION SYSTEM

The District is within the Hillsborough County service area with reclaimed water service to be provided by the Hillsborough County Water Department. The reclaimed water distribution systems within the District will consist of 12", 8", 6" and 4" reclaimed watermains with appurtenant valves. The constructed systems will be dedicated to Hillsborough County for operation and maintenance.

STORMWATER MANAGEMENT

Hillsborough County and the Southwest Florida Water Management District ("SWFWMD") regulate the design criteria for the stormwater management system within the District. The pre-development site runoff and water management conditions have been developed by Hillsborough County and SWFWMD. The existing, onsite, naturally occurring wetlands are as delineated by SWFWMD and the Hillsborough County Environmental Protection Commission.

The stormwater management plan for the District focuses on utilizing newly constructed ponds in the uplands for stormwater treatment in conjunction with the naturally occurring wetlands. The wetlands and pond systems that are part of the stormwater management system comprise approximately 30% of the District's land area.

The primary objectives of the stormwater management system for the District are:

1. To provide a stormwater conveyance and storage system, which includes stormwater quality treatment.
2. To adequately protect development within the District from regulatory-defined rainfall events.
3. To maintain wetland hydroperiods.
4. To ensure that adverse stormwater impacts do not occur upstream or downstream because of the development.

5. To satisfactorily accommodate stormwater runoff from adjacent off-site areas that naturally drains through the District. Accommodating existing drainage conditions is a requirement of more than one regulatory agency and is an integral part of the infrastructure improvements constructed with development projects.
6. Preserve the function of the floodplain storage during the 100-year storm event.

The stormwater collection and outfall systems will be a combination of curb inlets, pipe culverts, control structures and open waterways. Wetland hydroperiods (normal pool and season high water elevations) will be maintained through proper design and maintenance of the outfall control structures. It will be the responsibility of the District to maintain the stormwater management system and ensure its operation.

The stormwater collection and outfall systems associated with Phases B, C1, and C2 will also be funded and maintained by the District.

19th AVENUE IMPROVEMENTS

The District will also be served by off-site intersection improvements and partial widening to the existing 19th Avenue east/west collector roadway along the southern border. The improvements are defined and required within the current PRS 20-0004 (final conditions of approval). The roadway improvements may be funded by the District and may include paving and drainage, utility relocations, culvert extensions, TECO transmission pole relocation, and a multi-use path.

LANDSCAPING, HARDSCAPE, AND IRRIGATION

Significant landscape features, and associated irrigation systems are planned for the District. These features include landscaping of the main roadways in the District, parks and common areas, and landscaping of the perimeter buffer areas as well as the CSX railroad buffer and screen. The landscaping and irrigation may be funded and/or maintained by the District.

Any landscaping and irrigation behind the gates within Phases B, C1, and C2 may not be funded or maintained by the District. The estimated cost of the landscaping and irrigation behind the gate within Phases B, C1, and C2 is not included in the Opinion of Probable Cost in **Exhibit B**.

Significant hardscape features and are planned for the District. These features include entry monuments along the main roadways in the District. The entry features may be funded and/or maintained by the District.

The gated entry features for Phases B, C1, and C2 may not be funded or maintained by the District. The estimated cost of these entry feature(s) is not included in the Opinion of Probable Cost in **Exhibit B**.

RECREATIONAL FACILITIES

It is anticipated that the District will expand the Development's recreational facilities including neighborhood parks and open space intended for both active and passive use featuring pavilions, mulched and concrete pathways, boardwalk wetland ditch crossings, trail system, and benches. The recreational improvements may be funded and/or maintained by the District.

The District will have substantial wildlife conservation areas located throughout. The Development proposes to preserve many of the existing wetlands present within the Development to provide habitat for wildlife and will include passive recreation trails around and near these areas. The District will also include two (2) planted mitigation sites to provide additional conservation areas. The construction and maintenance of the mitigation sites and trail system may be funded by the District, and it is anticipated that monitoring and maintenance will be the responsibility of the District.

PRIMARY AMENITY CENTER

It is anticipated that the District will expand the Development's recreational facilities including an approximately 5-acre primary amenity center. The amenity center may be funded and/or maintained by the District.

A separate, private amenity site is planned to be within Phases B, C1, and C2 that will be inaccessible to the remainder of the residents in the District. This amenity site is not eligible for funding or maintenance by The District. The estimated cost of the amenity in Phases B, C1, and C2 is not included in the Opinion of Probable Cost in **Exhibit B**.

CONTINGENCY

This category includes the cost for adjustments as a result of unexpected field conditions, requirements of governmental agencies and other unknown factors that may occur throughout the course of development of the infrastructure. In general, the contingency amount is based on a percentage of the total infrastructure cost estimate.

PROFESSIONAL FEES

Professional fees include civil engineering, including the District Engineer's construction related services, costs for site design, permitting, inspection and master planning, survey costs for construction staking and record drawings as well as preparation of preliminary and final plats, geotechnical cost for pre-design soil borings, underdrain analysis and construction testing, and architectural cost for landscaping. Also included in this category are fees associated with environmental consultation and permitting and legal fees.

OWNERSHIP AND MAINTENANCE

The anticipated ownership and maintenance responsibilities of the District's proposed infrastructure improvements are set forth below:

TABLE 3
Funding, Ownership, & Maintenance

Funding, Ownership, & Maintenance		
Item	Funded & Constructed By	Ownership & Maintenance Entity
Collector Roadways, including 19th Ave Improvements	CDD*	County
Local Roadways Phase A, D1, D2, E, G1, G2, H1, H2, & I	CDD	County
Local Roadways Phase B, C1, & C2	Developer	HOA
Water, Reclaimed Water, Wastewater	CDD	County
Stormwater Management, Drainage & Earthwork (excluding lot pads)	CDD	CDD
Public Areas Landscaping & Irrigation	CDD	CDD
Landscaping & Irrigation Phase B, C1, & C2	Developer	HOA
TECO Pole Relocation	CDD	TECO
Entry Features Phase A, D1, D2, E, G1, G2, H1, H2, & I	CDD	CDD
Entry Features Phase B, C1, & C2	Developer	HOA
Public Amenities	CDD	CDD
Phase B, C1, & C2 Amenity	Developer	HOA

* The Developer reserves the right to fund and construct as its option

PROJECT COSTS

The CIP's identifiable total costs associated with the infrastructure improvements, including impact fee creditable roadways as detailed in **Exhibit B**, are estimated to be **\$131,625,212.18**. The infrastructure improvements include roads, streetlights, sewer, water, reclaimed water, stormwater management systems, hardscape and landscaping and associated irrigation systems, and recreational facilities that will ultimately be utilized by the residents of the District.

Exhibit B, outlines the anticipated costs associated with the construction or acquisitions of the CIP and also indicates the anticipated costs associated with roadways which may qualify for Impact Fee Credits.

SUMMARY AND CONCLUSION

The infrastructure, as outlined above, is necessary for the functional development of the District's Master Capital Improvement Plan. The planning and design of the infrastructure is in accordance with current governmental regulatory requirements. The infrastructure will provide its intended function so long as the construction is in substantial compliance with the design and permits. **Exhibit C** outlines required permits. At the present time, it is anticipated that all permits necessary to construct the CIP will be obtained in the ordinary course of development.

Items of construction in this report are based on current plan quantities for the infrastructure construction as shown on the master plans and conceptual plans. It is the professional opinion of Heidt Design, LLC, that the estimated infrastructure costs provided herein for the CIP improvements are reasonable to complete the construction of the infrastructure described herein and that these infrastructure improvements will benefit and add value to the District. All such infrastructure costs are public improvements or community facilities as set forth in Section 190.012(1) of the Florida Statutes.

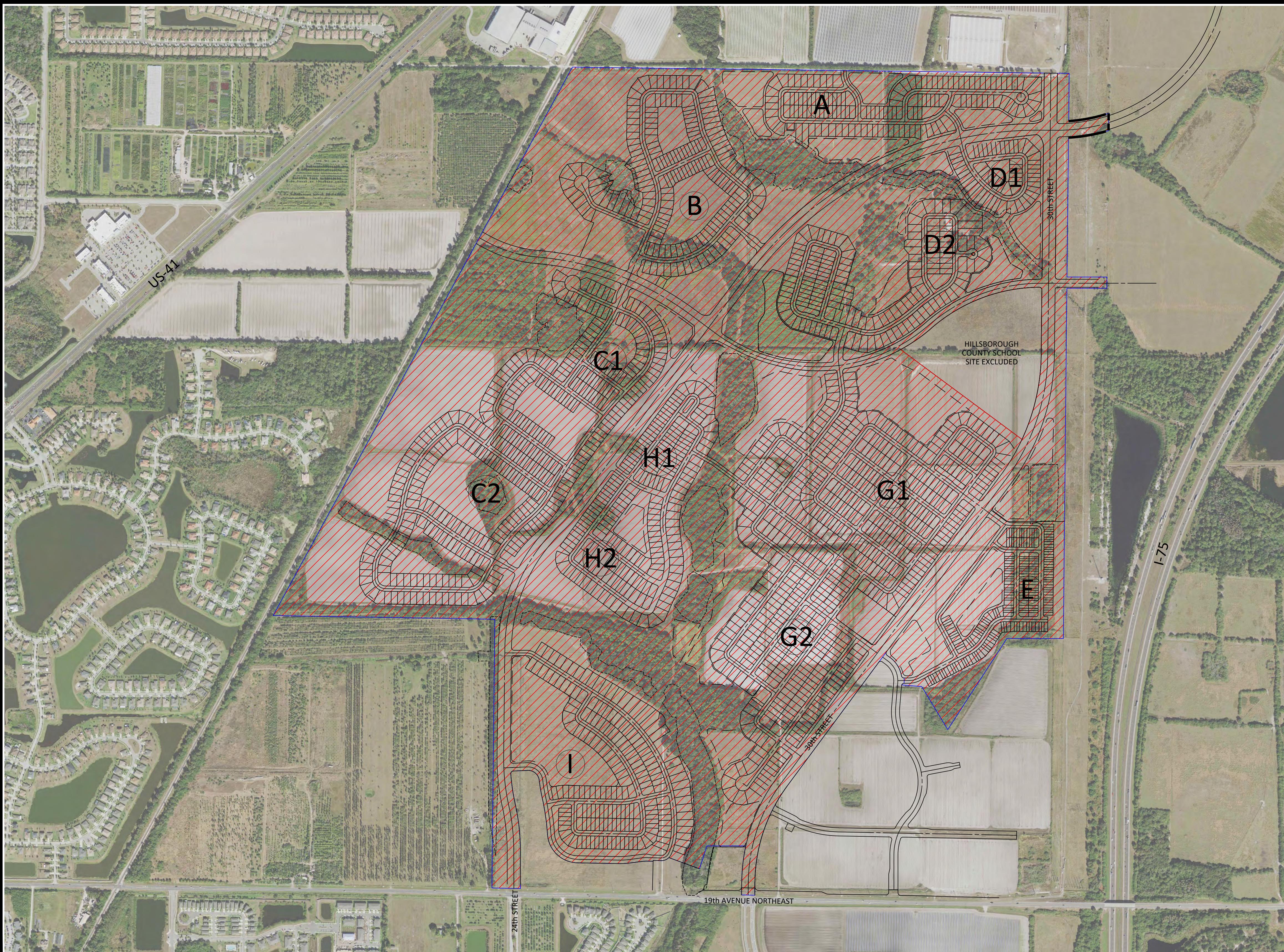
The infrastructure total construction cost developed in this Report is only an estimate and not a guaranteed maximum price. The estimated cost is based on unit prices currently being experienced for ongoing and similar items of work in Hillsborough County and quantities as represented on the master plans. The labor market, future costs of equipment and materials, and the actual construction processes frequently vary and cannot be accurately forecasted. Due to this inherent opportunity for fluctuation in cost, the total final cost may be more or less than this estimate.

The professional services for establishing the opinion of estimated construction cost are consistent with the degree and care and skill exercised by members of the same profession under similar circumstances.

EXHIBITS

- Exhibit A District Boundary Exhibit
- Exhibit B Opinion of Probable Capital Project Cost
- Exhibit C General Permit Summary
- Exhibit D Waterset South CDD Boundary Metes and Bounds Description

EXHIBIT A
DISTRICT BOUNDARY EXHIBIT



Waterset South CDD

NEWLAN

Hillsborough County, FL

Waterset South CDD Lot Count	
Phase A	13
Phase B	18
Phase C1	9
Phase C2	27
Phase D1	5
Phase D2	14
Phase E	28
Phase G1	25
Phase G2	30
Phase H1	7
Phase H2	11
Phase I	18
Total	210

Waterset South CDD Property - 869.68 Acres

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EXHIBIT B

OPINION OF PROBABLE CAPITAL PROJECT COST

Waterset South CDD

Opinion of Probable Construction Cost

Summary

	Total
CLEARING & EARTHWORK:	<u>\$ 26,751,352.00</u>
ROADWAY / CURB & GUTTER:	<u>\$ 16,853,285.00</u>
SANITARY SEWER COLLECTION SYSTEM:	<u>\$ 10,925,710.00</u>
WATER DISTRIBUTION SYSTEM:	<u>\$ 7,353,658.00</u>
RECLAIMED WATER DISTRIBUTION SYSTEM:	<u>\$ 6,225,152.00</u>
STORMWATER MANAGEMENT:	<u>\$ 22,395,985.00</u>
19TH AVENUE IMPROVEMENTS:	<u>\$ 4,900,000.00</u>
LANDSCAPING / HARDSCAPE / IRRIGATION:	<u>\$ 4,655,250.00</u>
RECREATIONAL FACILITIES:	<u>\$ 800,000.00</u>
PRIMARY AMENITY:	<u>\$ 5,000,000.00</u>
PROFESSIONAL SERVICES:	<u>\$ 16,968,525.00</u>
CONTINGENCY (6.67%):	<u>\$ 8,796,295.18</u>
 TOTAL:	 <u>\$ 131,625,212.18</u>

Notes:


1. The estimated development timetable is 2022 - 2027
2. Estimates are based on 2023 costs.
3. Includes Wetland Mitigation. Excludes grading associated with lot pads.
4. Includes entry features, signage, landscape, hardscape, irrigation, and CDD perimeter fencing.

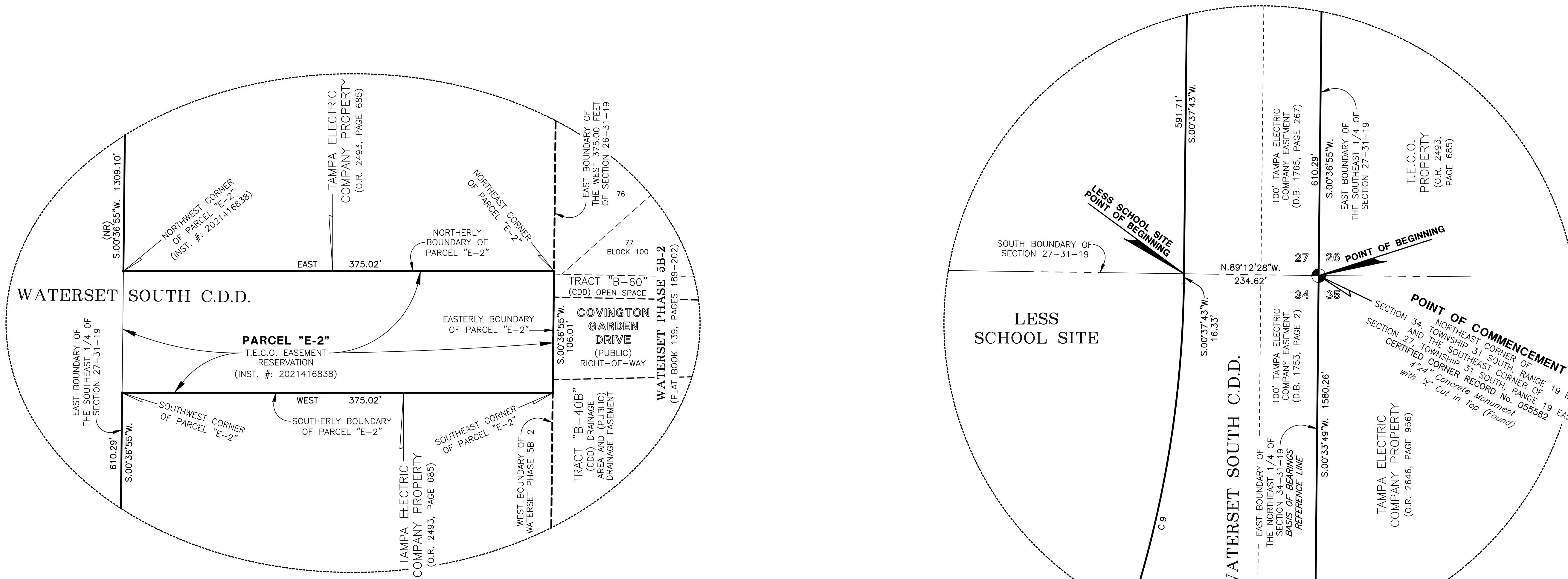
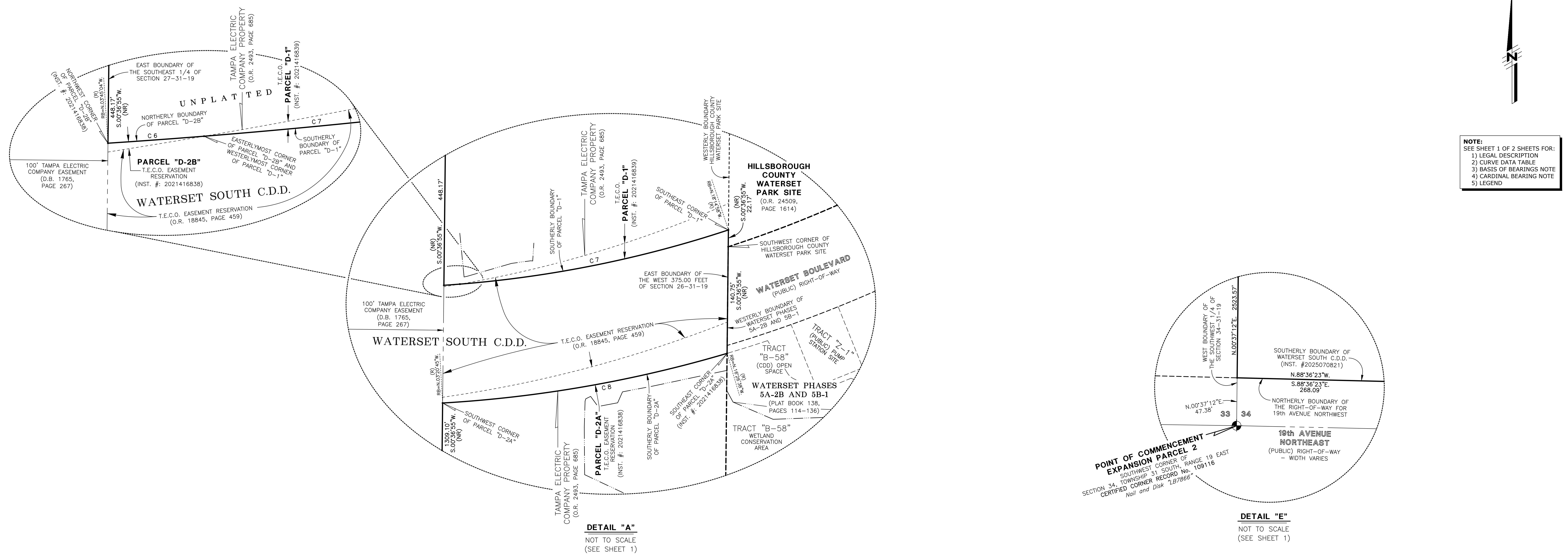
EXHIBIT C
GENERAL PERMIT SUMMARY

Phase	Issuing Agency	Type of Permit	Permit Number	Approval Date	Expiration Date
TECO Roadway Extensions	Hillsborough County	Preliminary Plat	Project ID # 5502	1/8/2021	6/22/2021
	Hillsborough County	Construction Plans	Project ID # 5502	7/2/2021	5/13/2023
	Hillsborough County	ROW Use	ROW296885	7/2/2021	5/13/2023
	Hillsborough County	Natural Resources	NR(C) #5502	6/25/2021	6/25/2023
	Florida Dept. of Environmental Prot.	NPDES Notice of Intent	FLR20ER11-001	8/1/2021	7/31/2026
	Florida Dept. of Health - HC	Drinking Water Permit	0125332-2100-DSGP-DEP	5/6/2021	5/6/2026
	Environmental Prot. Commission - HC	Wastewater Permit	0401933-001-DWC	4/22/2021	4/22/2026
Phase A and D1	Hillsborough County	Service Request	SR#20-0248	1/12/2021	1/12/2023
	SWFWMD	Environmental Resource Permit	43018888.08	5/25/2021	5/25/2026
	Florida Dept. of Environmental Prot.	NPDES Notice of Intent	FLR20ER10-001	8/1/2021	7/31/2026
	SWFWMD	Environmental Resource Permit	43018888.08	5/25/2021	5/25/2026
	Florida Dept. of Health - HC	Potable Water Permit	0125332-2112-DS/C FDEP	6/30/2021	6/30/2026
	Environmental Prot. Commission - HC	Wastewater Permit	0401933-002-DWC	7/15/2021	7/14/2026
	Hillsborough County	Site Construction Plan - COVID Extension	Project ID # 5502	10/5/2021	12/26/2023
	Hillsborough County	Natural Resources	NR(S) #5502-I	9/30/2021	12/26/2021
	Hillsborough County	Phase A Service Request	SR#20-0234	12/9/2020	12/9/2022
	Hillsborough County	Phase D Service Request	SR#20-0184	10/7/2020	10/7/2022
Phase D2	SWFWMD	Dewatering Plan Acceptance	43018888.08	10/8/2021	n/a
	SWFWMD	Permit Extension	43018888.09	10/20/2021	12/26/2026
	Florida Fish and Wildlife Conservation Comm	Migratory Bird Nest Removal	LSNR-21-00178	8/27/2021	8/27/2024
	Hillsborough County	Alternate Base Request	Project ID # 5502	12/1/2021	n/a
	Hillsborough County	Phase A Minor Wall Parallel Request	54172.0000	12/23/2021	12/22/2023
	Hillsborough County	Construction Plans	Project ID # 5502	1/22/2021	7/22/2021
	Hillsborough County	Construction Plans - 1st Revisions	Project ID # 5502	11/4/2021	11/4/2023
	Hillsborough County	Natural Resources/Landscaping Permit	NR(S) #5502	7/29/2021	12/26/2023
	Hillsborough County	ROW Use	ROW299105	2/11/2021	5/13/2023
	Hillsborough County	Alternate Base Request	Project ID # 5502	12/1/2021	n/a
Phase G	Hillsborough County	Construction Plans	Project ID # 5502	11/11/2021	8/25/2023
	Hillsborough County	Construction Plans - 1st Revisions	Project ID # 5502	2/17/2021	8/25/2023
	Hillsborough County	Preliminary Plat	Project ID # 5502	1/22/2021	7/22/2021
	Hillsborough County	Stormwater Design Exception	Project ID # 5502	11/10/2021	n/a
	Hillsborough County	Service Application Request	SR# 20-0254	1/23/2021	1/23/2023
	SWFWMD	Environmental Resource Permit	43018888.0870	10/22/2021	10/22/2026
	Florida Dept. of Environmental Prot.	Wastewater Permit	0401933-003-DWC	12/9/2021	12/8/2026
	Florida Dept. of Health - HC	Potable Water Permit	0125322-2140-DS/C FDEP	12/14/2021	12/14/2026
	Hillsborough County	Lift Station Pump Approval	SR#20-0254	7/9/2021	n/a
	Hillsborough County	Lift Station Pump Approval - 1st Revision	SR#20-0254	1/10/2022	n/a
Phase B	Hillsborough County	Lift Station Pump Approval	SR#21-011480115	2/9/2022	n/a
	Hillsborough County	Preliminary Plat	Project ID # 5502	7/21/2021	1/21/2022
	Hillsborough County	Preliminary Plat - 1st Revision	Project ID # 5502	11/5/2021	1/21/2022
	Hillsborough County	Preliminary Plat - 2nd Revision	Project ID # 5502	11/27/2023	5/27/2024
	Hillsborough County	Construction Plans	Project ID # 5502	2/16/2022	2/16/2024
	Hillsborough County	Construction Plans - 1st Revision	Project ID # 5502	11/29/2022	2/16/2024
	Hillsborough County	Phase G1 Service Request	SR#21-0114	10/29/2021	10/29/2023
	Hillsborough County	Phase G2 Service Request	SR#21-0115	10/29/2021	10/29/2023
	Hillsborough County	Stormwater Design Exception	Project ID # 5502	2/23/2022	n/a
	Hillsborough County	Minor Site Development Plan - Model Center	Project ID # 5502	8/9/2022	8/9/2024
Phase E	Hillsborough County	Minor Site Development Plan - Model Center Rev.	Project ID # 5502	8/2/2023	8/9/2024
	Hillsborough County	Service Application Request	21-0115	10/29/2021	10/29/2023
	Hillsborough County	Service Application Request	21-0114	10/29/2021	10/29/2023
	Florida Fish and Wildlife Conservation Comm	Gopher Tortoise	GTT-22-00395	2/28/2022	2/28/2023
	Florida Fish and Wildlife Conservation Comm	Migratory Bird Nest Removal	LSNR-21-00178	8/27/2021	8/27/2024
	Florida Dept. of Environmental Prot.	Wastewater Permit	0401933-004-DWC	5/12/2022	5/11/2027
	Florida Dept. of Health - HC	Potable Water Permit	0125322-2158-DS/C FDEP	4/7/2022	4/7/2027
	SWFWMD	Environmental Resource Permit	43018888.0930	2/17/2022	2/17/2027
	Hillsborough County	B-1 Service Application Request	SR# 22-0037	3/3/2022	3/3/2024
	Hillsborough County	B-2 Service Application Request	SR# 22-0038	3/3/2022	3/3/2024
Phase C	Hillsborough County	Preliminary Plat	Project ID # 5502	8/4/2022	2/4/2023
	Hillsborough County	Preliminary Plat - 1st Revision	Project ID # 5502	9/1/2022	2/4/2022
	Hillsborough County	Preliminary Plat - 2nd Revision	Project ID # 5502	4/10/2023	10/10/2023
	Hillsborough County	Construction Plans	Project ID # 5502	1/2/2024	1/26/2025
	Hillsborough County	Construction Plans - 1st Revision	Project ID # 5502	8/18/2023	1/26/2025
	Hillsborough County	Construction Plans - 2nd Revision	Project ID # 5502	1/2/2024	1/26/2025
	SWFWMD	Environmental Resource Permit	18888.0990	2/9/2023	2/9/2028
	Hillsborough County	Stormwater Design Exception	Project ID # 5502	1/19/2023	n/a
	Hillsborough County	Minor Site Development Plan - Minor Wall	Project ID # 5502	10/3/2023	10/5/2025
	Hillsborough County	Master Subdivision Landscape	Project ID # 5502	10/13/2023	10/13/2028
Phase H	Florida Dept. of Environmental Prot.	Wastewater Permit	0368185-005-DWC	1/12/2023	1/11/2028
	Florida Dept. of Health - HC	Potable Water Permit	0125322-2204-DSGP-DEP	1/18/2023	1/18/2028
	Hillsborough County	Utility Service Request	SR# 22-0113	6/16/2022	
	Hillsborough County	Site Development Plan	Project ID: 5502	3/29/2023	3/29/2025
	SWFWMD	Environmental Resource Permit	43018888.097	5/18/2022	4/26/2028
	Florida Dept. of Environmental Prot.	Wastewater Permit	0421406-002-DWC	6/15/2023	6/14/2028
	Florida Dept. of Health - HC	Potable Water Permit	0125332-2235-DSGP DEP	6/15/2023	6/15/2028
	Hillsborough County	Preliminary Plat	Project ID # 5502	6/17/2024	12/17/2024
	Hillsborough County	Stormwater Design Exception	Project ID # 5502	1/2/2025	n/a
	Hillsborough County	Construction Plans	Project ID # 5502	1/3/2025	1/3/2027
Phase I	SWFWMD	Environmental Resource Permit	43018888.112	1/21/2025	1/21/2030
	Hillsborough County	Service Application Request	24-0043	9/4/2024	9/4/2026
	Florida Dept. of Environmental Prot.	Wastewater Permit	0416052-003-DWC	2/20/2025	2/19/2030
	Florida Dept. of Health - HC	Potable Water Permit	0125332-2324-DSGP DEP	2/26/2025	2/26/2030
	Hillsborough County	Preliminary Plat	Project ID # 5502	9/16/2024	3/16/2025
	Hillsborough County	Preliminary Plat - 1st Revision	Project ID # 5502	12/10/2024	3/16/2025
	Hillsborough County	Construction Plans	Project ID # 5502	5/13/2025	5/13/2027
	SWFWMD	Environmental Resource Permit	43018888.125	9/12/2025	9/12/2030
	Florida Dept. of Environmental Prot.	Wastewater Permit	0401933-006-DWC	9/11/2025	9/11/2027
	Florida Dept. of Health - HC	Potable Water Permit	0125332-2356-DSGP DEP	9/16/2025	9/16/2027
Waterset Blvd & Phase C-H-I Mass Grading	Hillsborough County	C-1 Service Application Request	23-0267	11/21/2024	11/21/2026
	Hillsborough County	C-2 Service Application Request	23-0268	11/21/2024	11/21/2026
	Hillsborough County	Preliminary Plat	Project ID # 5502	5/6/2024	11/6/2024
	Hillsborough County	Preliminary Plat - 1st Revision	Project ID # 5502	7/11/2025	12/30/2025
	Hillsborough County	Construction Plans	Project ID # 5502	2/21/2025	2/21/2027
	SWFWMD	Environmental Resource Permit	43018888.127	10/15/2025	10/15/2030
	Hillsborough County	Stormwater Design Exception	Project ID # 5502	1/27/2025	n/a
	Florida Dept. of Environmental Prot.	Wastewater Permit	0416025-004-DWC	5/22/2025	5/21/2030
	Florida Dept. of Health - HC	Potable Water Permit	0125332-2335-DSGP DEP	5/20/2025	5/20/2030
	Hillsborough County	Lift Station Pump Approval	SR # 23-0268	2/4/2025	n/a
Hillsborough County	Hillsborough County	H-1 Service Application Request	23-2042	12/15/2023	12/15/2025
	Hillsborough County	H-2 Service Application Request	23-2042	12/15/2023	12/15/2025
	Hillsborough County	Preliminary Plat			
	Hillsborough County	Construction Plans			
	SWFWMD	Environmental Resource Permit			
Florida Dept. of Environmental Prot.	Florida Dept. of Environmental Prot.	Wastewater Permit			
	Florida Dept. of Health - HC	Potable Water Permit			
	Hillsborough County	Service Application Request			
	Hillsborough County	Mass Grading	Project ID # 5502	4/23/2025	4/23/2027
	SWFWMD	Environmental Resource Permit	43018888.105	3/19/2025	3/19/2030
Florida Dept. of Environmental Prot.	Hillsborough County	Stormwater Design Exception	Project ID # 5502	6/12/2024	n/a
	Florida Dept. of Environmental Prot.	Wastewater Permit	0401933-005-DWC	6/10/2025	6/10/2027
	Florida Dept. of Health - HC	Potable Water Permit	125332-2339-DSGP DEP	6/10/2025	6/10/2027
	Florida Fish and Wildlife Conservation Comm	Migratory Bird Nest Removal	LSNR-25-00047	4/4/2025	4/4/2026

EXHIBIT D

WATERSET SOUTH CDD BOUNDARY METES AND BOUNDS DESCRIPTION





DETAIL "B"

NOT TO SCALE
(SEE SHEET 1)

DETAIL "

WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT AFTER BOUNDARY MODIFICATION

<p>Prepared For: NNP-SOUTHBEND II, LLC.</p> <p>DESCRIPTION SKETCH (Not a Survey)</p> <p>SEE SHEET 1 FOR ELECTRONIC SIGNATURE AND SEAL.</p> <p>John Lee Stillwell FLORIDA PROFESSIONAL SURVEYOR & MAPPER NO. 6593</p> <p>NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OR AN AUTHENTICATED DIGITAL SIGNATURE AND SEAL OF THE FLORIDA LICENSED SURVEYOR AND MAPPER</p>		<p>AMERRITT, INC.</p> <p>LAND SURVEYING AND MAPPING</p> <p>LICENSED BUSINESS NUMBER LB7778</p> <p>3010 W. Azeele Street, Suite 150 Tampa, FL 33609 PHONE (813) 221-5200</p> <p>Drawn: WFS Checked: AWM Order No.: AMI-WSN-WS-152</p> <p>Date: 9-3-21 Dwg: WSET-SOUTH-2025 CDD AMEND-DS.dwg</p> <p>File Path: P:\Waterset\CDD\South CDD\CDD 2025 AMENDMENT</p> <p>SEC.'S 26,27,28,33&34, TOWNSHIP 31 SOUTH, RANGE 19 EAST</p>
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Tab 8



**SUPPLEMENT TO INVESTMENT BANKING AGREEMENT
DATED AUGUST 9, 2022 & APRIL 23, 2024 & AUGUST 14, 2025
REGARDING BOND ISSUANCES BY
WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT**

January 8, 2026

Board of Supervisors
Waterset South Community Development District

Dear Supervisors:

MBS Capital Markets, LLC (“Underwriter”) and the Board of Supervisors of the Waterset South Community Development District (“District”) entered into an Investment Banking Agreement effective August 9, 2022, as supplemented on April 23, 2024 and August 14, 2025 (“Agreement”) wherein the District engaged the Underwriter to provide investment banking services for the District. The purpose of this letter is to supplement the Agreement by specifying the particular planned transaction currently being contemplated by the District for which such investment banking services are to be provided by the Underwriter.

The District is considering the issuance of its Special Assessment Revenue Bonds, Series 2026 for the purpose of acquiring/constructing additional public infrastructure improvements within the District. It is the District’s intent to engage the Underwriter to provide investment banking services for this transaction.

The scope of services to be provided in a non-fiduciary capacity by the Underwriter for this transaction will include those listed below.

- Advice regarding the structure, timing, terms, and other similar matters concerning the particular municipal securities described above.
- Preparation of rating strategies and presentations related to the issue being underwritten.
- Preparations for and assistance with investor “road shows,” if any, and investor discussions related to the issue being underwritten.
- Advice regarding retail order periods and institutional marketing if the District decides to engage in a negotiated sale.
- Assistance in the preparation of the Preliminary Official Statement, if any, and the Final Official Statement.
- Assistance with the closing of the issue, including negotiation and discussion with respect to all documents, certificates, and opinions needed for the closing.
- Coordination with respect to obtaining CUSIP numbers and the registration with the Depository Trust Company.
- Preparation of post-sale reports for the issue, if any.

Member: FINRA/SIPC



Page | 2

- Structuring of refunding escrow cash flow requirements, but not the recommendation of and brokerage of particular municipal escrow investments.

All other terms of the Agreement shall remain in effect, including specifically the Disclosures Concerning the Underwriter's Role Required by MSRB Rule G-17 which is again being provided in Exhibit A hereto. By execution of this supplement to the Agreement you are acknowledging receipt of the same.

This supplement to the Agreement shall be effective upon your acceptance and shall remain in effect until such time as the financing described herein has been completed or the Agreement is terminated as provided in Section 3 of the Agreement.

Sincerely,
MBS Capital Markets, LLC

A handwritten signature in blue ink, appearing to read "Brett Sealy".

Brett Sealy
Managing Partner

Approved and Accepted By: _____

Title: _____

Date: _____



EXHIBIT A

Disclosures Concerning the Underwriter's Role

- (i) MSRB Rule G-17 requires an underwriter to deal fairly at all times with both municipal issuers and investors.
- (ii) The underwriter's primary role is to purchase the Bonds with a view to distribution in an arm's-length commercial transaction with the Issuer. The underwriters has financial and other interests that differ from those of the District.
- (iii) Unlike a municipal advisor, the underwriter does not have a fiduciary duty to the District under the federal securities laws and are, therefore, is required by federal law to act in the best interests of the District without regard to their own financial or other interests.
- (iv) The underwriter has a duty to purchase the Bonds from the Issuer at a fair and reasonable price but must balance that duty with their duty to sell the Bonds to investors at prices that are fair and reasonable.
- (v) The underwriter will review the official statement for the Bonds in accordance with, and as part of, its respective responsibilities to investors under the federal securities laws, as applied to the facts and circumstances of this transaction.

Disclosure Concerning the Underwriter's Compensation

The underwriter will be compensated by a fee and/or an underwriting discount that will be set forth in the bond purchase agreement to be negotiated and entered into in connection with the issuance of the Bonds. Payment or receipt of the underwriting fee or discount will be contingent on the closing of the transaction and the amount of the fee or discount may be based, in whole or in part, on a percentage of the principal amount of the Bonds. While this form of compensation is customary in the municipal securities market, it presents a conflict of interest since the underwriter may have an incentive to recommend to the District a transaction that is unnecessary or to recommend that the size of the transaction be larger than is necessary.

Conflicts of Interest

The Underwriter has not identified any additional potential or actual material conflicts that require disclosure including those listed below.

Payments to or from Third Parties. There are no undisclosed payments, values, or credits to be received by the Underwriter in connection with its underwriting of this new issue from parties other than the District, and there are no undisclosed payments to be made by the Underwriter in connection with this new issue to parties other than the District (in either case including payments, values, or credits that relate directly or indirectly to collateral transactions integrally related to the issue being underwritten). In addition, there are no third-party arrangements for the marketing of the District's securities.



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Profit-Sharing with Investors. There are no arrangements between the Underwriter and an investor purchasing new issue securities from the Underwriter (including purchases that are contingent upon the delivery by the District to the Underwriter of the securities) according to which profits realized from the resale by such investor of the securities are directly or indirectly split or otherwise shared with the Underwriter.

Credit Default Swaps. There will be no issuance or purchase by the Underwriter of credit default swaps for which the reference is the District for which the Underwriter is serving as underwriter, or an obligation of that District.

Retail Order Periods. For new issues in which there is a retail order period, the Underwriter will honor such agreement to provide the retail order period. No allocation of securities in a manner that is inconsistent with a District's requirements will be made without the District's consent. In addition, when the Underwriter has agreed to underwrite a transaction with a retail order period, it will take reasonable measures to ensure that retail clients are bona fide.

Dealer Payments to District Personnel. Reimbursements, if any, made to personnel of the District will be made in compliance with MSRB Rule G-20, on gifts, gratuities, and non-cash compensation, and Rule G-17, in connection with certain payments made to, and expenses reimbursed for, District personnel during the municipal bond issuance process.

Disclosures Concerning Complex Municipal Securities Financing

Since the Underwriter has not recommended a "complex municipal securities financing" to the Issuer, additional disclosures regarding the financing structure for the Bonds are not required under MSRB Rule G-17.

Tab 9



Rizzetta & Company

Waterset South Community Development District

Second Amendment to Master Special Assessment Allocation Report

3434 Colwell Avenue
Suite 200
Tampa, FL 33614
www.rizzetta.com

January 8, 2026

**WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT
SECOND AMENDMENT TO MASTER SPECIAL ASSESSMENT ALLOCATION REPORT**

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Rizzetta & Company

I. INTRODUCTION

This Second Amendment to Master Special Assessment Allocation Report (the "Second Amendment") is being presented to revise the Waterset South Community Development District ("District") existing First Amendment to Master Special Assessment Allocation Report, dated July 17, 2025 (the "First Amendment"), in order to include certain property recently added to the District's boundaries to the scope of the First Amendment.

II. DEFINED TERMS

"Capital Improvement Program" – (or "CIP") Construction and/or acquisition of public infrastructure planned for the District, as specified in the Engineer's Report.

"Developer" – NNP Southbend II, LLC, a Florida limited liability company.

"District" – Waterset South Community Development District.

"Engineer's Report" – Supplement to Master Engineer's Report, dated December 12, 2025 prepared by Hedit Design.

"Equivalent Assessment Unit" – (EAU) Allocation factor which reflects a quantitative measure of the amount of special benefit conferred by the District's CIP on a particular land use, relative to other land uses.

"Maximum Assessments" – The maximum amount of special assessments to be levied against a parcel in relation to the CIP.

"Platted Units" – Lands configured into their intended end-use and subject to a recorded plat.

"Unplatted Parcels" – Undeveloped lands or parcels not yet subject to a recorded plat in their final end-use configuration.

III. DISTRICT INFORMATION

Waterset South Community Development District was established on July 26, 2022 pursuant to Hillsborough County Ordinance # 22-19, effective on July 27, 2022. In February 2025, the District's boundaries were expanded pursuant to Hillsborough County ordinance 25-9 by approximately 41.4 acres to include "Phase E" of the District. In January 2026, the District's boundaries were further expanded by approximately 69.411 acres pursuant to Hillsborough County ordinance number _____ to include "Phase I" of the District.

The District now encompasses approximately 869.617 acres of land located entirely within Hillsborough County, Florida and is currently planned for 2,101 single family residential units. This methodology will describe the allocation of the District's revised maximum special assessment lien.



Rizzetta & Company

Table 1 illustrates the District's preliminary development plan which includes the additional units planned for development in Phase I.

IV. CAPITAL IMPROVEMENT PROGRAM

The District's CIP includes, but is not limited to, earthwork, roadways, sanitary sewer, water distribution, reclaimed water distribution, stormwater management, 19th Avenue improvements, landscaping/hardscape/irrigation, amenities, professional services and contingencies. The total CIP is estimated to cost \$131,625,212 as shown in detail on Table 2. The estimated construction costs of the CIP identified above were provided in the Engineer's Report. It is expected that the District will issue special assessment revenue bonds in the immediate future to fund a portion of the CIP, with the balance funded by the Developer, future bonds, or other sources.

Tables 3, 4 and 5 demonstrate the allocation of the estimated CIP costs among the District's revised development plan. Per the Engineer's Report, the primary amenity will provide benefit to the conventional units only, thus the units within Phases B and C will not be assessed for the costs associated with that amenity. The costs are allocated using EAU factors, which have the effect of stratifying the costs based on land use. This method of EAU allocation for a residential development meets statutory requirements and is commonly accepted in the industry.

V. MASTER ASSESSMENT ALLOCATION – MAXIMUM ASSESSMENTS

Unlike property taxes, which are ad valorem in nature, a community development district may levy special assessments under Florida Statutes Chapters 170, 190 and 197 only if the parcels to be assessed receive special benefit from the infrastructure improvements acquired and/or constructed by the district. Special benefits act as a logical connection to property from the improvement system or services and facilities being constructed. These special benefits are peculiar to lands within the district and differ in nature to those general or incidental benefits that landowners outside the district or the general public may enjoy. A district must also apportion or allocate its special assessments so that the assessments are fairly and reasonably distributed relative to the special benefit conferred. Generally speaking, this means the amount of special assessment levied on a parcel should not exceed the amount of special benefit received by that parcel. A district typically may develop and adopt an assessment methodology based on front footage, square footage, or any other reasonable allocation method, so long as the assessment meets the benefit requirement, and so long as the assessments are fairly and reasonably allocated.

A. Benefit Analysis

Improvements undertaken by the District, as more clearly described in the Engineer's Report, create both special benefits and general benefits. The general benefits also inure to the general public at large and are incidental and distinguishable from the special benefits which accrue to the specific property within the boundaries of the District, or more precisely defined as the land uses which specifically receive benefit from the CIP as described in the report.



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It is anticipated that the projects included in the CIP, excluding the primary amenity, will provide special benefit to all the lands within the District. The master infrastructure projects are a District-wide system of improvements and were designed specifically to facilitate the development of District properties into a viable community, from both a legal and socio-economic standpoint. Therefore, special benefits will accrue to the land uses within the District.

Valid special assessments under Florida law have two requirements. First, the properties assessed must receive a special benefit from the improvements paid for via the assessments. Second, the assessments must be fairly and reasonably allocated to the properties being assessed. If these two requirements are met, Florida law provides the District's board of supervisors with the ability to use discretion in determining the allocation of the assessments as long as the manner in which the board allocates the assessments is fairly and reasonably determined.

Florida Statute 170.201 states that the governing body of a municipality may apportion costs of such special assessments based on:

- (a) The front or square footage of each parcel of land; or
- (b) An alternative methodology, so long as the amount of the assessment for each parcel of land is not in excess of the proportional benefits as compared to other assessments on other parcels of land.

As noted above, Tables 3, 4 and 5 demonstrate the special benefit conferred by the CIP, which has been allocated using land-use based EAU factors and stratifying the costs accordingly. Such special benefit exceeds the burden placed on the lands subject to the Master Assessments. These EAU factors, which utilize the 50' single-family detached unit as the standard product, are provided in Table 1. This method of EAU allocation is commonly accepted in the industry and results in an allocation of costs which is fair and reasonable.

B. Anticipated Bond Issuance

As described above, it is expected that the District will issue bonds in one or more series to fund a portion of the CIP. Notwithstanding the description of the Maximum Assessments below, landowners will not have a payment obligation until the issuance of bonds, at which time the fixed assessment amounts securing those bonds, as well as a collection protocol, will be determined. Please note that the preceding statement only applies to capital assessments, and shall have no effect on the ability of the District to levy assessments and collect payments related to the operations and maintenance of the District.

A maximum bond sizing has been provided on Table 6. This maximum bond amount has been calculated using conservative financing assumptions and represents a scenario in which the entire CIP is funded with bond proceeds. However, the District is not obligated to issue bonds at this time, and similarly may choose to issue bonds in an amount lower than the maximum amount, which is expected. Furthermore, the District may issue bonds in various par amounts, maturities and structures up to the



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maximum principal amount. Table 8 represents the Maximum Assessments necessary to support repayment of the maximum bonds.

C. Maximum Assessment Methodology

The District will be imposing a revised master Maximum Assessment lien based on the maximum benefit conferred on each parcel by the CIP. Accordingly, Table 8 reflects the Maximum Assessments per Platted Unit. Because the District may issue bonds in various par amounts, maturities and structures, the special assessments necessary to secure repayment of those bonds will not exceed the amounts on Table 8. It is expected that the standard long-term special assessments borne by property owners will be lower than the amounts in Table 8, and will reflect assessment levels which conform with the current market.

Some of the lands subject to the Maximum Assessments consist of Unplatted Parcels. Certain assessments will be initially levied on these Unplatted Parcels on an equal assessment per acre basis. At the time parcels are platted or otherwise subdivided into Platted Units, individual Maximum Assessments will be assigned to those Platted Units at the per-unit amounts described in Table 8, thereby reducing the Maximum Assessments encumbering the Unplatted Parcels by a corresponding amount. Any unassigned amount of Maximum Assessments encumbering the remaining Unplatted Parcels will continue to be calculated and levied on an equal assessment per acre basis.

In the event an Unplatted Parcel is sold to a third party not affiliated with the Majority Landowner, Maximum Assessments will be assigned on that Unplatted Parcel based on the maximum total number of Platted Units assigned by the Majority Landowner to that Unplatted Parcel. The owner of that Unplatted Parcel will be responsible for the total assessments applicable to the Unplatted Parcel, regardless of the total number of Platted Units ultimately platted. These total assessments are fixed to the Unplatted Parcel at the time of sale. If the Unplatted Parcel is subsequently subdivided into smaller parcels, the total assessments allocated to the Unplatted Parcel as allocated at the time of sale will be re-allocated to the smaller parcels pursuant to the methodology as described herein (i.e. equal assessment per acre until platting).

In the event that developable lands that derive benefit from the CIP are added to the District's boundaries, whether by boundary amendment or increase in density, Maximum Assessments will be allocated to such lands, pursuant to the methodology described herein.

VI. ADDITIONAL STIPULATIONS

Certain financing, development, and engineering data was provided by members of District staff, including the District Engineer, District Underwriter as well as the Developer. The allocation methodology described herein was based on information provided by those professionals. Rizzetta & Company, Inc. makes no representations regarding said information transactions beyond restatement of the factual information necessary for compilation of this report.



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**WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT
SECOND AMENDMENT TO MASTER SPECIAL ASSESSMENT ALLOCATION REPORT**

Rizzetta & Company, Inc., does not represent the Waterset South Community Development District as a Municipal Advisor or Securities Broker nor is Rizzetta & Company, Inc., registered to provide such services as described in Section 15B of the Securities and Exchange Act of 1934, as amended. Similarly, Rizzetta & Company, Inc., does not provide the Waterset South Community Development District with financial advisory services or offer investment advice in any form.



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WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT
SECOND AMENDMENT TO MASTER SPECIAL ASSESSMENT ALLOCATION REPORT

EXHIBIT A:

MAXIMUM ALLOCATION METHODOLOGY



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**WATERSET SOUTH
COMMUNITY DEVELOPMENT DISTRICT
SECOND AMENDMENT TO MASTER SPECIAL ASSESSMENT ALLOCATION REPORT**

TABLE 1: PRELIMINARY DEVELOPMENT PLAN

PRODUCT	AVG. FF LOT SIZE	PER UNIT EAU	PHASE A	PHASE D-1	PHASE D-2	PHASE E	PHASE G-1	PHASE G-2	PHASE H-1	PHASE H-2	PHASE I	TOTAL
<u>CONVENTIONAL</u>												
Townhome 20'	20'	0.40	0	0	0	132	0	0	0	0	0	132
Townhome 24'	24'	0.48	0	0	0	72	0	0	0	0	0	72
Cluster Detached 31.25'	31.25'	0.63	0	0	0	76	0	0	0	0	0	76
Single Family 40'	40'	0.80	50	58	28	0	128	0	55	16	60	395
Single Family 50'	50'	1.00	59	0	46	0	77	167	9	68	64	490
Single Family 60'	60'	1.20	25	0	50	0	51	86	7	7	30	256
Single Family 70'	70'	1.40	0	0	24	0	2	50	0	24	28	128
TOTAL:			134	58	148	280	258	303	71	115	182	1,549
<u>AGE QUALIFIED</u>												
	AVG. FF LOT SIZE	PER UNIT EAU	PHASE B	PHASE C-1	PHASE C-2	TOTAL						
Duplex/Paired Villa	36'	0.72	46	10	44	100						
Single Family 50'	50'	1.00	77	73	103	253						
Single Family 60'	60'	1.20	59	9	131	199						
TOTAL:			182	92	278	552						

**WATERSET SOUTH
COMMUNITY DEVELOPMENT DISTRICT
SECOND AMENDMENT TO MASTER SPECIAL ASSESSMENT ALLOCATION REPORT**

TABLE 2: TOTAL CIP COST DETAIL

DESCRIPTION OF IMPROVEMENTS	TOTAL
Clearing & Earthwork	\$26,751,352.00
Roadway / Curb & Gutter	\$16,853,285.00 (1)
Sanitary Sewer Collection System	\$10,925,710.00
Water Distribution System	\$7,353,658.00
Reclaimed Water Distribution System	\$6,225,152.00
Stormwater Management	\$22,395,985.00
19th Avenue Improvements	\$4,900,000.00
Landscaping / Hardscape / Irrigation	\$4,655,250.00
Recreational Facilities	\$800,000.00
Primary Amenity	\$5,000,000.00 (2)
Professional Services	\$16,968,525.00
Contingency (10%)	\$8,796,295.18
Total CIP Costs	\$131,625,212.18

(1) The local roadways within Phases B and C are not included in the CIP cost detail.

(2) The primary amenity will be available for use by the public, including residents of Phases B&C, via a user fee set by the board.

NOTE: Infrastructure cost estimates provided by District Engineer.

**WATERSET SOUTH
COMMUNITY DEVELOPMENT DISTRICT
SECOND AMENDMENT TO MASTER SPECIAL ASSESSMENT ALLOCATION REPORT**

TABLE 3: PRIMARY AMENITY COST/BENEFIT ALLOCATION

DESCRIPTION	EAU FACTOR	UNITS	TOTAL EAU	PRIMARY AMENITY COSTS	PER UNIT COSTS
<u>CONVENTIONAL</u>					
Townhome 20'	0.40	132	52.80	\$184,969.80	\$1,401.29
Townhome 24'	0.48	72	34.56	\$121,071.14	\$1,681.54
Cluster Detached 31.25'	0.63	76	47.50	\$166,402.76	\$2,189.51
Single Family 40'	0.80	395	316.00	\$1,107,016.24	\$2,802.57
Single Family 50'	1.00	490	490.00	\$1,716,575.82	\$3,503.22
Single Family 60'	1.20	256	307.20	\$1,076,187.94	\$4,203.86
Single Family 70'	1.40	128	179.20	\$627,776.30	\$4,904.50
		1,549	1,427.26	\$5,000,000.00	

(1) Total costs shown for illustrative purposes and are not fixed per product type.

TABLE 4: MASTER CIP COST/BENEFIT ALLOCATION

DESCRIPTION	EAU FACTOR	UNITS	TOTAL EAU	MASTER CIP COSTS	PER UNIT COSTS
<u>CONVENTIONAL</u>					
Townhome 20'	0.40	132	52.80	\$3,357,915.48	\$25,438.75
Townhome 24'	0.48	72	34.56	\$2,197,908.32	\$30,526.50
Cluster Detached 31.25'	0.63	76	47.50	\$3,020,852.00	\$39,748.05
Single Family 40'	0.80	395	316.00	\$20,096,615.40	\$50,877.51
Single Family 50'	1.00	490	490.00	\$31,162,473.24	\$63,596.88
Single Family 60'	1.20	256	307.20	\$19,536,962.81	\$76,316.26
Single Family 70'	1.40	128	179.20	\$11,396,561.64	\$89,035.64
<u>AGE QUALIFIED</u>					
Duplex/Paired Villa	0.72	100	72.00	\$4,578,975.66	\$45,789.76
Single Family 50'	1.00	253	253.00	\$16,090,011.69	\$63,596.88
Single Family 60'	1.20	199	238.80	\$15,186,935.94	\$76,316.26
		2,101	1,991.06	\$126,625,212.18	

(1) Total costs shown for illustrative purposes and are not fixed per product type.



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**WATERSET SOUTH
COMMUNITY DEVELOPMENT DISTRICT
SECOND AMENDMENT TO MASTER SPECIAL ASSESSMENT ALLOCATION REPORT**

TABLE 5: AGGREGATE CIP COST/BENEFIT ALLOCATION

DESCRIPTION	EAU FACTOR	UNITS	AGGREGATE ALLOCATION %	AGGREGATE CIP COSTS	PER UNIT COSTS
<u>CONVENTIONAL</u>					
Townhome 20'	0.40	132	2.69%	\$3,542,885.29	\$26,840.04
Townhome 24'	0.48	72	1.76%	\$2,318,979.46	\$32,208.05
Cluster Detached 31.25'	0.63	76	2.42%	\$3,187,254.76	\$41,937.56
Single Family 40'	0.80	395	16.11%	\$21,203,631.64	\$53,680.08
Single Family 50'	1.00	490	24.98%	\$32,879,049.06	\$67,100.10
Single Family 60'	1.20	256	15.66%	\$20,613,150.76	\$80,520.12
Single Family 70'	1.40	128	9.14%	\$12,024,337.94	\$93,940.14
<u>AGE QUALIFIED</u>					
Duplex/Paired Villa	0.72	100	3.48%	\$4,578,975.66	\$45,789.76
Single Family 50'	1.00	253	12.22%	\$16,090,011.69	\$63,596.88
Single Family 60'	1.20	199	11.54%	\$15,186,935.94	\$76,316.26
		2,101	100%	\$131,625,212.18	

⁽¹⁾ Total costs shown for illustrative purposes and are not fixed per product type.

**WATERSET SOUTH
COMMUNITY DEVELOPMENT DISTRICT
SECOND AMENDMENT TO MASTER SPECIAL ASSESSMENT ALLOCATION REPORT**

TABLE 6: FINANCING INFORMATION - MAXIMUM BONDS

Estimated Coupon Rate	6.50%
Maximum Annual Debt Service ("MADS")	\$13,082,107
SOURCES:	
MAXIMUM PRINCIPAL AMOUNT	\$170,835,000 ⁽¹⁾
Total Net Proceeds	\$170,835,000
USES:	
Construction Account	(\$131,625,212)
Debt Service Reserve Fund	(\$13,082,107)
Capitalized Interest	(\$22,208,550)
Costs of Issuance	(\$502,430)
Underwriter's Discount	(\$3,416,700)
Total Uses	(\$170,835,000)

(1) The District is not obligated to issue this amount of bonds.

Source: District Underwriter

TABLE 7: FINANCING INFORMATION - MAXIMUM ASSESSMENTS

Estimated Interest Rate	6.500%
Aggregate Initial Principal Amount	\$170,835,000
Aggregate Annual Installment	\$13,082,107 ⁽¹⁾
Estimated County Collection Costs	2.00% \$278,343 ⁽²⁾
Maximum Early Payment Discounts	4.00% \$556,685 ⁽²⁾
Estimated Total Annual Installment	\$13,917,135

(1) Based on MADS for the Maximum Bonds.

(2) May vary as provided by law.

**WATERSET SOUTH
COMMUNITY DEVELOPMENT DISTRICT
SECOND AMENDMENT TO MASTER SPECIAL ASSESSMENT ALLOCATION REPORT**

TABLE 8: ASSESSMENT ALLOCATION - MAXIMUM ASSESSMENTS ⁽¹⁾

PRODUCT	UNITS	EAU	PRODUCT TOTAL PRINCIPAL ⁽²⁾	PER UNIT PRINCIPAL	PRODUCT ANNUAL INSTLMT. ⁽²⁾⁽³⁾	PER UNIT INSTLMT.
<u>CONVENTIONAL</u>						
Townhome 20'	132	0.40	\$4,598,274	\$34,835	\$374,600	\$2,838
Townhome 24'	72	0.48	\$3,009,779	\$41,802	\$245,193	\$3,405
Cluster Detached 31.25'	76	0.63	\$4,136,705	\$54,430	\$336,998	\$4,434
Single Family 40'	395	0.80	\$27,519,974	\$69,671	\$2,241,925	\$5,676
Single Family 50'	490	1.00	\$42,673,377	\$87,089	\$3,476,402	\$7,095
Single Family 60'	256	1.20	\$26,753,595	\$104,506	\$2,179,491	\$8,514
Single Family 70'	128	1.40	\$15,606,264	\$121,924	\$1,271,370	\$9,933
<u>AGE QUALIFIED</u>						
Duplex/Paired Villa	100	0.72	\$5,943,005	\$59,430	\$484,149	\$4,841
Single Family 50'	253	1.00	\$20,883,060	\$82,542	\$1,701,246	\$6,724
Single Family 60'	199	1.20	\$19,710,967	\$99,050	\$1,605,761	\$8,069
TOTAL	<u>2,101</u>		<u>\$170,835,000</u>		<u>\$13,917,135</u>	

(1) Represents maximum assessments based on allocation of the aggregate CIP costs. Actual imposed amounts expected to be lower.

(2) Product total shown for illustrative purposes only and are not fixed per product type.

(3) Includes estimated Hillsborough County collection costs/payment discounts, which may fluctuate.

WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT

MAXIMUM ASSESSMENT LIEN ROLL

PARCEL ID	OWNER NAME	SITE ADDRESS	LEGAL DESCRIPTION	LU	MAX PRINCIPAL	MAX ANNUAL ASSESSMENT
	** CONFIDENTIAL **	** CONFIDENTIAL **	** CONFIDENTIAL **	40 - Conventional	\$69,670.82	\$5,675.76
	** CONFIDENTIAL **	** CONFIDENTIAL **	** CONFIDENTIAL **	50 - Conventional	\$87,088.53	\$7,094.70
	** CONFIDENTIAL **	** CONFIDENTIAL **	** CONFIDENTIAL **	60 - Conventional	\$104,506.23	\$8,513.64
0541860214	AARON KEITH AND KERRY LOUISE FIELDS	5923 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 15 BLOCK 4	60 - Conventional	\$104,506.23	\$8,513.64
0541860354	ADAM AND JAERU KUI BEZNICKI	5556 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 38 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860384	ADAM DOUGLAS BENTON	5495 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 9 BLOCK 7	40 - Conventional	\$69,670.82	\$5,675.76
0541860174	AJLA FATKIC AND SCOTT PATRICK BONERIGO	6069 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 21 BLOCK 3	60 - Conventional	\$104,506.23	\$8,513.64
0541860100	ALAINA MICHELLE BAXTER	6168 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 45 BLOCK 1	40 - Conventional	\$69,670.82	\$5,675.76
0541860322	ALAN SCOT MOORE AND TERESA HILARIO	5490 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 22 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860410	ALEX PATON SCHMIDT AND SAMAHER BAIDIS	6075 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 5 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0541860508	ALEXANDER BURGAZZOLI AND MORGAN B REED	6158 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 54 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0542440548	ALFONSO COLUMBUS THRONTON JR ET AL	6281 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 9 BLOCK 22	40 - Conventional	\$69,670.82	\$5,675.76
0542440206	AMY CAMILLE MYERS AND NIKKO ANDREAS MYERS /TTEES	5343 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 48 BLOCK 1	60 - Conventional	\$104,506.23	\$8,513.64
0542440344	AMY LIU	6228 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 7 BLOCK 16	40 - Conventional	\$69,670.82	\$5,675.76
0541860630	ANDREW JOSEPH MOUNTS ET AL	6206 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 15 BLOCK 9	50 - Conventional	\$87,088.53	\$7,094.70
0541860688	ANIL PACHHAI AND MANSHA THAPA	6030 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 24 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0541860142	ANNA L DENSMORE	6227 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 5 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0541860228	ANNA MARIE AND DARIEN CORNELL GREGORY	6066 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 6 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0542440242	ANSHUMAN AND POOZA SARANGI	5342 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 7 BLOCK 12	60 - Conventional	\$104,506.23	\$8,513.64
0541860590	ANTHONY DOMINICK AND MICHELE DONOFRIO	6127 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 95 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0542440290	ANTHONY E MCKEAN	6092 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 37 BLOCK 14	40 - Conventional	\$69,670.82	\$5,675.76
0541860554	ANTHONY J AND LORNA S MAZZA / LIFE ESTATE	6351 MIDSHIP CT	WATERSET WOLF CREEK PHASE D2 LOT 77 BLOCK 8	70 - Conventional	\$121,923.94	\$9,932.58
0541860544	ANTHONY J ARCORIA	6215 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 72 BLOCK 8	70 - Conventional	\$121,923.94	\$9,932.58
0541860362	ANTHONY JOSEPH MAKHOUL	5576 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 42 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860306	ANTHONY JR AND LENSEE LOUISE NELSON	5458 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 14 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860438	ANTHONY M AND JACQUELINE A VAN SLYKE	6017 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 19 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0542440878	ANTHONY M AND KIMBERLEY A NEGRO	5242 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 9 BLOCK 27	70 - Conventional	\$121,923.94	\$9,932.58
0541860366	ANTHONY MICHAEL MAURI	5586 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 44 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860536	ANTHONY ROBERT AND EMILY KAY WEBB	6233 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 68 BLOCK 8	70 - Conventional	\$121,923.94	\$9,932.58
0541860234	ANTHONY WILLIAM AND SKYLER GRAY JACKLE	6052 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 9 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0541860266	ANTONIO HENRIQUE BRIEVA ET AL	5932 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 25 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0541860618	ARIEL STARR RIES /TRUSTEE	6252 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 9 BLOCK 9	50 - Conventional	\$87,088.53	\$7,094.70
0542440342	ARON LEE AND ASHLEY NICOLE JACKLE	6224 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 6 BLOCK 16	40 - Conventional	\$69,670.82	\$5,675.76
0542440484	ARTEM DIUZHIKOV AND ANDREY SAMSONOV	6258 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 3 BLOCK 21	40 - Conventional	\$69,670.82	\$5,675.76
0541860040	ASHA M AND JAY B PATEL	6396 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 15 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440572	AUGUST AND LISSETTER MASTROPOLE ET AL	5957 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 21 BLOCK 2	40 - Conventional	\$69,670.82	\$5,675.76
0541860242	AUSTIN ANTHONY AND RACHEL ELIZABETH SPADACCINI	6032 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 13 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0541860650	AUSTIN REID AND SAVANNAH JANE WILSON	5924 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 5 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0541860338	BASIL ANTHONY SWABY	5524 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 30 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860414	BERTILIO S RENDON AND ANDREA CONTRERAS	6065 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 7 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0541860160	BRADLEY A AND MELISSA S DICKERSON	6135 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 14 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0541860274	BRANDI M S HARVEY	5912 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 29 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0541860356	BRANDIE MARIE SMITH	5560 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 39 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860110	BRANDON KEITH BRYANT AND LAUREN ANN WEAVER	6122 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 50 BLOCK 1	40 - Conventional	\$69,670.82	\$5,675.76
0541860532	BRANDON MICHAEL AND MOLLY JANE WRIGHT	6241 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 66 BLOCK 8	70 - Conventional	\$121,923.94	\$9,932.58
0542441232	BRATISHA LAVONNE GOVERNOR	5124 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 23 BLOCK 3	70 - Conventional	\$121,923.94	\$9,932.58
0541860372	BRENNNA LYNN AKKERMAN AND JEFFREY LEE AKKERMAN	5545 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 3 BLOCK 7	40 - Conventional	\$69,670.82	\$5,675.76
0541860210	BRENNAN DANIEL AND ASHA THERESA COX	5937 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 13 BLOCK 4	60 - Conventional	\$104,506.23	\$8,513.64
0542440174	BRENT STEVEN AND HEATHER LYNNE MAHAFFEY	6188 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 32 BLOCK 1	60 - Conventional	\$104,506.23	\$8,513.64
0542440882	BRETT ALLEN ELLIOTT AND AMANDA JANE HARDING	5234 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 11 BLOCK 2	70 - Conventional	\$121,923.94	\$9,932.58
0542440278	RIAN CASANOVA AND BELKIS MILAGROS CASANOVA OSSER	6064 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 31 BLOCK 14	40 - Conventional	\$69,670.82	\$5,675.76
0541860130	BRIAN LLOYD AND SAMANTHA DEAN BRILMYER	6279 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 9 BLOCK 2	40 - Conventional	\$69,670.82	\$5,675.76
0542440494	BRIAN RAMIREZ AND ERICA RACHEL RAIMONDI	6276 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 8 BLOCK 21	40 - Conventional	\$69,670.82	\$5,675.76
0541860390	BRIANNA REEVES AND DENIMAX DAVID RAMOS	5471 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 12 BLOCK 7	40 - Conventional	\$69,670.82	\$5,675.76

WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT

MAXIMUM ASSESSMENT LIEN ROLL

PARCEL ID	OWNER NAME	SITE ADDRESS	LEGAL DESCRIPTION	LU	MAX PRINCIPAL	MAX ANNUAL ASSESSMENT
0542440584	BRITTANY THERESA ROBINSON	5988 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 1 BLOCK 23	40 - Conventional	\$69,670.82	\$5,675.76
0541860224	BRUCE JAMES AND BETTY ANN SCULLARY / LIFE ESTATE	6076 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 4 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0542440380	BRUCE LEVI GOUVEIA AND ADRIANA CRAVE S BAPTISTA	6224 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 5 BLOCK 17	50 - Conventional	\$87,088.53	\$7,094.70
0541860230	BRYAN EZEQUIEL HEREDIA	6062 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 7 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0541860088	BRYANT CHRISTOPHER SR AND BONNIE LYNETTE SIMMONS	6242 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 39 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860192	C KEN JR AND ANNALEE CARTER	5995 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 4 BLOCK 4	60 - Conventional	\$104,506.23	\$8,513.64
0542440180	CALVIN C AND FOLASHADE DEBORAH IJOMA	6208 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 35 BLOCK 1	60 - Conventional	\$104,506.23	\$8,513.64
0542440470	CARDEL FL HOMES LLC	6233 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 16 BLOCK 20	50 - Conventional	\$87,088.53	\$7,094.70
0541860606	CARDEL FL HOMES LLC	6276 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 3 BLOCK 9	50 - Conventional	\$87,088.53	\$7,094.70
0541860624	CARDEL FL HOMES LLC	6218 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 12 BLOCK 9	50 - Conventional	\$87,088.53	\$7,094.70
0541860636	CARDEL FL HOMES LLC	6194 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 18 BLOCK 9	50 - Conventional	\$87,088.53	\$7,094.70
0542440138	CARDEL FL HOMES LLC	5315 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 14 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440218	CARDEL FL HOMES LLC	5325 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 54 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440220	CARDEL FL HOMES LLC	5321 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 55 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440222	CARDEL FL HOMES LLC	5317 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 56 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440372	CARDEL FL HOMES LLC	6208 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 1 BLOCK 17	50 - Conventional	\$87,088.53	\$7,094.70
0542440374	CARDEL FL HOMES LLC	6212 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 2 BLOCK 17	50 - Conventional	\$87,088.53	\$7,094.70
0542440376	CARDEL FL HOMES LLC	6216 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 3 BLOCK 17	50 - Conventional	\$87,088.53	\$7,094.70
0542440384	CARDEL FL HOMES LLC	6232 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 7 BLOCK 17	50 - Conventional	\$87,088.53	\$7,094.70
0542440386	CARDEL FL HOMES LLC	6238 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 8 BLOCK 17	50 - Conventional	\$87,088.53	\$7,094.70
0542440392	CARDEL FL HOMES LLC	6183 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 11 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440394	CARDEL FL HOMES LLC	6177 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 12 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440396	CARDEL FL HOMES LLC	6173 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 13 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440406	CARDEL FL HOMES LLC	6232 LITTLE GEM CT	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 2 BLOCK 18	50 - Conventional	\$87,088.53	\$7,094.70
0542440408	CARDEL FL HOMES LLC	6244 LITTLE GEM CT	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 3 BLOCK 18	50 - Conventional	\$87,088.53	\$7,094.70
0542440416	CARDEL FL HOMES LLC	5342 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 7 BLOCK 18	50 - Conventional	\$87,088.53	\$7,094.70
0542440418	CARDEL FL HOMES LLC	5346 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 8 BLOCK 18	50 - Conventional	\$87,088.53	\$7,094.70
0542440420	CARDEL FL HOMES LLC	5350 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 9 BLOCK 18	50 - Conventional	\$87,088.53	\$7,094.70
0542440434	CARDEL FL HOMES LLC	6259 LITTLE GEM CT	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 4 BLOCK 19	50 - Conventional	\$87,088.53	\$7,094.70
0542440436	CARDEL FL HOMES LLC	6271 LITTLE GEM CT	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 5 BLOCK 19	50 - Conventional	\$87,088.53	\$7,094.70
0542440444	CARDEL FL HOMES LLC	6262 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 3 BLOCK 20	50 - Conventional	\$87,088.53	\$7,094.70
0542440446	CARDEL FL HOMES LLC	6268 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 4 BLOCK 20	50 - Conventional	\$87,088.53	\$7,094.70
0542440454	CARDEL FL HOMES LLC	6284 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 8 BLOCK 20	50 - Conventional	\$87,088.53	\$7,094.70
0542440456	CARDEL FL HOMES LLC	6288 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 9 BLOCK 20	50 - Conventional	\$87,088.53	\$7,094.70
0542440458	CARDEL FL HOMES LLC	6294 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 10 BLOCK 20	50 - Conventional	\$87,088.53	\$7,094.70
0542440466	CARDEL FL HOMES LLC	6245 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 14 BLOCK 20	50 - Conventional	\$87,088.53	\$7,094.70
0542440468	CARDEL FL HOMES LLC	6239 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 15 BLOCK 20	50 - Conventional	\$87,088.53	\$7,094.70
0542440476	CARDEL FL HOMES LLC	6215 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 19 BLOCK 20	50 - Conventional	\$87,088.53	\$7,094.70
0542440478	CARDEL FL HOMES LLC	6209 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 20 BLOCK 20	50 - Conventional	\$87,088.53	\$7,094.70
0542440610	CARDEL FL HOMES LLC	5295 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 1 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440614	CARDEL FL HOMES LLC	5291 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 3 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440622	CARDEL FL HOMES LLC	5279 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 7 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440624	CARDEL FL HOMES LLC	5277 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 8 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440626	CARDEL FL HOMES LLC	5273 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 9 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440236	CARDEL FL HOMES LLC	5366 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 4 BLOCK 12	60 - Conventional	\$104,506.23	\$8,513.64
0542440238	CARDEL FL HOMES LLC	5356 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 5 BLOCK 12	60 - Conventional	\$104,506.23	\$8,513.64
0542440724	CARDEL FL HOMES LLC	5228 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 14 BLOCK 23	50 - Conventional	\$87,088.53	\$7,094.70
0542440726	CARDEL FL HOMES LLC	5226 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 15 BLOCK 23	50 - Conventional	\$87,088.53	\$7,094.70
0542440728	CARDEL FL HOMES LLC	5224 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 16 BLOCK 23	50 - Conventional	\$87,088.53	\$7,094.70
0542440736	CARDEL FL HOMES LLC	5212 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 20 BLOCK 23	50 - Conventional	\$87,088.53	\$7,094.70
0542440738	CARDEL FL HOMES LLC	5210 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 21 BLOCK 23	50 - Conventional	\$87,088.53	\$7,094.70
0542440750	CARDEL FL HOMES LLC	5259 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 13 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440752	CARDEL FL HOMES LLC	5257 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 14 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440754	CARDEL FL HOMES LLC	5255 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 15 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440760	CARDEL FL HOMES LLC	5245 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 18 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70

WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT

MAXIMUM ASSESSMENT LIEN ROLL

PARCEL ID	OWNER NAME	SITE ADDRESS	LEGAL DESCRIPTION	LU	MAX PRINCIPAL	MAX ANNUAL ASSESSMENT
0542440762	CARDEL FL HOMES LLC	5243 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 19 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440764	CARDEL FL HOMES LLC	5239 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 20 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440770	CARDEL FL HOMES LLC	5233 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 23 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440774	CARDEL FL HOMES LLC	5229 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 25 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440776	CARDEL FL HOMES LLC	5227 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 26 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440778	CARDEL FL HOMES LLC	5225 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 27 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440782	CARDEL FL HOMES LLC	5137 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 1 BLOCK 25	50 - Conventional	\$87,088.53	\$7,094.70
0542440790	CARDEL FL HOMES LLC	5105 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 5 BLOCK 25	50 - Conventional	\$87,088.53	\$7,094.70
0542440792	CARDEL FL HOMES LLC	5095 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 6 BLOCK 25	50 - Conventional	\$87,088.53	\$7,094.70
0542440794	CARDEL FL HOMES LLC	5091 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 7 BLOCK 25	50 - Conventional	\$87,088.53	\$7,094.70
0542440796	CARDEL FL HOMES LLC	5087 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 8 BLOCK 25	50 - Conventional	\$87,088.53	\$7,094.70
0542440806	CARDEL FL HOMES LLC	5190 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 13 BLOCK 25	50 - Conventional	\$87,088.53	\$7,094.70
0542440808	CARDEL FL HOMES LLC	5192 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 14 BLOCK 25	50 - Conventional	\$87,088.53	\$7,094.70
0542440810	CARDEL FL HOMES LLC	5194 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 15 BLOCK 25	50 - Conventional	\$87,088.53	\$7,094.70
0542440812	CARDEL FL HOMES LLC	5196 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 16 BLOCK 25	50 - Conventional	\$87,088.53	\$7,094.70
0542440960	CARDEL FL HOMES LLC	5006 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 17 BLOCK 25	50 - Conventional	\$87,088.53	\$7,094.70
0542440962	CARDEL FL HOMES LLC	5010 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 18 BLOCK 25	50 - Conventional	\$87,088.53	\$7,094.70
0542440964	CARDEL FL HOMES LLC	5016 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 19 BLOCK 25	50 - Conventional	\$87,088.53	\$7,094.70
0542440972	CARDEL FL HOMES LLC	5032 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 23 BLOCK 25	50 - Conventional	\$87,088.53	\$7,094.70
0542440974	CARDEL FL HOMES LLC	5038 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 24 BLOCK 25	50 - Conventional	\$87,088.53	\$7,094.70
0542440976	CARDEL FL HOMES LLC	5044 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 25 BLOCK 25	50 - Conventional	\$87,088.53	\$7,094.70
0542440984	CARDEL FL HOMES LLC	5062 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 29 BLOCK 25	50 - Conventional	\$87,088.53	\$7,094.70
0542440986	CARDEL FL HOMES LLC	5066 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 30 BLOCK 25	50 - Conventional	\$87,088.53	\$7,094.70
0542440988	CARDEL FL HOMES LLC	5070 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 31 BLOCK 25	50 - Conventional	\$87,088.53	\$7,094.70
0542441000	CARDEL FL HOMES LLC	5071 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 1 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441006	CARDEL FL HOMES LLC	5057 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 4 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441008	CARDEL FL HOMES LLC	5053 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 5 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441010	CARDEL FL HOMES LLC	5049 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 6 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441018	CARDEL FL HOMES LLC	5029 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 10 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441020	CARDEL FL HOMES LLC	5025 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 11 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441022	CARDEL FL HOMES LLC	5021 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 12 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441030	CARDEL FL HOMES LLC	5142 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 16 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441032	CARDEL FL HOMES LLC	5146 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 17 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441034	CARDEL FL HOMES LLC	5148 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 18 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441042	CARDEL FL HOMES LLC	5156 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 22 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441044	CARDEL FL HOMES LLC	5158 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 23 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441046	CARDEL FL HOMES LLC	5162 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 24 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441054	CARDEL FL HOMES LLC	5170 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 28 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441056	CARDEL FL HOMES LLC	5172 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 29 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441058	CARDEL FL HOMES LLC	5174 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 30 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441104	CARDEL FL HOMES LLC	5114 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 23 BLOCK 30	50 - Conventional	\$87,088.53	\$7,094.70
0542440496	CARLA ANN DIXON	6280 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 9 BLOCK 21	40 - Conventional	\$69,670.82	\$5,675.76
0541860386	CARLOS ALBERTO LOPEZ CORCHADO ET AL	5481 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASE A AND D1 LOT 10 BLOCK 7	40 - Conventional	\$69,670.82	\$5,675.76
0541860406	CARMEN R SERJE	6085 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 3 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0541860042	CAROLYN E WATKINS/TRUSTEE	6394 ROADSTEAD CT	WATERSET WOLF CREEK PHASE A AND D1 LOT 16 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860158	CARTAZ LEON ROBERTS	6147 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 13 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0541860392	CASEY SEAN AND SARAH ROSE MARIE MCANDREW	5465 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 13 BLOCK 7	40 - Conventional	\$69,670.82	\$5,675.76
0541860604	CASRINE DUSHANNA VARCHIANNA	6280 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 2 BLOCK 9	50 - Conventional	\$87,088.53	\$7,094.70
0541860506	CECIL VAN ERIC AND JOHANNA MARGARITA BROWN	6154 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 53 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860074	CELINA AND SYLVIA C BATOR	6290 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 32 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860184	CESAR A CASTANEDA AND ASTRID M MALGON	6027 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 26 BLOCK 3	60 - Conventional	\$104,506.23	\$8,513.64
0542440670	CHARLENE A HAYES AND EDERSON LAMBERT	5274 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 8 BLOCK 13	60 - Conventional	\$104,506.23	\$8,513.64
0541860602	CHARLES A II AND SHARON P HARBUCK	6282 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 1 BLOCK 9	50 - Conventional	\$87,088.53	\$7,094.70
0541860432	CHARLES D AND KRISTA K NELSON	6027 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 16 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0541860654	CHARLIE AND TATIANA PEREIRA	5932 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 7 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76

WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT

MAXIMUM ASSESSMENT LIEN ROLL

PARCEL ID	OWNER NAME	SITE ADDRESS	LEGAL DESCRIPTION	LU	MAX PRINCIPAL	MAX ANNUAL ASSESSMENT
0541860658	CHASE AND ALSTON HUNTER	5940 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 9 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0541860408	CHERYL A JACKSON	6081 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 4 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0541860044	CHERYL AND ROBERT STEIN	6392 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 17 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860364	CHERYL ANNE McDOWELL	5582 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 43 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860610	CHRISTINE BUI AND HUY NGUYEN	6268 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 5 BLOCK 9	50 - Conventional	\$87,088.53	\$7,094.70
0541860032	CHRISTOPHER A AND TRACI M CABILLO	6389 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 11 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440366	CHRISTOPHER STEVEN POPOFF ET AL	6215 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 18 BLOCK 16	40 - Conventional	\$69,670.82	\$5,675.76
0541860450	CLAIRE LINDLEY	5991 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 25 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0541860276	CLARK LOUIS GIRARDIN AND MAEGAN ELIZABETH KIRST	5908 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 30 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0541860528	CLAUDE THOMAS II AND MARGARITA THERESA ADAMS	6249 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 64 BLOCK 8	70 - Conventional	\$121,923.94	\$9,932.58
0541860672	CLAUDIA ARGUELLO	6006 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 16 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0541860370	CLEVE ANTHON WYATT AND YICEL ESTEFANI GARCIA TRASS	5549 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 2 BLOCK 7	40 - Conventional	\$69,670.82	\$5,675.76
0541860646	CLINT ANTHONY PEREIRA AND CAREN CARVALHO	5918 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 3 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0542440488	COLTON JAMES ROZANSKE	6266 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 5 BLOCK 21	40 - Conventional	\$69,670.82	\$5,675.76
0541860086	COREY T AND ALISA M HUDSON	6248 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 38 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860304	CORY ELIZABETH AND JOHN HUDSON SPARKES	5456 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 13 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0542440166	CRAIG ALAN KELLNER	6166 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 28 BLOCK 1	60 - Conventional	\$104,506.23	\$8,513.64
0541860492	CRAIG MICHAEL AND CIRIA LORENA HOWE	6118 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 46 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860156	CRYSTAL LENA HICKS MAY	6159 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 12 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0541860464	CYRIAC PADICKAPARAMBIL UTHUPPAN / ET AL	5959 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 32 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860446	DALLAS C AND HOLLIE A GABEL	6001 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 23 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0541860314	DANICA MARY MCNEAL	5472 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 18 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860644	DANIEL JAY COBB	5914 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 2 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0541860072	DANIEL LEWIS JR AND CASEY ALLISON MCCRACKEN STRAW	6296 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 31 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860570	DANIEL ROBERT AND DONYA JO HOUSINGER	6171 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 85 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860326	DARIUS WENDELL BROWN	5496 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 24 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860516	DARREN L AND LAUREN E ROWLAND	6281 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 58 BLOCK 8	70 - Conventional	\$121,923.94	\$9,932.58
0542440544	DARREN LEIGHTON AND BLAINE NICOLE FONDAHN	6273 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 7 BLOCK 22	40 - Conventional	\$69,670.82	\$5,675.76
0541860558	DARYL ANDRAE AND ROBIN LYNNETTE JONES	6311 MIDSHIP CT	WATERSET WOLF CREEK PHASE D2 LOT 79 BLOCK 8	70 - Conventional	\$121,923.94	\$9,932.58
0541860840	DAVID ALAN AND VICTORIA JEAN SORENSEN /TRUSTEES	5750 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 70 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860288	DAVID BRADLEY AND CYNTHIA LYNN DUKE	5424 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 5 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0542440490	DAVID DESHAWN WIMBERLY AND ROCKY FRED BIGGS JR	6268 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 6 BLOCK 21	40 - Conventional	\$69,670.82	\$5,675.76
0542440566	DAVID FERGUSON	5937 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 18 BLOCK 2	40 - Conventional	\$69,670.82	\$5,675.76
0541860140	DAVID LARRY AND JACQUELYN DENISE JONES	6237 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 4 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0541860126	DAVID NEAL ARBOR AND BONNIE MARIE SCHICKLER	6267 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 7 BLOCK 2	40 - Conventional	\$69,670.82	\$5,675.76
0541860188	DAVID NIGEL AND CHRISTINE KATHERINE WILLIAMS	6011 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 2 BLOCK 4	60 - Conventional	\$104,506.23	\$8,513.64
0541860162	DAVID R AND BRITNEY A BROOKS	6123 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 15 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0541860340	DAVIELLE ALEXANDRA MORALES ET AL	5528 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 31 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860622	DEBORAH R AND GERALD R MARTIN	6222 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 11 BLOCK 9	50 - Conventional	\$87,088.53	\$7,094.70
0541860114	DEEVINA AND JEFSON SIMEUS	6226 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 1 BLOCK 2	40 - Conventional	\$69,670.82	\$5,675.76
0541860200	DELFRONCE SEBASTIAN AND SAMANTHA MARIE SIMMONS	5973 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 8 BLOCK 4	60 - Conventional	\$104,506.23	\$8,513.64
0541860468	DENIS AND MERIMA DANAN	5947 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 34 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860096	DENISE SUSAN AND JAMES TRISTAN KENT	6188 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 43 BLOCK 1	40 - Conventional	\$69,670.82	\$5,675.76
0541860128	DENNRIK G ABRAHAM AND ROBIN SCHICKLER TRUSTEES	6273 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 8 BLOCK 2	40 - Conventional	\$69,670.82	\$5,675.76
0542440638	DEREK GLEN AND APRIL MICHELLE ROSA	6148 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 16 BLOCK 12	60 - Conventional	\$104,506.23	\$8,513.64
0541860290	DESIRAE MARIE AND EDWARD FOREST ALAN SHEPPARD	5428 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 6 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860154	DEVVON J AND GINA M OCHOA	6169 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 11 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0541860678	DOMINIC MICHAEL LOMBARDO AND LEAH MARIE BONUGLI	6018 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 19 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0541860264	DONALD JAMES HILL	5936 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 24 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0541860628	DOROTHY DIANE DAVIS	6210 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 14 BLOCK 9	50 - Conventional	\$87,088.53	\$7,094.70
0541860112	DOUGLAS C HOLTZMAN AND MIA P CARTER	6114 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 51 BLOCK 1	40 - Conventional	\$69,670.82	\$5,675.76
0541860320	DOUGLAS EDWARD AND DEBORAH LYNN WEATHERLY	5486 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 21 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0542440336	DREW HENRY SCHREDER ET AL	6214 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 3 BLOCK 16	40 - Conventional	\$69,670.82	\$5,675.76
0541860416	DUSTIN P AND APRIL M CELKO	6061 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 8 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0541860236	DUSTIN THOMAS AND BREYANNA CARDENAS PISKURA	6046 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 10 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76

WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT

MAXIMUM ASSESSMENT LIEN ROLL

PARCEL ID	OWNER NAME	SITE ADDRESS	LEGAL DESCRIPTION	LU	MAX PRINCIPAL	MAX ANNUAL ASSESSMENT
0541860054	DWIGHT KEVIN AND DEBORAH PETRA THOMAS	6364 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 22 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860296	EARL AND TANYA ARMSTRONG	5442 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 9 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860526	EDUARDO LUIS JR AND JACQUELYN ANGUEIRA	6253 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 63 BLOCK 8	70 - Conventional	\$121,923.94	\$9,932.58
0541860258	EDWIN JOHN AND RILEY CATHERINE DERNAR	5952 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 21 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0542440634	EDWIN S AND NATALIE PRUCHNICKI COOKE	6156 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 14 BLOCK 1	60 - Conventional	\$104,506.23	\$8,513.64
0541860458	ELISE MARIE AND MICHAEL SEAN CROWTHERS	5971 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 29 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860018	ELIZABETH ANN AND MARK EDWARD KANE	6331 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 4 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860568	ELIZABETH MARIE HAYES AND JUAN ROLANDO FERNANDEZ	6175 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 84 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0542440908	ERIC ALLEN AND ROBIN LYNNETTE WADE	5148 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 24 BLOCK 2	70 - Conventional	\$121,923.94	\$9,932.58
0542440562	ERIC BRYANT STEPHENSON	5923 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 16 BLOCK 2	40 - Conventional	\$69,670.82	\$5,675.76
0541860182	ERIC EUGENE AND MARY ELIZABETH TAPP	6037 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 25 BLOCK 3	60 - Conventional	\$104,506.23	\$8,513.64
0541860472	ERIC MAPES MCKINNEY AND YULIYA VLADIMIROVNA YERINA	5933 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 36 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860596	ERIC RANDALL AND KRISTEN MARIE MELANDER	6115 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 98 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860434	ERICA M AND GEORGE EDWARD CORREA	6025 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 17 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0542440198	ERNEST WILLIAM JR AND JESSIE KOOA ACOSTA	5359 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 44 BLOCK 1	60 - Conventional	\$104,506.23	\$8,513.64
0541860016	ESTHER R AND MICHAEL BROWN	6323 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 3 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860660	FABIAN A AND ERICA RAMIREZ	5944 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 10 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0541860280	FERNANDO AND TANIA Y BETANCOURT	5406 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 1 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860216	FRANCISCO AND REBECCA POLANCO	5915 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 16 BLOCK 4	60 - Conventional	\$104,506.23	\$8,513.64
0541860028	FRANKLIN AND ESLEIDY LINERO	6377 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 9 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860504	FRED ROTONDO	6150 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 52 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860598	GABRIEL ANTONIO AND DAYNE MICHAEL GONZALEZ	6111 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 99 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860420	GAETANO AND LINDA CERRACCHIO	6053 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 10 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0542440898	GAVENDRA MARAJ RAMPERTAAP	5170 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 19 BLOCK 2	70 - Conventional	\$121,923.94	\$9,932.58
0541860334	GAVIN ADRIAN DOUBLET REED ET AL	5514 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 28 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860412	GENE A JR AND MARY ANNE CRANFORD RHODES	6071 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 6 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0541860116	GEORGE R III AND LUCY N ROTUNDA /TRUSTEES	6218 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 2 BLOCK 2	40 - Conventional	\$69,670.82	\$5,675.76
0541860552	GERALDINE H ARCORIA TRUSTEE	6370 MIDSHIP CT	WATERSET WOLF CREEK PHASE D2 LOT 76 BLOCK 8	70 - Conventional	\$121,923.94	\$9,932.58
0541860238	GIAN CZAR ESPINO AND MARIA CECILIA LAZ VIZCARRA	6042 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 11 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0541860418	GINA AND STEVEN SAVATTERI	6057 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 9 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0541860638	GINA NOEL DAMBROSIO	6192 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 19 BLOCK 9	50 - Conventional	\$87,088.53	\$7,094.70
0541860046	GIULIO SALVATORE AND CHERYL A MANIGLIA	6388 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 18 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860226	ODSENT JOHN OKORO AND MURCHELLE IRLETHA BRUMFIELD	6072 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 5 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0541860012	GORDON A AND MICHELLE ANN DOUGLAS GLENN	6307 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 1 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440442	GREG JOSEPH DEN HAES AND ROXANNE RENEE ESCH	6258 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 2 BLOCK 20	50 - Conventional	\$87,088.53	\$7,094.70
0542440672	GREGORY JR AND ANOUK BEUZENBERG SUTTON	6107 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 9 BLOCK 13	60 - Conventional	\$104,506.23	\$8,513.64
0542440360	GREGORY LYNN EARL II AND MARIAN ELLEN COOK	6223 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 15 BLOCK 16	40 - Conventional	\$69,670.82	\$5,675.76
0541860124	GREGORY VICTOR AND VALERIE SALVATI ROTUNDA	6261 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 6 BLOCK 2	40 - Conventional	\$69,670.82	\$5,675.76
0542440552	GUIDO DELLA ZOPPA AND DELAILA GONZALEZ SANTIAGO	6287 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 11 BLOCK 22	40 - Conventional	\$69,670.82	\$5,675.76
0541860144	GUILLERMO E AND OLGA FERNANDEZ	6219 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 6 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0541860572	GUSTAVO ANDRES BARBERENA ET AL	6165 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 86 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860378	HALOKEN INVESTMENTS INC	5529 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 6 BLOCK 7	40 - Conventional	\$69,670.82	\$5,675.76
0541860036	HANY H MOTAWEH AND RAGIA A ELHOSARY	6395 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 13 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860220	HEATHER MARIE HARPER	6086 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 2 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0542440116	HOMES BY WEST BAY LLC	5373 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 3 BLOCK 11	60 - Conventional	\$104,506.23	\$8,513.64
0542440132	HOMES BY WEST BAY LLC	5335 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 11 BLOCK 11	60 - Conventional	\$104,506.23	\$8,513.64
0542440134	HOMES BY WEST BAY LLC	5327 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 12 BLOCK 11	60 - Conventional	\$104,506.23	\$8,513.64
0542440200	HOMES BY WEST BAY LLC	5355 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 45 BLOCK 11	60 - Conventional	\$104,506.23	\$8,513.64
0542440252	HOMES BY WEST BAY LLC	5308 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 12 BLOCK 11	60 - Conventional	\$104,506.23	\$8,513.64
0541860524	HOMES BY WEST BAY LLC	6257 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 62 BLOCK 8	70 - Conventional	\$121,923.94	\$9,932.58
0541860540	HOMES BY WEST BAY LLC	6225 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 70 BLOCK 8	70 - Conventional	\$121,923.94	\$9,932.58
0542440114	HOMES BY WEST BAY LLC	5379 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 2 BLOCK 11	70 - Conventional	\$121,923.94	\$9,932.58
0542440644	HOMES BY WEST BAY LLC	6134 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 19 BLOCK 11	60 - Conventional	\$104,506.23	\$8,513.64
0542440646	HOMES BY WEST BAY LLC	6130 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 20 BLOCK 11	60 - Conventional	\$104,506.23	\$8,513.64
0542440648	HOMES BY WEST BAY LLC	6122 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 21 BLOCK 11	60 - Conventional	\$104,506.23	\$8,513.64

WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT

MAXIMUM ASSESSMENT LIEN ROLL

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0542440650	HOMES BY WEST BAY LLC	6116 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 22 BLOCK 12	60 - Conventional	\$104,506.23	\$8,513.64
0542440660	HOMES BY WEST BAY LLC	5288 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 3 BLOCK 13	60 - Conventional	\$104,506.23	\$8,513.64
0542440662	HOMES BY WEST BAY LLC	5286 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 4 BLOCK 13	60 - Conventional	\$104,506.23	\$8,513.64
0542440680	HOMES BY WEST BAY LLC	6129 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 13 BLOCK 13	60 - Conventional	\$104,506.23	\$8,513.64
0542440682	HOMES BY WEST BAY LLC	6133 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 14 BLOCK 13	60 - Conventional	\$104,506.23	\$8,513.64
0542440684	HOMES BY WEST BAY LLC	6139 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 15 BLOCK 13	60 - Conventional	\$104,506.23	\$8,513.64
0542440686	HOMES BY WEST BAY LLC	6143 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 16 BLOCK 13	60 - Conventional	\$104,506.23	\$8,513.64
0542440688	HOMES BY WEST BAY LLC	5295 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 1 BLOCK 14	60 - Conventional	\$104,506.23	\$8,513.64
0542440698	HOMES BY WEST BAY LLC	5281 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 6 BLOCK 14	60 - Conventional	\$104,506.23	\$8,513.64
0542440702	HOMES BY WEST BAY LLC	5146 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 8 BLOCK 14	60 - Conventional	\$104,506.23	\$8,513.64
0542440714	HOMES BY WEST BAY LLC	5174 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 14 BLOCK 14	60 - Conventional	\$104,506.23	\$8,513.64
0542440716	HOMES BY WEST BAY LLC	5178 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 15 BLOCK 14	60 - Conventional	\$104,506.23	\$8,513.64
0542440718	HOMES BY WEST BAY LLC	5182 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 16 BLOCK 14	60 - Conventional	\$104,506.23	\$8,513.64
0542440720	HOMES BY WEST BAY LLC	5188 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 17 BLOCK 14	60 - Conventional	\$104,506.23	\$8,513.64
0542440722	HOMES BY WEST BAY LLC	5194 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 18 BLOCK 14	60 - Conventional	\$104,506.23	\$8,513.64
0542440814	HOMES BY WEST BAY LLC	5143 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 1 BLOCK 26	60 - Conventional	\$104,506.23	\$8,513.64
0542440816	HOMES BY WEST BAY LLC	5147 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 2 BLOCK 26	60 - Conventional	\$104,506.23	\$8,513.64
0542440818	HOMES BY WEST BAY LLC	5151 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 3 BLOCK 26	60 - Conventional	\$104,506.23	\$8,513.64
0542440864	HOMES BY WEST BAY LLC	5119 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 2 BLOCK 27	70 - Conventional	\$121,923.94	\$9,932.58
0542440868	HOMES BY WEST BAY LLC	5129 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 4 BLOCK 27	70 - Conventional	\$121,923.94	\$9,932.58
0542440870	HOMES BY WEST BAY LLC	5258 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 5 BLOCK 27	70 - Conventional	\$121,923.94	\$9,932.58
0542440884	HOMES BY WEST BAY LLC	5230 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 12 BLOCK 27	70 - Conventional	\$121,923.94	\$9,932.58
0542440886	HOMES BY WEST BAY LLC	5226 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 13 BLOCK 27	70 - Conventional	\$121,923.94	\$9,932.58
0542440890	HOMES BY WEST BAY LLC	5184 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 15 BLOCK 27	70 - Conventional	\$121,923.94	\$9,932.58
0542440892	HOMES BY WEST BAY LLC	5180 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 16 BLOCK 27	70 - Conventional	\$121,923.94	\$9,932.58
0542440894	HOMES BY WEST BAY LLC	5176 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 17 BLOCK 27	70 - Conventional	\$121,923.94	\$9,932.58
0542440896	HOMES BY WEST BAY LLC	5174 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 18 BLOCK 27	70 - Conventional	\$121,923.94	\$9,932.58
0542440900	HOMES BY WEST BAY LLC	5166 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 20 BLOCK 27	70 - Conventional	\$121,923.94	\$9,932.58
0542440902	HOMES BY WEST BAY LLC	5158 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 21 BLOCK 27	70 - Conventional	\$121,923.94	\$9,932.58
0542440906	HOMES BY WEST BAY LLC	5152 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 23 BLOCK 27	70 - Conventional	\$121,923.94	\$9,932.58
0542440910	HOMES BY WEST BAY LLC	5144 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 25 BLOCK 27	70 - Conventional	\$121,923.94	\$9,932.58
0542440920	HOMES BY WEST BAY LLC	5128 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 30 BLOCK 27	70 - Conventional	\$121,923.94	\$9,932.58
0542440924	HOMES BY WEST BAY LLC	5116 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 32 BLOCK 27	70 - Conventional	\$121,923.94	\$9,932.58
0542440940	HOMES BY WEST BAY LLC	5175 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 7 BLOCK 28	60 - Conventional	\$104,506.23	\$8,513.64
0542440942	HOMES BY WEST BAY LLC	5173 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 8 BLOCK 28	60 - Conventional	\$104,506.23	\$8,513.64
0542440944	HOMES BY WEST BAY LLC	5169 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 9 BLOCK 28	60 - Conventional	\$104,506.23	\$8,513.64
0542440952	HOMES BY WEST BAY LLC	5155 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 13 BLOCK 28	60 - Conventional	\$104,506.23	\$8,513.64
0542441234	HOMES BY WEST BAY LLC	5126 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 24 BLOCK 31	70 - Conventional	\$121,923.94	\$9,932.58
0542440286	HUONG LE TRAN	6080 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 35 BLOCK 14	40 - Conventional	\$69,670.82	\$5,675.76
0541861026	IAN AND ANGENE C LEE ESSON	5840 WINDBREAK CT	WATERSET WOLF CREEK PHASE B LOT 33 BLOCK 35	Villa - Age Qualified	\$59,430.05	\$4,841.49
0542440112	ICI HOMES OF TAMPA LLC	5387 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 1 BLOCK 11	70 - Conventional	\$121,923.94	\$9,932.58
0542441204	ICI HOMES OF TAMPA LLC	5013 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 9 BLOCK 32	70 - Conventional	\$121,923.94	\$9,932.58
0542441206	ICI HOMES OF TAMPA LLC	5009 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 10 BLOCK 32	70 - Conventional	\$121,923.94	\$9,932.58
0542441208	ICI HOMES OF TAMPA LLC	5005 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 11 BLOCK 32	70 - Conventional	\$121,923.94	\$9,932.58
0542441210	ICI HOMES OF TAMPA LLC	5001 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 12 BLOCK 32	70 - Conventional	\$121,923.94	\$9,932.58
0542441212	ICI HOMES OF TAMPA LLC	5002 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 13 BLOCK 32	70 - Conventional	\$121,923.94	\$9,932.58
0542441214	ICI HOMES OF TAMPA LLC	5008 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 14 BLOCK 32	70 - Conventional	\$121,923.94	\$9,932.58
0542441216	ICI HOMES OF TAMPA LLC	5012 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 15 BLOCK 32	70 - Conventional	\$121,923.94	\$9,932.58
0542441218	ICI HOMES OF TAMPA LLC	5030 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 16 BLOCK 32	70 - Conventional	\$121,923.94	\$9,932.58
0542441220	ICI HOMES OF TAMPA LLC	5052 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 17 BLOCK 32	70 - Conventional	\$121,923.94	\$9,932.58
0542441222	ICI HOMES OF TAMPA LLC	5066 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 18 BLOCK 32	70 - Conventional	\$121,923.94	\$9,932.58
0542441224	ICI HOMES OF TAMPA LLC	5112 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 19 BLOCK 32	70 - Conventional	\$121,923.94	\$9,932.58
0542441226	ICI HOMES OF TAMPA LLC	5116 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 20 BLOCK 32	70 - Conventional	\$121,923.94	\$9,932.58
0542441228	ICI HOMES OF TAMPA LLC	5120 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 21 BLOCK 32	70 - Conventional	\$121,923.94	\$9,932.58
0542441230	ICI HOMES OF TAMPA LLC	5122 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 22 BLOCK 32	70 - Conventional	\$121,923.94	\$9,932.58

WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT

MAXIMUM ASSESSMENT LIEN ROLL

PARCEL ID	OWNER NAME	SITE ADDRESS	LEGAL DESCRIPTION	LU	MAX PRINCIPAL	MAX ANNUAL ASSESSMENT
0541860884	IRA F AND PAULINE R ARMAN	5841 WINDBREAK CT	WATERSET WOLF CREEK PHASE B LOT 15 BLOCK 34	Villa - Age Qualified	\$59,430.05	\$4,841.49
0542440228	IRENE LOSADA AND JUAN M LOURO NOCEDA	5305 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 59 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440574	ISAIAH GRANT	5963 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 22 BLOCK 2	40 - Conventional	\$69,670.82	\$5,675.76
0542440400	ISMAEL JR AND YIRA ITZEL RODRIGUEZ	6165 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 15 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860344	JACQUES LEE EDWARDS ET AL	5534 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 33 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860452	JADA R HUDDLESTUN AND ANDREW J FOREST	5985 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 26 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0541860050	JAIME E AND NANCY E RIVADENEIRA	6376 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 20 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860068	JAMES B LEWIS	6314 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 29 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860488	JAMES CLIFTON JR AND ANNA PATRICIA DALMIDA	6106 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 44 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0542440246	JAMES LAWSON AND ELIZABETH ANN PEARSON	5326 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 9 BLOCK 12	60 - Conventional	\$104,506.23	\$8,513.64
0541860484	JAMES MICHAEL AND MICHELLE LEE MOSS	6096 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 42 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0542440556	JAMES PITTMAN	6295 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 13 BLOCK 2	40 - Conventional	\$69,670.82	\$5,675.76
0541860640	JAMES THOMAS AND JACKIE LYNN WALKER	6190 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 20 BLOCK 9	50 - Conventional	\$87,088.53	\$7,094.70
0542440636	JAMES THOMAS AND VICTORIA MARIE WILKINS	6152 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 15 BLOCK 12	60 - Conventional	\$104,506.23	\$8,513.64
0542440866	JANET CASSANDRA KELLY ET AL	5125 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 3 BLOCK 27	70 - Conventional	\$121,923.94	\$9,932.58
0541860614	JARVIS DEZAR MISTER	6260 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 7 BLOCK 9	50 - Conventional	\$87,088.53	\$7,094.70
0541860196	JASMINE FRANCOIS	5983 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 6 BLOCK 4	60 - Conventional	\$104,506.23	\$8,513.64
0542440160	JASON JOSEPH WILSON AND ANDREA THATCHER	6150 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 25 BLOCK 1	60 - Conventional	\$104,506.23	\$8,513.64
0541860204	JASON M AND HOLLY R HOLMES	5957 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 10 BLOCK 4	60 - Conventional	\$104,506.23	\$8,513.64
0542440170	JEFFERY AND LYDIA FORTIER	6176 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 30 BLOCK 1	60 - Conventional	\$104,506.23	\$8,513.64
0542440874	JEFFERY JOHN AND ERIN MARIE AKKOUL	5250 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 7 BLOCK 27	70 - Conventional	\$121,923.94	\$9,932.58
0542440378	JEFFREY MICHAEL PROVENCHER ET AL	6220 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 4 BLOCK 17	50 - Conventional	\$87,088.53	\$7,094.70
0542440578	JEFFRY SALINAS RIMA ET AL	5975 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 24 BLOCK 2	40 - Conventional	\$69,670.82	\$5,675.76
0541860664	JENIFER L MEDZI	5952 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 12 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0541860080	JENNIFER D DULIN	6268 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 35 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860588	JENNIFER EMMANUELLA LOUIS AND JOEL DESIR	6131 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 94 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860198	JENNIFER KAY KELLER AND ZACHARY AUSTIN PAGET	5979 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 7 BLOCK 4	60 - Conventional	\$104,506.23	\$8,513.64
0541860582	JENNIFER LEIGH GALLOWAY	6143 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 91 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0542440358	JENNIFER ROSE DASILVA	6227 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 14 BLOCK 16	40 - Conventional	\$69,670.82	\$5,675.76
0541860310	JENNIFER VAN METER	5462 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 16 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0542440588	JEREMY AND JASMINE LATOYA RODRIGUEZ	5974 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 3 BLOCK 23	40 - Conventional	\$69,670.82	\$5,675.76
0541860448	JESSE LAWRENCE AND VERONICA LEE GREENE	5995 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 24 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0542440492	JESSE LYNN AND ELIZABETH ANNE HAVARD / TRUSTEES	6272 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 7 BLOCK 21	40 - Conventional	\$69,670.82	\$5,675.76
0541860294	JESSICA DE CICCO	5438 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 8 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0542440916	JESSICA YVONNE AND DAVID MICHAEL JOYCE	5134 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 28 BLOCK 2	70 - Conventional	\$121,923.94	\$9,932.58
0542440888	JHIMY AND MARIE LOUISE GENARD	5188 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 14 BLOCK 2	70 - Conventional	\$121,923.94	\$9,932.58
0541860254	JOANNE MARILYN MARTIN	5960 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 19 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0541860674	JOHN A CATENA	6010 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 17 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0541860422	JOHN A II AND PATRICIA L EWALD TRUSTEES	6049 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 11 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0541860132	JOHN DAVID AND CARISSA SUE HERENCIA	6285 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 10 BLOCK 2	40 - Conventional	\$69,670.82	\$5,675.76
0541860176	JOHN M BEOHNERT /TRUSTEE	6057 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 22 BLOCK 3	60 - Conventional	\$104,506.23	\$8,513.64
0541860248	JOHN R TUCKER II AND KATHLEEN MITEFF/TRUSTEE	6018 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 16 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0542440168	JOHN WILLIAM EHRHARDT AND JUDITH ANN EHRHARDT	6172 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 29 BLOCK 1	60 - Conventional	\$104,506.23	\$8,513.64
0541860404	JONATHAN B CLEARY AND ANDREINA SANTIAGO	6089 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 2 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0541860202	JONATHAN C PEREZ AND ESTEFANIA GRECO	5967 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 9 BLOCK 4	60 - Conventional	\$104,506.23	\$8,513.64
0542440500	JONATHAN MCENEANEY	6286 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 11 BLOCK 2	40 - Conventional	\$69,670.82	\$5,675.76
0542440926	JORDAN MICHAEL AND WHITNEY CLAIRE DEYAMPERT APER	5112 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 33 BLOCK 2	70 - Conventional	\$121,923.94	\$9,932.58
0541860060	JORGE NAVARRO ZERMENO AND COURTNEY JADE NAVARRO	6344 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 25 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860586	JORGE VINCENT CO UY AND WHITNEY MON WAH FUNG	6135 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 93 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860564	JOSE G SANTIAGO JR AND BARBARA J MORELLO	6183 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 82 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860084	JOSE L JR AND YESENIA M BERNIER	6254 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 37 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440144	JOSEPH A AUTERI AND BARBARA R PRATE	6106 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 17 BLOCK 1	60 - Conventional	\$104,506.23	\$8,513.64
0541860020	JOSEPH AND ANA L GARAFOLO	6337 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 5 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860150	JOSEPH AND JESSICA CABRERA	6189 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 9 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0541860466	JOSEPH D AND CRUZ C REAP /TRUSTEES	5953 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 33 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64

WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT

MAXIMUM ASSESSMENT LIEN ROLL

PARCEL ID	OWNER NAME	SITE ADDRESS	LEGAL DESCRIPTION	LU	MAX PRINCIPAL	MAX ANNUAL ASSESSMENT
0542440210	JOSEPH EDWARD O'HARA II AND MARISA JEAN MINDEL	5337 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 50 BLOCK 1	60 - Conventional	\$104,506.23	\$8,513.64
0542440310	JOSEPH PAUL AND NIKOLE ANDE PATTERSON	6241 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 10 BLOCK 1	40 - Conventional	\$69,670.82	\$5,675.76
0541860346	JOSEPH RAYMOND AND RACHEL LYNN TUCKER	5538 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 34 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0542440590	JOSHUA ALLAN CAMERON	5968 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 4 BLOCK 23	40 - Conventional	\$69,670.82	\$5,675.76
0541860212	JOSHUA ROBERT AND ALICIA CAMILLE FERRARI	5929 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 14 BLOCK 4	60 - Conventional	\$104,506.23	\$8,513.64
0541860542	JOSHUA S AND TIA LAZARUS	6221 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 71 BLOCK 8	70 - Conventional	\$121,923.94	\$9,932.58
0541860352	JOSUE D GARCIA ESQUILIN AND IVELISSE MEDINA AYALA	5552 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 37 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860014	JUAN ANDRES HERNANDEZ ET AL	6315 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 2 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440656	JULIA DIANE AND GARY LEE ANDERSON	5294 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 1 BLOCK 13	60 - Conventional	\$104,506.23	\$8,513.64
0541860668	JULIA MARIE DETWILER	5960 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 14 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0542440402	JULIE B AND HARVEY D GINSBERG	6159 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 16 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860626	JUSTICE TYRONE AND SHAUNA LOUISE HORN	6214 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 13 BLOCK 9	50 - Conventional	\$87,088.53	\$7,094.70
0542440912	JUSTIN MICHAEL AND KRYSTEN DARLENE DURANT	5140 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 26 BLOCK 2	70 - Conventional	\$121,923.94	\$9,932.58
0541860380	JUSTO REYNEL AND KATHY JAYAIRA PADILLA	5525 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 7 BLOCK 7	40 - Conventional	\$69,670.82	\$5,675.76
0541860136	KAATRINA V VOSS	6251 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 2 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0542440202	KAITLIN MARIE AND DAVID MONTENEGRO	5351 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 46 BLOCK 1	60 - Conventional	\$104,506.23	\$8,513.64
0541860302	KALLIEN FRANCES AND JEFFREY MICHAEL NORRIS	5454 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 12 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0542440480	KAMRAN AND SLOANE DONOVAN JOYER	6252 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 1 BLOCK 21	40 - Conventional	\$69,670.82	\$5,675.76
0541860534	KANG C AND SUBRINA S COMPTON	6237 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 67 BLOCK 8	70 - Conventional	\$121,923.94	\$9,932.58
0542440196	KARIN L AND RUFUS D WATSON	5363 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 43 BLOCK 1	60 - Conventional	\$104,506.23	\$8,513.64
0542440876	KARINE VERDIAN	5246 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 8 BLOCK 27	70 - Conventional	\$121,923.94	\$9,932.58
0541860164	KATELYN A LEAL	6115 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 16 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0541860376	KATHLEEN GENEVIEVE BIKUS	5533 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 5 BLOCK 7	40 - Conventional	\$69,670.82	\$5,675.76
0542440632	KATRINA ANTOINETTE TERRY	6160 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 13 BLOCK 12	60 - Conventional	\$104,506.23	\$8,513.64
0541860608	KAUSHIK RAO KONDAPALLI	6272 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 4 BLOCK 9	50 - Conventional	\$87,088.53	\$7,094.70
0542440354	KEATON J AND NIOMI CATHERINE BRUCE	6235 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 12 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0542440178	KEEVIN R WALDEN AND LINDSAY BROOKE GARDNER	6196 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 34 BLOCK 1	60 - Conventional	\$104,506.23	\$8,513.64
0541860342	KEITH MICHAEL AND KRISTEN MARIE HUTCHINGS	5532 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 32 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860350	KEITH WILLIAM AND GULNAZ LUNUSOVA NICHOLS	5548 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 36 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860262	KELISHA ANN AND HERMAN TREY CLAY	5942 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 23 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0541860374	KELLY ANN GREGORY	5539 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 4 BLOCK 7	40 - Conventional	\$69,670.82	\$5,675.76
0542440554	KELLY CLAROS AND EDDIE LEONARDO BRUNA	6291 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 12 BLOCK 21	40 - Conventional	\$69,670.82	\$5,675.76
0542440364	KELLY D AND LAURA J RAYNOR	6217 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 17 BLOCK 16	40 - Conventional	\$69,670.82	\$5,675.76
0542440872	KEMAL MURAT AND EMINE GULER	5254 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 6 BLOCK 27	70 - Conventional	\$121,923.94	\$9,932.58
0541860240	KENNETH FRANCIS AND ANDREA BETH RAPOZA	6036 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 12 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0541860550	KENNETH JO AND CAROLYN ALBERTS THOMAS	6350 MIDSHIP CT	WATERSET WOLF CREEK PHASE D2 LOT 75 BLOCK 8	70 - Conventional	\$121,923.94	\$9,932.58
0542440398	KENT BRADEN AND SANDRA RAE WATTERSON	6169 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 14 BLOCK 11	50 - Conventional	\$87,088.53	\$7,094.70
0541860680	KEVIN J AND SONG I BROWN	6022 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 20 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0541860690	KEVIN R AND CAITLIN F PHILLIP	6034 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 25 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0541860470	KEVIN WAYNE AND MEGAN MARIE BAKER	5941 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 35 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860022	KIEL JOSEPH AND EMILY TAYLOR MERFELD	6345 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 6 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860308	KIM MICHELLA WILLIAMS	5460 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 15 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0542440288	KIRK AND KRISTY COLEMAN	6086 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 36 BLOCK 14	40 - Conventional	\$69,670.82	\$5,675.76
0541860502	KIRSTEN LYNN SEAVER	6146 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 51 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860102	KRISTEN GRACE STROM	6158 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 46 BLOCK 1	40 - Conventional	\$69,670.82	\$5,675.76
0541860382	KRISTEN MARIE CRESCENTI	5513 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 8 BLOCK 7	40 - Conventional	\$69,670.82	\$5,675.76
0541860194	KRISTINE C MCCREERY	5989 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 5 BLOCK 4	60 - Conventional	\$104,506.23	\$8,513.64
0541860682	KRISTY ANN NASH	6024 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 21 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0541860186	KYLE MICHAEL AND LAUREN KLINE DUKE	6015 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 1 BLOCK 4	60 - Conventional	\$104,506.23	\$8,513.64
0541860034	KYLE R SNYDER AND SAMANTHA SNYDER	6393 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 12 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440918	LAKSHMI ANDRAJU	5132 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 29 BLOCK 21	70 - Conventional	\$121,923.94	\$9,932.58
0542440250	LATRICE DAVIS AND CIARA BRITT	5314 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 11 BLOCK 12	60 - Conventional	\$104,506.23	\$8,513.64
0541860476	LAWRENCE LYNN AND JAN LOUISE RICHARDSON	5921 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 38 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860882	LINDA ROMEO	5829 WINDBREAK CT	WATERSET WOLF CREEK PHASE B LOT 14 BLOCK 34	Villa - Age Qualified	\$59,430.05	\$4,841.49
0542440558	LINDSAY KAPUSCIENSKI	5909 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 14 BLOCK 21	40 - Conventional	\$69,670.82	\$5,675.76

WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT

MAXIMUM ASSESSMENT LIEN ROLL

PARCEL ID	OWNER NAME	SITE ADDRESS	LEGAL DESCRIPTION	LU	MAX PRINCIPAL	MAX ANNUAL ASSESSMENT
0541860300	LINSEY CATALINA AGUILAR ALAGUNA / ET AL	5450 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 11 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860500	LISA A AND JAY A SLOAN	6140 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 50 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0542440704	LISANDRO DE JESUS AND CINDY PERDOMO	5150 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 9 BLOCK 14	60 - Conventional	\$104,506.23	\$8,513.64
0542440700	LISSETTE ISABEL AND RODNEY HARRIGAN	5142 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 7 BLOCK 14	60 - Conventional	\$104,506.23	\$8,513.64
0541860612	LOBENSON AND SAMANTHA FARAH CONOR LEROY	6264 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 6 BLOCK 9	50 - Conventional	\$87,088.53	\$7,094.70
0541860696	LORENA ROUILLON	6044 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 28 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0541860246	LOUIS JEFFREY AND SHELBY MARIE SMALL ZMICH	6022 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 15 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0541860368	LUCAS JON AND KATHERINE JOY STOCKTON ET AL	5555 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 1 BLOCK 7	40 - Conventional	\$69,670.82	\$5,675.76
0541860584	LUIS ANGEL MARQUEZ SANTIAGO ET AL	6139 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 92 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860360	MAHER M AND NAZIBROLA ELGHAMRY	5572 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 41 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860038	MANAV AND KATHIA M RATTAN	6397 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 14 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860208	MARCI L RICENBAW	5943 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 12 BLOCK 4	60 - Conventional	\$104,506.23	\$8,513.64
0541860388	MARCIO JOSE GAZELLI FILHO AND LIGIA NANTUA GOMES	5475 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 11 BLOCK 7	40 - Conventional	\$69,670.82	\$5,675.76
0541860148	MARIA CONCEISAO AND JOSEPH A RENDEIRO	6205 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 8 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0542440194	MARIA CYNTHIA YANGO EUGENIO ET AL	5367 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 42 BLOCK 1	60 - Conventional	\$104,506.23	\$8,513.64
0541860520	MARIANA REYES AND JOEL C ROINAS	6269 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 60 BLOCK 8	70 - Conventional	\$121,923.94	\$9,932.58
0542440208	MARIO ALBERTO AND BELINDA BANALES	5341 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 49 BLOCK 1	60 - Conventional	\$104,506.23	\$8,513.64
0541860634	MARIO S PIERRE PIERRE	6196 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 17 BLOCK 9	50 - Conventional	\$87,088.53	\$7,094.70
0541860460	MARK A AND DANA DIANE POWELL	5967 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 30 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0542440204	MARK ALAN AND SONJA STARR GIRALMO	5347 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 47 BLOCK 1	60 - Conventional	\$104,506.23	\$8,513.64
0541860206	MARK DAMIEN AND LISA AKEMI MARSHALL	5953 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 11 BLOCK 4	60 - Conventional	\$104,506.23	\$8,513.64
0541860482	MARK DANIEL AND MELISSA RACHAEL DE REMER	6092 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 41 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0542440282	MARK S AND CATHERINE A SZENTE	6072 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 33 BLOCK 14	40 - Conventional	\$69,670.82	\$5,675.76
0541860328	MARLON AND SOPHIA DANACHE JEAN GILLES	5498 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 25 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0542440430	MARSHA ANN PARCHMENT	6233 LITTLE GEM CT	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 2 BLOCK 19	50 - Conventional	\$87,088.53	\$7,094.70
0541860138	MARTHA E M KOPACZ/TRUSTEE	6245 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 3 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0541860256	MARYA CADENA AND CESAR OSWALDO PACHECO SANCHEZ	5956 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 20 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0541860574	MATTHEW DAVID AND KIMBERLY LYNN KELEMAN	6159 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 87 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860430	MATTHEW J SULLIVAN AND SALOUMEH ASMAIE	6031 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 15 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0542440172	MATTHEW MICHAEL CAIN SR	6182 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 31 BLOCK 1	60 - Conventional	\$104,506.23	\$8,513.64
0541860444	MATTHEW P AND SAMANTHA M MOYER	6005 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 22 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0541860684	MATTHEW RYAN STERNAL	6026 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 22 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0542440472	MAYRA IVETTE MARTINEZ HURTADO	6227 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 17 BLOCK 20	50 - Conventional	\$87,088.53	\$7,094.70
0541860436	MCKENZIE L BOND AND JUSTIN DOTY	6021 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 18 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0541860058	MEGAN K HEALY AND ANTHONY GRASSANO	6350 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 24 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860076	MEGAN MICHELLE AND MICHAEL DAVID ESPOSITA	6284 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 33 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860024	MELVIN CARL AND LACY SUZANNE CASH	6351 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 7 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860166	MICHAEL ALBERTI	6097 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 17 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0541860620	MICHAEL AND ANN MC LAUGHLIN	6248 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 10 BLOCK 9	50 - Conventional	\$87,088.53	\$7,094.70
0541860108	MICHAEL ANDREW AND TROY LANIGAN CICALESE /TRUSTEES	6134 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 49 BLOCK 1	40 - Conventional	\$69,670.82	\$5,675.76
0541860098	MICHAEL ANTHONY AND DANIEL PATRICK CONTI-FERNER	6176 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 44 BLOCK 1	40 - Conventional	\$69,670.82	\$5,675.76
0541860232	MICHAEL DAVID AND DEBORAH LEE RAYMOND	6056 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 8 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0542440182	MICHAEL DEREK AND BETH ASHLEY REMILLET	6214 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 36 BLOCK 1	60 - Conventional	\$104,506.23	\$8,513.64
0541860104	MICHAEL DOUGLAS PLANK ET AL	6148 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 47 BLOCK 1	40 - Conventional	\$69,670.82	\$5,675.76
0541860442	MICHAEL E SUMMERS	6009 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 21 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0542440598	MICHAEL ERIK GALLEGOS	5942 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 8 BLOCK 23	40 - Conventional	\$69,670.82	\$5,675.76
0541860152	MICHAEL F PHELPS	6177 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 10 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0542440880	MICHAEL FORREST AND KIMBERLY ELIZABETH JOHNSON	5238 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 10 BLOCK 2	70 - Conventional	\$121,923.94	\$9,932.58
0541860486	MICHAEL GLYNN AND KRISTEN MICHELLE LANKFORD	6102 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 43 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860090	MICHAEL J AND PENNY M HAMMOND	6238 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 40 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440570	MICHAEL LEE WALKER	5949 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 20 BLOCK 21	40 - Conventional	\$69,670.82	\$5,675.76
0542440156	MICHAEL N AND AUTUMN SCOTT GOYDA	6142 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 23 BLOCK 1	60 - Conventional	\$104,506.23	\$8,513.64
0541860578	MICHAEL NEAL AND REBECCA LYN COWENS ALVARADO	6151 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 89 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860078	MICHAEL R AND DANIELA NOVAKOSKI	6274 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 34 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860462	MICHAEL SCOTT AND JAMIE ELIZABETH BREITUNG	5963 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 31 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64

WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT

MAXIMUM ASSESSMENT LIEN ROLL

PARCEL ID	OWNER NAME	SITE ADDRESS	LEGAL DESCRIPTION	LU	MAX PRINCIPAL	MAX ANNUAL ASSESSMENT
0541860298	MICHAEL T AND MARIE A SCOTT	5446 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 10 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0542441236	MICHAEL WAYNE AND ROXANNE MARCELLE JONES	5132 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 25 BLOCK 32	70 - Conventional	\$121,923.94	\$9,932.58
0541860686	MIGUEL ALEJANDRO GARCIA	6028 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 23 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0541860424	MIGUEL ANDRES AND JOHANNA ANDREA RODRIGUEZ	6045 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 12 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0542440432	MIGUEL ANGEL AND JUGUNA SISSO HOR NORALES LACAYO	6245 LITTLE GEM CT	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 3 BLOCK 19	50 - Conventional	\$87,088.53	\$7,094.70
0542440904	MOISE AND GILI PLANCHER	5156 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 22 BLOCK 21	70 - Conventional	\$121,923.94	\$9,932.58
0541860426	MOSTAFA HABIB ET AL	6041 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 13 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0541860282	MUKHLISSA KHOJAYEVA	5410 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 2 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0542440332	NATALIE F AND JOSHUA JAMES CASSIANO	6206 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 1 BLOCK 16	40 - Conventional	\$69,670.82	\$5,675.76
0541860358	NATHANAEL PAUL AND HEATHER NICOLE BORDASH	5564 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 40 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860514	NEIL DINESH AND RADHA ATUL SHAH	6283 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 57 BLOCK 8	70 - Conventional	\$121,923.94	\$9,932.58
0542440658	NEIL LUKE ANASTAS JR	5292 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 2 BLOCK 13	60 - Conventional	\$104,506.23	\$8,513.64
0542440356	NELSON MOISES VALDEZ GUZMAN ET AL	6231 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 13 BLOCK 16	40 - Conventional	\$69,670.82	\$5,675.76
0541860082	NICHOLAS D AND AMBER M STACK	6262 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 36 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440348	NICHOLAS D AND SALLY HAWN	6236 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 9 BLOCK 16	40 - Conventional	\$69,670.82	\$5,675.76
0541860048	NICHOLAS G GOSELIN AND AZURE VELMA AUGUSTUS	6384 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 19 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860146	NICHOLAS J AND TAYLOR M GUMMEL	6211 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 7 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0541860180	NICOLE RENEE HARRIS	6043 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 24 BLOCK 3	60 - Conventional	\$104,506.23	\$8,513.64
0542440438	NIRANJAN KUMAR AND BHARATI D PENUPATRUNI	6285 LITTLE GEM CT	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 6 BLOCK 19	50 - Conventional	\$87,088.53	\$7,094.70
0542440126	NNP SOUTHBEND II LLC	5347 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 8 BLOCK 11	40 - Conventional	\$69,670.82	\$5,675.76
0542440128	NNP SOUTHBEND II LLC	5343 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 9 BLOCK 11	40 - Conventional	\$69,670.82	\$5,675.76
0542440130	NNP SOUTHBEND II LLC	5339 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 10 BLOCK 11	40 - Conventional	\$69,670.82	\$5,675.76
0541860702	NNP SOUTHBEND II LLC	5731 LANDFAIR CT	WATERSET WOLF CREEK PHASE B LOT 1 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860704	NNP SOUTHBEND II LLC	5727 LANDFAIR CT	WATERSET WOLF CREEK PHASE B LOT 2 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860710	NNP SOUTHBEND II LLC	5709 LANDFAIR CT	WATERSET WOLF CREEK PHASE B LOT 5 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860712	NNP SOUTHBEND II LLC	5703 LANDFAIR CT	WATERSET WOLF CREEK PHASE B LOT 6 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860714	NNP SOUTHBEND II LLC	5701 LANDFAIR CT	WATERSET WOLF CREEK PHASE B LOT 7 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860716	NNP SOUTHBEND II LLC	5702 LANDFAIR CT	WATERSET WOLF CREEK PHASE B LOT 8 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860722	NNP SOUTHBEND II LLC	5712 LANDFAIR CT	WATERSET WOLF CREEK PHASE B LOT 11 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860724	NNP SOUTHBEND II LLC	5716 LANDFAIR CT	WATERSET WOLF CREEK PHASE B LOT 12 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860726	NNP SOUTHBEND II LLC	5728 LANDFAIR CT	WATERSET WOLF CREEK PHASE B LOT 13 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860728	NNP SOUTHBEND II LLC	5740 LANDFAIR CT	WATERSET WOLF CREEK PHASE B LOT 14 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860730	NNP SOUTHBEND II LLC	5748 LANDFAIR CT	WATERSET WOLF CREEK PHASE B LOT 15 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860732	NNP SOUTHBEND II LLC	5754 LANDFAIR CT	WATERSET WOLF CREEK PHASE B LOT 16 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860734	NNP SOUTHBEND II LLC	5762 LANDFAIR CT	WATERSET WOLF CREEK PHASE B LOT 17 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860736	NNP SOUTHBEND II LLC	5770 LANDFAIR CT	WATERSET WOLF CREEK PHASE B LOT 18 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860738	NNP SOUTHBEND II LLC	5776 LANDFAIR CT	WATERSET WOLF CREEK PHASE B LOT 19 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860740	NNP SOUTHBEND II LLC	5556 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 20 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860742	NNP SOUTHBEND II LLC	5562 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 21 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860744	NNP SOUTHBEND II LLC	5566 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 22 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860746	NNP SOUTHBEND II LLC	5572 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 23 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860748	NNP SOUTHBEND II LLC	5582 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 24 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860750	NNP SOUTHBEND II LLC	5586 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 25 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860752	NNP SOUTHBEND II LLC	5594 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 26 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860754	NNP SOUTHBEND II LLC	5602 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 27 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860756	NNP SOUTHBEND II LLC	5604 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 28 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860788	NNP SOUTHBEND II LLC	5648 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 44 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860790	NNP SOUTHBEND II LLC	5652 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 45 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860792	NNP SOUTHBEND II LLC	5654 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 46 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860794	NNP SOUTHBEND II LLC	5658 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 47 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860796	NNP SOUTHBEND II LLC	5660 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 48 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860798	NNP SOUTHBEND II LLC	5662 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 49 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860800	NNP SOUTHBEND II LLC	5664 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 50 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860804	NNP SOUTHBEND II LLC	5670 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 52 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860806	NNP SOUTHBEND II LLC	5672 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 53 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29

WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT

MAXIMUM ASSESSMENT LIEN ROLL

PARCEL ID	OWNER NAME	SITE ADDRESS	LEGAL DESCRIPTION	LU	MAX PRINCIPAL	MAX ANNUAL ASSESSMENT
0541860808	NNP SOUTHBEND II LLC	5676 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 54 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860810	NNP SOUTHBEND II LLC	5678 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 55 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860812	NNP SOUTHBEND II LLC	5680 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 56 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860814	NNP SOUTHBEND II LLC	5684 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 57 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860816	NNP SOUTHBEND II LLC	5688 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 58 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860818	NNP SOUTHBEND II LLC	5692 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 59 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860820	NNP SOUTHBEND II LLC	5694 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 60 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860822	NNP SOUTHBEND II LLC	5696 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 61 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860824	NNP SOUTHBEND II LLC	5702 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 62 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860826	NNP SOUTHBEND II LLC	5706 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 63 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860828	NNP SOUTHBEND II LLC	5712 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 64 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860830	NNP SOUTHBEND II LLC	5720 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 65 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860832	NNP SOUTHBEND II LLC	5728 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 66 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860834	NNP SOUTHBEND II LLC	5732 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 67 BLOCK 33	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860856	NNP SOUTHBEND II LLC	5541 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 1 BLOCK 34	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860866	NNP SOUTHBEND II LLC	5565 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 6 BLOCK 34	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860868	NNP SOUTHBEND II LLC	5569 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 7 BLOCK 34	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860870	NNP SOUTHBEND II LLC	5573 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 8 BLOCK 34	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860872	NNP SOUTHBEND II LLC	5581 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 9 BLOCK 34	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860874	NNP SOUTHBEND II LLC	5585 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 10 BLOCK 34	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860958	NNP SOUTHBEND II LLC	5883 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 52 BLOCK 34	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860960	NNP SOUTHBEND II LLC	5889 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 53 BLOCK 34	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860966	NNP SOUTHBEND II LLC	5621 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 3 BLOCK 35	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860968	NNP SOUTHBEND II LLC	5625 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 4 BLOCK 35	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860970	NNP SOUTHBEND II LLC	5627 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 5 BLOCK 35	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860972	NNP SOUTHBEND II LLC	5631 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 6 BLOCK 35	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860974	NNP SOUTHBEND II LLC	5633 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 7 BLOCK 35	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860976	NNP SOUTHBEND II LLC	5635 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 8 BLOCK 35	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860978	NNP SOUTHBEND II LLC	5647 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 9 BLOCK 35	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860980	NNP SOUTHBEND II LLC	5649 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 10 BLOCK 35	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860986	NNP SOUTHBEND II LLC	5659 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 13 BLOCK 35	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860988	NNP SOUTHBEND II LLC	5661 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 14 BLOCK 35	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860990	NNP SOUTHBEND II LLC	5663 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 15 BLOCK 35	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860992	NNP SOUTHBEND II LLC	5675 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 16 BLOCK 35	Villa - Age Qualified	\$59,430.05	\$4,841.49
0541860994	NNP SOUTHBEND II LLC	5677 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 17 BLOCK 35	Villa - Age Qualified	\$59,430.05	\$4,841.49
0541861032	NNP SOUTHBEND II LLC	5814 WINDBREAK CT	WATERSET WOLF CREEK PHASE B LOT 36 BLOCK 35	Villa - Age Qualified	\$59,430.05	\$4,841.49
0541861034	NNP SOUTHBEND II LLC	5812 WINDBREAK CT	WATERSET WOLF CREEK PHASE B LOT 37 BLOCK 35	Villa - Age Qualified	\$59,430.05	\$4,841.49
0541720000	NNP SOUTHBEND II LLC	5703 N 41 HWY	FOLLOWS: COMM AT NE COR OF SD SEC 34 FOR A POB THN RUN S 00	Unplatted	\$30,496,965.07	\$2,484,446.36
0542440230	NNP SOUTHBEND II LLC	5388 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 1 BLOCK 12	60 - Conventional	\$104,506.23	\$8,513.64
0542440232	NNP SOUTHBEND II LLC	5382 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 2 BLOCK 12	60 - Conventional	\$104,506.23	\$8,513.64
0542440234	NNP SOUTHBEND II LLC	5374 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 3 BLOCK 12	60 - Conventional	\$104,506.23	\$8,513.64
0542440826	NNP-SOUTHBEND II LLC	5169 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 7 BLOCK 26	60 - Conventional	\$104,506.23	\$8,513.64
0542440828	NNP-SOUTHBEND II LLC	5175 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 8 BLOCK 26	60 - Conventional	\$104,506.23	\$8,513.64
0542440830	NNP-SOUTHBEND II LLC	5179 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 9 BLOCK 26	60 - Conventional	\$104,506.23	\$8,513.64
0542440838	NNP-SOUTHBEND II LLC	5205 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 13 BLOCK 26	60 - Conventional	\$104,506.23	\$8,513.64
0542440840	NNP-SOUTHBEND II LLC	5209 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 14 BLOCK 26	60 - Conventional	\$104,506.23	\$8,513.64
0542440842	NNP-SOUTHBEND II LLC	5213 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 15 BLOCK 26	60 - Conventional	\$104,506.23	\$8,513.64
0542440844	NNP-SOUTHBEND II LLC	5217 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 16 BLOCK 26	60 - Conventional	\$104,506.23	\$8,513.64
0542440846	NNP-SOUTHBEND II LLC	5221 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 17 BLOCK 26	60 - Conventional	\$104,506.23	\$8,513.64
0542440850	NNP-SOUTHBEND II LLC	5229 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 19 BLOCK 26	60 - Conventional	\$104,506.23	\$8,513.64
0542440852	NNP-SOUTHBEND II LLC	5233 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 20 BLOCK 26	60 - Conventional	\$104,506.23	\$8,513.64
0542440854	NNP-SOUTHBEND II LLC	5237 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 21 BLOCK 26	60 - Conventional	\$104,506.23	\$8,513.64
0542440862	NNP-SOUTHBEND II LLC	5115 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 1 BLOCK 27	70 - Conventional	\$121,923.94	\$9,932.58
0542440946	NNP-SOUTHBEND II LLC	5165 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 10 BLOCK 28	60 - Conventional	\$104,506.23	\$8,513.64
0542440948	NNP-SOUTHBEND II LLC	5159 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 11 BLOCK 28	60 - Conventional	\$104,506.23	\$8,513.64

WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT

MAXIMUM ASSESSMENT LIEN ROLL

WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT

MAXIMUM ASSESSMENT LIEN ROLL

PARCEL ID	OWNER NAME	SITE ADDRESS	LEGAL DESCRIPTION	LU	MAX PRINCIPAL	MAX ANNUAL ASSESSMENT
0542441168	NNP-SOUTHBEND II LLC	5143 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 13 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0542441170	NNP-SOUTHBEND II LLC	5139 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 14 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0542441172	NNP-SOUTHBEND II LLC	5135 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 15 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0542441174	NNP-SOUTHBEND II LLC	5133 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 16 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0542441176	NNP-SOUTHBEND II LLC	5129 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 17 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0542441178	NNP-SOUTHBEND II LLC	5125 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 18 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0542441180	NNP-SOUTHBEND II LLC	5121 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 19 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0542441182	NNP-SOUTHBEND II LLC	5117 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 20 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0542441184	NNP-SOUTHBEND II LLC	5113 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 21 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0542441186	NNP-SOUTHBEND II LLC	5107 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 22 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0542441188	NNP-SOUTHBEND II LLC	5083 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 1 BLOCK 32	50 - Conventional	\$87,088.53	\$7,094.70
0542441190	NNP-SOUTHBEND II LLC	5075 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 2 BLOCK 32	50 - Conventional	\$87,088.53	\$7,094.70
0542441192	NNP-SOUTHBEND II LLC	5067 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 3 BLOCK 32	50 - Conventional	\$87,088.53	\$7,094.70
0542441194	NNP-SOUTHBEND II LLC	5055 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 4 BLOCK 32	50 - Conventional	\$87,088.53	\$7,094.70
0542441196	NNP-SOUTHBEND II LLC	5049 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 5 BLOCK 32	50 - Conventional	\$87,088.53	\$7,094.70
0542441198	NNP-SOUTHBEND II LLC	5037 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 6 BLOCK 32	50 - Conventional	\$87,088.53	\$7,094.70
0542441200	NNP-SOUTHBEND II LLC	5029 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 7 BLOCK 32	50 - Conventional	\$87,088.53	\$7,094.70
0542441202	NNP-SOUTHBEND II LLC	5021 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 8 BLOCK 32	50 - Conventional	\$87,088.53	\$7,094.70
0542440050	NNP-SOUTHBEND II LLC	0	0 DEG 33 MIN 49 SEC W 2000 FT THN N 53 DEG 30 MIN W 2863.38 FT T	Unplatted	\$45,196,052.12	\$3,681,912.84
0541860456	NUREKA AND THADDEUS DIXON SR	5975 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 28 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0542440176	ORLANDO LOZADO AND DEBORAH D MCGRIFF	6192 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 33 BLOCK 1	60 - Conventional	\$104,506.23	\$8,513.64
0541860510	OTHNIEL ANTHONY AND APRIL NICOLE EDWARDS	6164 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 55 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0542440536	PATRICK ALEXANDER AND JANETTE KARILYNN SUPPES	6259 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 3 BLOCK 22	40 - Conventional	\$69,670.82	\$5,675.76
0542440538	PATRICK FABIAN GIVANS	6263 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 4 BLOCK 22	40 - Conventional	\$69,670.82	\$5,675.76
0541860548	PATRICK J AND JUDY C CLARY	6330 MIDSHIP CT	WATERSET WOLF CREEK PHASE D2 LOT 74 BLOCK 8	70 - Conventional	\$121,923.94	\$9,932.58
0541860268	PATRICK JAMES SLADE	5928 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 26 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0541860278	PATRICK KEVIN AND JENNIFER IRENE TREACY	5904 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 31 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0541860940	PAUL B LAGERQUIST	5825 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 43 BLOCK 34	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860250	PAUL G AND JODI ANN SIRACUSA	5972 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 17 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0541860318	PAUL WILLIAM JOSEPH SHELLEY /ET AL	5482 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 20 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0542440440	PAVAN KUMAR AND CHETANA RUPA KOLUKULA	6252 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 1 BLOCK 20	50 - Conventional	\$87,088.53	\$7,094.70
0541860122	PEDRO M AND CAROL F ALVES	6255 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 5 BLOCK 2	40 - Conventional	\$69,670.82	\$5,675.76
0541860026	PETER AND JOSEPHINE WAMBURA	6363 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 8 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440162	PHILLIP J AND VALEN M CORBIERE /TRUSTEES	6154 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 26 BLOCK 1	60 - Conventional	\$104,506.23	\$8,513.64
0541860030	PIERCE AND MARY L SIMS	6385 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 10 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440140	PULTE HOME COMPANY LLC	5309 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 15 BLOCK 1	40 - Conventional	\$69,670.82	\$5,675.76
0542440280	PULTE HOME COMPANY LLC	6068 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 32 BLOCK 14	40 - Conventional	\$69,670.82	\$5,675.76
0542440292	PULTE HOME COMPANY LLC	6207 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 1 BLOCK 15	40 - Conventional	\$69,670.82	\$5,675.76
0542440294	PULTE HOME COMPANY LLC	6211 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 2 BLOCK 15	40 - Conventional	\$69,670.82	\$5,675.76
0542440296	PULTE HOME COMPANY LLC	6213 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 3 BLOCK 15	40 - Conventional	\$69,670.82	\$5,675.76
0542440308	PULTE HOME COMPANY LLC	6237 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 9 BLOCK 15	40 - Conventional	\$69,670.82	\$5,675.76
0542440312	PULTE HOME COMPANY LLC	6009 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 11 BLOCK 15	40 - Conventional	\$69,670.82	\$5,675.76
0542440314	PULTE HOME COMPANY LLC	6015 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 12 BLOCK 15	40 - Conventional	\$69,670.82	\$5,675.76
0542440316	PULTE HOME COMPANY LLC	6019 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 13 BLOCK 15	40 - Conventional	\$69,670.82	\$5,675.76
0542440318	PULTE HOME COMPANY LLC	6023 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 14 BLOCK 15	40 - Conventional	\$69,670.82	\$5,675.76
0542440320	PULTE HOME COMPANY LLC	6027 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 15 BLOCK 15	40 - Conventional	\$69,670.82	\$5,675.76
0542440322	PULTE HOME COMPANY LLC	6035 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 16 BLOCK 15	40 - Conventional	\$69,670.82	\$5,675.76
0542440324	PULTE HOME COMPANY LLC	6039 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 17 BLOCK 15	40 - Conventional	\$69,670.82	\$5,675.76
0542440326	PULTE HOME COMPANY LLC	6043 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 18 BLOCK 15	40 - Conventional	\$69,670.82	\$5,675.76
0542440328	PULTE HOME COMPANY LLC	6047 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 19 BLOCK 15	40 - Conventional	\$69,670.82	\$5,675.76
0542440330	PULTE HOME COMPANY LLC	6055 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 20 BLOCK 15	40 - Conventional	\$69,670.82	\$5,675.76
0542440340	PULTE HOME COMPANY LLC	6220 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 5 BLOCK 16	40 - Conventional	\$69,670.82	\$5,675.76
0542440502	PULTE HOME COMPANY LLC	6290 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 12 BLOCK 2	40 - Conventional	\$69,670.82	\$5,675.76
0542440504	PULTE HOME COMPANY LLC	6294 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 13 BLOCK 2	40 - Conventional	\$69,670.82	\$5,675.76
0542440506	PULTE HOME COMPANY LLC	6295 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 14 BLOCK 2	40 - Conventional	\$69,670.82	\$5,675.76

WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT

MAXIMUM ASSESSMENT LIEN ROLL

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0542440694	PULTE HOME COMPANY LLC	5287 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 4 BLOCK 14	60 - Conventional	\$104,506.23	\$8,513.64
0542440706	PULTE HOME COMPANY LLC	5156 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 10 BLOCK 14	60 - Conventional	\$104,506.23	\$8,513.64
0541860676	RAFAEL DE JESUS AND NADINE MARION RODRIGUEZ	6014 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 18 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0541860330	RAFAEL SIMON SILVA	5504 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 26 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860616	RAM PRASAD EPPALAPPELLI AND PRATHYUSHA DUSA	6256 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 8 BLOCK 9	50 - Conventional	\$87,088.53	\$7,094.70
0541860348	RANDALL TODD AND DAWN CHARLOTTE MARTIN	5544 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 35 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0542440582	RAUL MIGUEL AND WENDY SORIANO	5989 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 26 BLOCK 21	40 - Conventional	\$69,670.82	\$5,675.76
0541860336	RAYMOND FRANCIS PARIZO JR / ET AL	5518 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 29 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860954	REBECCA DIANE AND JAMES ANDREW PRICE	5873 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 50 BLOCK 34	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860070	REEVES ALEXANDER JOHNATHAN BARNES ET AL	6306 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 30 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860402	REONDA RENE SILVA	6093 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 1 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0542440580	REXALL HARLESS AND HANNAH CATHERINE WILLIAMS	5983 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 25 BLOCK 21	40 - Conventional	\$69,670.82	\$5,675.76
0541860546	RICHARD LEE AND JUDITH DORRIS PHAGAN	6310 MIDSHIP CT	WATERSET WOLF CREEK PHASE D2 LOT 73 BLOCK 8	70 - Conventional	\$121,923.94	\$9,932.58
0542440532	RICHARD PAUL TEMPLIN	6251 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 1 BLOCK 22	40 - Conventional	\$69,670.82	\$5,675.76
0542440254	RICHMOND AMERICAN HOMES OF FLORIDA LP	6008 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 19 BLOCK 14	40 - Conventional	\$69,670.82	\$5,675.76
0542440256	RICHMOND AMERICAN HOMES OF FLORIDA LP	6014 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 20 BLOCK 14	40 - Conventional	\$69,670.82	\$5,675.76
0542440258	RICHMOND AMERICAN HOMES OF FLORIDA LP	6018 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 21 BLOCK 14	40 - Conventional	\$69,670.82	\$5,675.76
0542440260	RICHMOND AMERICAN HOMES OF FLORIDA LP	6022 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 22 BLOCK 14	40 - Conventional	\$69,670.82	\$5,675.76
0542440262	RICHMOND AMERICAN HOMES OF FLORIDA LP	6026 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 23 BLOCK 14	40 - Conventional	\$69,670.82	\$5,675.76
0542440264	RICHMOND AMERICAN HOMES OF FLORIDA LP	6034 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 24 BLOCK 14	40 - Conventional	\$69,670.82	\$5,675.76
0542440266	RICHMOND AMERICAN HOMES OF FLORIDA LP	6038 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 25 BLOCK 14	40 - Conventional	\$69,670.82	\$5,675.76
0542440268	RICHMOND AMERICAN HOMES OF FLORIDA LP	6042 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 26 BLOCK 14	40 - Conventional	\$69,670.82	\$5,675.76
0542440270	RICHMOND AMERICAN HOMES OF FLORIDA LP	6046 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 27 BLOCK 14	40 - Conventional	\$69,670.82	\$5,675.76
0542440272	RICHMOND AMERICAN HOMES OF FLORIDA LP	6054 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 28 BLOCK 14	40 - Conventional	\$69,670.82	\$5,675.76
0542440274	RICHMOND AMERICAN HOMES OF FLORIDA LP	6058 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 29 BLOCK 14	40 - Conventional	\$69,670.82	\$5,675.76
0542440276	RICHMOND AMERICAN HOMES OF FLORIDA LP	6062 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 30 BLOCK 14	40 - Conventional	\$69,670.82	\$5,675.76
0542440560	RICHMOND AMERICAN HOMES OF FLORIDA LP	5917 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 15 BLOCK 21	40 - Conventional	\$69,670.82	\$5,675.76
0542440568	RICHMOND AMERICAN HOMES OF FLORIDA LP	5943 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 19 BLOCK 21	40 - Conventional	\$69,670.82	\$5,675.76
0542440592	RICHMOND AMERICAN HOMES OF FLORIDA LP	5962 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 5 BLOCK 23	40 - Conventional	\$69,670.82	\$5,675.76
0542440594	RICHMOND AMERICAN HOMES OF FLORIDA LP	5956 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 6 BLOCK 23	40 - Conventional	\$69,670.82	\$5,675.76
0542440596	RICHMOND AMERICAN HOMES OF FLORIDA LP	5948 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 7 BLOCK 23	40 - Conventional	\$69,670.82	\$5,675.76
0542440600	RICHMOND AMERICAN HOMES OF FLORIDA LP	5936 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 9 BLOCK 23	40 - Conventional	\$69,670.82	\$5,675.76
0542440602	RICHMOND AMERICAN HOMES OF FLORIDA LP	5928 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 10 BLOCK 21	40 - Conventional	\$69,670.82	\$5,675.76
0542440604	RICHMOND AMERICAN HOMES OF FLORIDA LP	5922 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 11 BLOCK 21	40 - Conventional	\$69,670.82	\$5,675.76
0542440606	RICHMOND AMERICAN HOMES OF FLORIDA LP	5916 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 12 BLOCK 21	40 - Conventional	\$69,670.82	\$5,675.76
0542440608	RICHMOND AMERICAN HOMES OF FLORIDA LP	5908 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 13 BLOCK 21	40 - Conventional	\$69,670.82	\$5,675.76
0542440122	RICHMOND AMERICAN HOMES OF FLORIDA LP	5357 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 6 BLOCK 11	50 - Conventional	\$87,088.53	\$7,094.70
0542440142	RICHMOND AMERICAN HOMES OF FLORIDA LP	5307 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 16 BLOCK 11	60 - Conventional	\$104,506.23	\$8,513.64
0541860172	RICKIE ALLEN AND DEDICAION A MONETTE	6077 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 20 BLOCK 3	60 - Conventional	\$104,506.23	\$8,513.64
0541860094	ROBBIN A ROONEY	6224 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 42 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860538	ROBERT E AND VANESSA MURPHY	6229 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 69 BLOCK 8	70 - Conventional	\$121,923.94	\$9,932.58
0541860324	ROBERT HAMPTON AND GAIL BELINDA WAYS	5492 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 23 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0542440164	ROBERT J AND DOMINIQUE J LAUR	6158 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 27 BLOCK 11	60 - Conventional	\$104,506.23	\$8,513.64
0542440540	ROBERT KOLVA AND MELISSA DONAHUE	6265 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 5 BLOCK 22	40 - Conventional	\$69,670.82	\$5,675.76
0541860474	ROBERT WHARTON AND LYNN S ADELMAN	5929 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 37 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0542440248	ROBERTO AZEVEDO AND MICHELLE MARTINS SCHAFER	5320 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 10 BLOCK 11	60 - Conventional	\$104,506.23	\$8,513.64
0542440382	RODERICK A CALANDRIA / ET AL	6228 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 6 BLOCK 17	50 - Conventional	\$87,088.53	\$7,094.70
0541860106	ROGERS LUCAS JR AND MICHELLE RENEE MOODY	6140 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 48 BLOCK 1	40 - Conventional	\$69,670.82	\$5,675.76
0541860170	RONALD ALLEN MORTON AND LOISE NJAMBI NDUMIA	6083 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 19 BLOCK 3	60 - Conventional	\$104,506.23	\$8,513.64
0541860522	RONALD VINCENT BOWMAN AND DONNA WESTER BOWMAN	6261 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 61 BLOCK 8	70 - Conventional	\$121,923.94	\$9,932.58
0541860168	RONDA MARCIA CAPELES	6091 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 18 BLOCK 3	60 - Conventional	\$104,506.23	\$8,513.64
0541860600	RONESHA Q AND NINA BURUCA NATION	6107 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 100 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860490	ROSEMARY ANDERSON AND DONALD P MASON	6110 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 45 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860560	RUDY G AND NATALY OSTERMANN	6189 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 80 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860218	RUSSELL DALE AND ERICA LEIGH HENDERSON	6090 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 1 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76

WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT

MAXIMUM ASSESSMENT LIEN ROLL

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0542440158	RYAN C AND SARA J JONES	6146 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 24 BLOCK 1	60 - Conventional	\$104,506.23	\$8,513.64
0542440190	RYAN PAUL AND RENEE ANTOINETTE KEMPEY	5375 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 40 BLOCK 1	60 - Conventional	\$104,506.23	\$8,513.64
0541860580	SALVADOR AND JENNIFER ANDREA LOPEZ	6147 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 90 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860066	SALVADOR AND LYDIA I CASIANO	6322 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 28 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860178	SANDER R AND MELISSA SHARP	6053 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 23 BLOCK 3	60 - Conventional	\$104,506.23	\$8,513.64
0541860496	SANDRA D AND HOWARD S LEVITT	6132 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 48 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860222	SARA NIXON AND TYLER EASON RANKIN	6082 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 3 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0541860428	SARAH E BURGOYNE	6037 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 14 BLOCK 8	50 - Conventional	\$87,088.53	\$7,094.70
0542440696	SARAH ESMA AND BRENT PAUL LECLAIR	5283 WOLF CREEK DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 5 BLOCK 14	60 - Conventional	\$104,506.23	\$8,513.64
0541860670	SCOTT C AND MICHELLE MATHESON	6002 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 15 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0542440550	SEAN AND GABRIELLE RICE	6283 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 10 BLOCK 21	40 - Conventional	\$69,670.82	\$5,675.76
0541860562	SEAN L AND JESSICA L STELLISH	6185 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 81 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0542440362	SERGIO WALDECK	6221 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 16 BLOCK 16	40 - Conventional	\$69,670.82	\$5,675.76
0542440534	SHANETTE NICOLE LAWSON	6255 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 2 BLOCK 22	40 - Conventional	\$69,670.82	\$5,675.76
0542440284	SHANKAR AND SARITA PACHHAI KARKI	6076 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 34 BLOCK 14	40 - Conventional	\$69,670.82	\$5,675.76
0542440564	SHAUN LAMAR GRIMSLY	5929 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 17 BLOCK 22	40 - Conventional	\$69,670.82	\$5,675.76
0542440576	SHELBY LEE LANSER	5969 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 23 BLOCK 21	40 - Conventional	\$69,670.82	\$5,675.76
0541860316	SHELMA ALETHEA AND ANJANET SELMAN-BABBS	5476 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 19 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0542440338	SHLOMO SCHNITZER	6216 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 4 BLOCK 16	40 - Conventional	\$69,670.82	\$5,675.76
0541860652	SKYLER A SCOTT AND THOMAS JOHN STELLING	5928 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 6 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0542440546	SKYLER ALEXANDER AUSTIN AND LAYTON ANTHONY AUSTIN	6277 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 8 BLOCK 22	40 - Conventional	\$69,670.82	\$5,675.76
0542440498	STEPHANEY ROSE ESTRADA	6282 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 10 BLOCK 21	40 - Conventional	\$69,670.82	\$5,675.76
0542440184	STEPHANIE MARIANA FLORES ET AL	5389 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 37 BLOCK 11	60 - Conventional	\$104,506.23	\$8,513.64
0541860666	STEPHEN MICHAEL AND MICHELLE L SPECIA	5956 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 13 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0541860092	STEPHEN P AND ROSE J SCHIMKUS	6230 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 41 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440486	STEVEN ANTHONY SCHIAVONE-LARUE ET AL	6262 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 4 BLOCK 21	40 - Conventional	\$69,670.82	\$5,675.76
0542440640	STEVEN D AND ALCIRA BURGDOERFER	6144 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 17 BLOCK 11	60 - Conventional	\$104,506.23	\$8,513.64
0541860498	STEVEN T AND ASHLEY L WOELFER	6136 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 49 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860260	STEVIE NICOLE CARDONA	5946 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 22 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0541860284	SUE ELLEN SCHMIDT	5416 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 3 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0542440612	SUZANNE I AND CAMERON G GARFIELD	5293 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 2 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0541860272	SYDNEY ALYN KEMP	5916 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 28 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0542440186	TAKLA A AND NERMINE AWAD	5383 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 38 BLOCK 11	60 - Conventional	\$104,506.23	\$8,513.64
0541860244	TAMMIE MARIE ANDRIGHETTI	6026 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 14 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0541860394	TAMMY LYNN RASMUSSEN	5461 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 14 BLOCK 7	40 - Conventional	\$69,670.82	\$5,675.76
0541860648	TAN THAI AND THANH THUY AN LE	5920 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 4 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0541860118	TATE RIDDLE AND ALEXIS ILLIAN	6210 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 3 BLOCK 2	40 - Conventional	\$69,670.82	\$5,675.76
0542440542	TELLI GRIFFIN	6269 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 6 BLOCK 22	40 - Conventional	\$69,670.82	\$5,675.76
0541860576	TENEISHA KERRY ANN TYUS /TRUSTEE ET AL	6155 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 88 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860594	THOMAS AND ELSA BEATRIZ SANTIAGO	6119 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 97 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0542440188	THOMAS CHARLES GOLD AND KRISTYN ELIZABETH KAUTZ	5379 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 39 BLOCK 11	60 - Conventional	\$104,506.23	\$8,513.64
0541860952	THOMAS H FOREST	5865 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 49 BLOCK 34	50 - Age Qualified	\$82,541.74	\$6,724.29
0542440370	THOMAS J AND PAMELA P RICKO	6207 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 20 BLOCK 16	40 - Conventional	\$69,670.82	\$5,675.76
0541860252	THOMAS S DEXTER AND PATRICIA I MARQUEZ	5966 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 18 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0542440244	THOMAS SCOTT BUCKBERROUGH AND HEATHER L HAYDEN	5334 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 8 BLOCK 12	60 - Conventional	\$104,506.23	\$8,513.64
0541860642	THOMAS STANLEY AND LIGIA KING	5910 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 1 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0541860512	TIMOTHY ALONZA SIMON	6289 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 56 BLOCK 8	70 - Conventional	\$121,923.94	\$9,932.58
0542440192	TIMOTHY OLIVER AND KAREN FABIOLA PETTIT	5371 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 41 BLOCK 11	60 - Conventional	\$104,506.23	\$8,513.64
0542440352	TIMOTHY W AND MARYTHERESA LEE	6239 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 11 BLOCK 16	40 - Conventional	\$69,670.82	\$5,675.76
0542440914	TIMOTHY WILLIAM AND CANDAIS MARIE LIVINGSTON	5136 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 27 BLOCK 21	70 - Conventional	\$121,923.94	\$9,932.58
0542440404	TIRSA VASQUEZ	6218 LITTLE GEM CT	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 1 BLOCK 18	50 - Conventional	\$87,088.53	\$7,094.70
0541860064	TODD WOLDOFF AND KRISTI DURANN	6330 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 27 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860706	TOLL SOUTHEAST INC	5717 LANDFAIR CT	WATERSET WOLF CREEK PHASE B LOT 3 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860708	TOLL SOUTHEAST INC	5713 LANDFAIR CT	WATERSET WOLF CREEK PHASE B LOT 4 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860718	TOLL SOUTHEAST INC	5706 LANDFAIR CT	WATERSET WOLF CREEK PHASE B LOT 9 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15

WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT

MAXIMUM ASSESSMENT LIEN ROLL

WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT

MAXIMUM ASSESSMENT LIEN ROLL

PARCEL ID	OWNER NAME	SITE ADDRESS	LEGAL DESCRIPTION	LU	MAX PRINCIPAL	MAX ANNUAL ASSESSMENT
0541860932	TOLL SOUTHEAST INC	5805 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 39 BLOCK 34	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860934	TOLL SOUTHEAST INC	5809 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 40 BLOCK 34	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860936	TOLL SOUTHEAST INC	5815 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 41 BLOCK 34	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860938	TOLL SOUTHEAST INC	5819 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 42 BLOCK 34	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860942	TOLL SOUTHEAST INC	5831 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 44 BLOCK 34	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860944	TOLL SOUTHEAST INC	5837 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 45 BLOCK 34	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860946	TOLL SOUTHEAST INC	5843 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 46 BLOCK 34	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860948	TOLL SOUTHEAST INC	5851 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 47 BLOCK 34	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860950	TOLL SOUTHEAST INC	5857 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 48 BLOCK 34	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860956	TOLL SOUTHEAST INC	5877 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 51 BLOCK 34	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860962	TOLL SOUTHEAST INC	5613 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 1 BLOCK 35	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860964	TOLL SOUTHEAST INC	5615 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 2 BLOCK 35	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860982	TOLL SOUTHEAST INC	5653 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 11 BLOCK 35	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860984	TOLL SOUTHEAST INC	5655 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 12 BLOCK 35	50 - Age Qualified	\$82,541.74	\$6,724.29
0541860996	TOLL SOUTHEAST INC	5679 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 18 BLOCK 35	Villa - Age Qualified	\$59,430.05	\$4,841.49
0541860998	TOLL SOUTHEAST INC	5681 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 19 BLOCK 35	Villa - Age Qualified	\$59,430.05	\$4,841.49
0541861000	TOLL SOUTHEAST INC	5685 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 20 BLOCK 35	Villa - Age Qualified	\$59,430.05	\$4,841.49
0541861002	TOLL SOUTHEAST INC	5687 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 21 BLOCK 35	Villa - Age Qualified	\$59,430.05	\$4,841.49
0541861004	TOLL SOUTHEAST INC	5689 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 22 BLOCK 35	Villa - Age Qualified	\$59,430.05	\$4,841.49
0541861006	TOLL SOUTHEAST INC	5691 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 23 BLOCK 35	Villa - Age Qualified	\$59,430.05	\$4,841.49
0541861008	TOLL SOUTHEAST INC	5890 WINDBREAK CT	WATERSET WOLF CREEK PHASE B LOT 24 BLOCK 35	Villa - Age Qualified	\$59,430.05	\$4,841.49
0541861010	TOLL SOUTHEAST INC	5888 WINDBREAK CT	WATERSET WOLF CREEK PHASE B LOT 25 BLOCK 35	Villa - Age Qualified	\$59,430.05	\$4,841.49
0541861012	TOLL SOUTHEAST INC	5876 WINDBREAK CT	WATERSET WOLF CREEK PHASE B LOT 26 BLOCK 35	Villa - Age Qualified	\$59,430.05	\$4,841.49
0541861014	TOLL SOUTHEAST INC	5874 WINDBREAK CT	WATERSET WOLF CREEK PHASE B LOT 27 BLOCK 35	Villa - Age Qualified	\$59,430.05	\$4,841.49
0541861016	TOLL SOUTHEAST INC	5868 WINDBREAK CT	WATERSET WOLF CREEK PHASE B LOT 28 BLOCK 35	Villa - Age Qualified	\$59,430.05	\$4,841.49
0541861018	TOLL SOUTHEAST INC	5866 WINDBREAK CT	WATERSET WOLF CREEK PHASE B LOT 29 BLOCK 35	Villa - Age Qualified	\$59,430.05	\$4,841.49
0541861020	TOLL SOUTHEAST INC	5854 WINDBREAK CT	WATERSET WOLF CREEK PHASE B LOT 30 BLOCK 35	Villa - Age Qualified	\$59,430.05	\$4,841.49
0541861022	TOLL SOUTHEAST INC	5852 WINDBREAK CT	WATERSET WOLF CREEK PHASE B LOT 31 BLOCK 35	Villa - Age Qualified	\$59,430.05	\$4,841.49
0541861024	TOLL SOUTHEAST INC	5842 WINDBREAK CT	WATERSET WOLF CREEK PHASE B LOT 32 BLOCK 35	Villa - Age Qualified	\$59,430.05	\$4,841.49
0541861028	TOLL SOUTHEAST INC	5828 WINDBREAK CT	WATERSET WOLF CREEK PHASE B LOT 34 BLOCK 35	Villa - Age Qualified	\$59,430.05	\$4,841.49
0541861030	TOLL SOUTHEAST INC	5826 WINDBREAK CT	WATERSET WOLF CREEK PHASE B LOT 35 BLOCK 35	Villa - Age Qualified	\$59,430.05	\$4,841.49
0541861036	TOLL SOUTHEAST INC	5808 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 1 BLOCK 36	60 - Age Qualified	\$99,050.08	\$8,069.15
0541861038	TOLL SOUTHEAST INC	5814 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 2 BLOCK 36	60 - Age Qualified	\$99,050.08	\$8,069.15
0541861040	TOLL SOUTHEAST INC	5818 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 3 BLOCK 36	60 - Age Qualified	\$99,050.08	\$8,069.15
0541861042	TOLL SOUTHEAST INC	5824 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 4 BLOCK 36	60 - Age Qualified	\$99,050.08	\$8,069.15
0541861044	TOLL SOUTHEAST INC	5830 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 5 BLOCK 36	60 - Age Qualified	\$99,050.08	\$8,069.15
0541861046	TOLL SOUTHEAST INC	5836 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 6 BLOCK 36	60 - Age Qualified	\$99,050.08	\$8,069.15
0541861048	TOLL SOUTHEAST INC	5842 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 7 BLOCK 36	60 - Age Qualified	\$99,050.08	\$8,069.15
0541861050	TOLL SOUTHEAST INC	5850 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 8 BLOCK 36	60 - Age Qualified	\$99,050.08	\$8,069.15
0541861052	TOLL SOUTHEAST INC	5856 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 9 BLOCK 36	60 - Age Qualified	\$99,050.08	\$8,069.15
0541861054	TOLL SOUTHEAST INC	5860 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 10 BLOCK 36	60 - Age Qualified	\$99,050.08	\$8,069.15
0541861056	TOLL SOUTHEAST INC	5866 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 11 BLOCK 36	60 - Age Qualified	\$99,050.08	\$8,069.15
0541861058	TOLL SOUTHEAST INC	5874 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 12 BLOCK 36	60 - Age Qualified	\$99,050.08	\$8,069.15
0541861060	TOLL SOUTHEAST INC	5878 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 13 BLOCK 36	60 - Age Qualified	\$99,050.08	\$8,069.15
0541861062	TOLL SOUTHEAST INC	5882 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 14 BLOCK 36	60 - Age Qualified	\$99,050.08	\$8,069.15
0541861064	TOLL SOUTHEAST INC	5888 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 15 BLOCK 36	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860842	TRACEY M AND LISA M SORIANO	5758 FREESTONE CIR	WATERSET WOLF CREEK PHASE B LOT 71 BLOCK 33	60 - Age Qualified	\$99,050.08	\$8,069.15
0541860556	TRAVIS MICHAEL AND MICHELLE SUSANNE PROHASKA	6331 MIDSHIP CT	WATERSET WOLF CREEK PHASE D2 LOT 78 BLOCK 8	70 - Conventional	\$121,923.94	\$9,932.58
0541860270	TROY BARUCH GLOVER TRUSTEE ET AL	5922 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 27 BLOCK 5	40 - Conventional	\$69,670.82	\$5,675.76
0541860052	TYLER D AND ERICA A MOORE	6370 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 21 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860332	TYLER DONALD KIRK AND ABBLE MAE KNEPPER	5508 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 27 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860530	TYLER K BLANDFORD AND TAYLOR L CRONCE	6245 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 65 BLOCK 8	70 - Conventional	\$121,923.94	\$9,932.58
0541860312	TYLER MARIE AND JELANI SALIM MILLER	5466 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 17 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860656	TYNISHIA V AND JOSHUA L LAKEY	5936 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 8 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0542440482	VALENTINA PINEDA ARENAS ET AL	6254 GOLDEN BEACH DR	WATERSET WOLF CREEK PHASE D2 LOT 2 BLOCK 21	40 - Conventional	\$69,670.82	\$5,675.76

WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT

MAXIMUM ASSESSMENT LIEN ROLL

PARCEL ID	OWNER NAME	SITE ADDRESS	LEGAL DESCRIPTION	LU	MAX PRINCIPAL	MAX ANNUAL ASSESSMENT
0542440346	VANESSA HUELVA MARIN AND JORGE PONCIANO SALGADO	6232 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 8 BLOCK 16	40 - Conventional	\$69,670.82	\$5,675.76
0542440586	VICTOR MANUEL TINOCO	5982 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 2 BLOCK 23	40 - Conventional	\$69,670.82	\$5,675.76
0541860120	VIRENDRA VITHALBHAI AND CHANDRIKA V PATEL	6249 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 4 BLOCK 2	40 - Conventional	\$69,670.82	\$5,675.76
0541860292	VY HOANG THAO PHAM AND THIEN VU	5432 SUMMER SUNSET DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 7 BLOCK 6	40 - Conventional	\$69,670.82	\$5,675.76
0541860190	WASHINGTON N LEON	5999 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 3 BLOCK 4	60 - Conventional	\$104,506.23	\$8,513.64
0542440124	WEEKLEY HOMES LLC	5353 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 7 BLOCK 11	50 - Conventional	\$87,088.53	\$7,094.70
0542440136	WEEKLEY HOMES LLC	5321 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 13 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440212	WEEKLEY HOMES LLC	5335 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 51 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440214	WEEKLEY HOMES LLC	5331 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 52 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440216	WEEKLEY HOMES LLC	5329 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 53 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440224	WEEKLEY HOMES LLC	5313 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 57 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440226	WEEKLEY HOMES LLC	5309 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 58 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440388	WEEKLEY HOMES LLC	6191 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 9 BLOCK 17	50 - Conventional	\$87,088.53	\$7,094.70
0542440390	WEEKLEY HOMES LLC	6187 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 10 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440410	WEEKLEY HOMES LLC	6258 LITTLE GEM CT	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 4 BLOCK 18	50 - Conventional	\$87,088.53	\$7,094.70
0542440412	WEEKLEY HOMES LLC	6270 LITTLE GEM CT	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 5 BLOCK 18	50 - Conventional	\$87,088.53	\$7,094.70
0542440414	WEEKLEY HOMES LLC	6284 LITTLE GEM CT	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 6 BLOCK 18	50 - Conventional	\$87,088.53	\$7,094.70
0542440422	WEEKLEY HOMES LLC	5352 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 10 BLOCK 18	50 - Conventional	\$87,088.53	\$7,094.70
0542440424	WEEKLEY HOMES LLC	5354 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 11 BLOCK 18	50 - Conventional	\$87,088.53	\$7,094.70
0542440426	WEEKLEY HOMES LLC	5358 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 12 BLOCK 18	50 - Conventional	\$87,088.53	\$7,094.70
0542440428	WEEKLEY HOMES LLC	6219 LITTLE GEM CT	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 1 BLOCK 19	50 - Conventional	\$87,088.53	\$7,094.70
0542440448	WEEKLEY HOMES LLC	6270 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 5 BLOCK 20	50 - Conventional	\$87,088.53	\$7,094.70
0542440450	WEEKLEY HOMES LLC	6274 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 6 BLOCK 20	50 - Conventional	\$87,088.53	\$7,094.70
0542440452	WEEKLEY HOMES LLC	6280 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 7 BLOCK 20	50 - Conventional	\$87,088.53	\$7,094.70
0542440460	WEEKLEY HOMES LLC	6263 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 11 BLOCK 20	50 - Conventional	\$87,088.53	\$7,094.70
0542440462	WEEKLEY HOMES LLC	6259 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 12 BLOCK 20	50 - Conventional	\$87,088.53	\$7,094.70
0542440464	WEEKLEY HOMES LLC	6251 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 13 BLOCK 20	50 - Conventional	\$87,088.53	\$7,094.70
0542440474	WEEKLEY HOMES LLC	6219 JENSEN VIEW AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 18 BLOCK 20	50 - Conventional	\$87,088.53	\$7,094.70
0542440616	WEEKLEY HOMES LLC	5289 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 4 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440618	WEEKLEY HOMES LLC	0	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 5 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440620	WEEKLEY HOMES LLC	5283 EVERLONG DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 6 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0541860454	WEEKLEY HOMES LLC	5979 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 27 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860494	WEEKLEY HOMES LLC	6126 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 47 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860566	WEEKLEY HOMES LLC	6179 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 83 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860592	WEEKLEY HOMES LLC	6123 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 96 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0542440240	WEEKLEY HOMES LLC	5346 WOLF CREEK DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 6 BLOCK 12	60 - Conventional	\$104,506.23	\$8,513.64
0542440730	WEEKLEY HOMES LLC	5222 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 17 BLOCK 23	50 - Conventional	\$87,088.53	\$7,094.70
0542440732	WEEKLEY HOMES LLC	5218 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 18 BLOCK 23	50 - Conventional	\$87,088.53	\$7,094.70
0542440734	WEEKLEY HOMES LLC	5214 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 19 BLOCK 23	50 - Conventional	\$87,088.53	\$7,094.70
0542440740	WEEKLEY HOMES LLC	5206 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 22 BLOCK 23	50 - Conventional	\$87,088.53	\$7,094.70
0542440742	WEEKLEY HOMES LLC	5204 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 23 BLOCK 23	50 - Conventional	\$87,088.53	\$7,094.70
0542440744	WEEKLEY HOMES LLC	5269 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 10 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440746	WEEKLEY HOMES LLC	5265 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 11 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440748	WEEKLEY HOMES LLC	5263 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 12 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440756	WEEKLEY HOMES LLC	5253 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 16 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440758	WEEKLEY HOMES LLC	5249 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 17 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440766	WEEKLEY HOMES LLC	5237 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 21 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440768	WEEKLEY HOMES LLC	5235 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 22 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440772	WEEKLEY HOMES LLC	5231 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 24 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440780	WEEKLEY HOMES LLC	5223 EVERLONG DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 28 BLOCK 24	50 - Conventional	\$87,088.53	\$7,094.70
0542440784	WEEKLEY HOMES LLC	5129 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 2 BLOCK 25	50 - Conventional	\$87,088.53	\$7,094.70
0542440786	WEEKLEY HOMES LLC	5121 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 3 BLOCK 25	50 - Conventional	\$87,088.53	\$7,094.70
0542440788	WEEKLEY HOMES LLC	5113 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 4 BLOCK 25	50 - Conventional	\$87,088.53	\$7,094.70
0542440798	WEEKLEY HOMES LLC	5182 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 9 BLOCK 25	50 - Conventional	\$87,088.53	\$7,094.70
0542440800	WEEKLEY HOMES LLC	5184 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 10 BLOCK 25	50 - Conventional	\$87,088.53	\$7,094.70

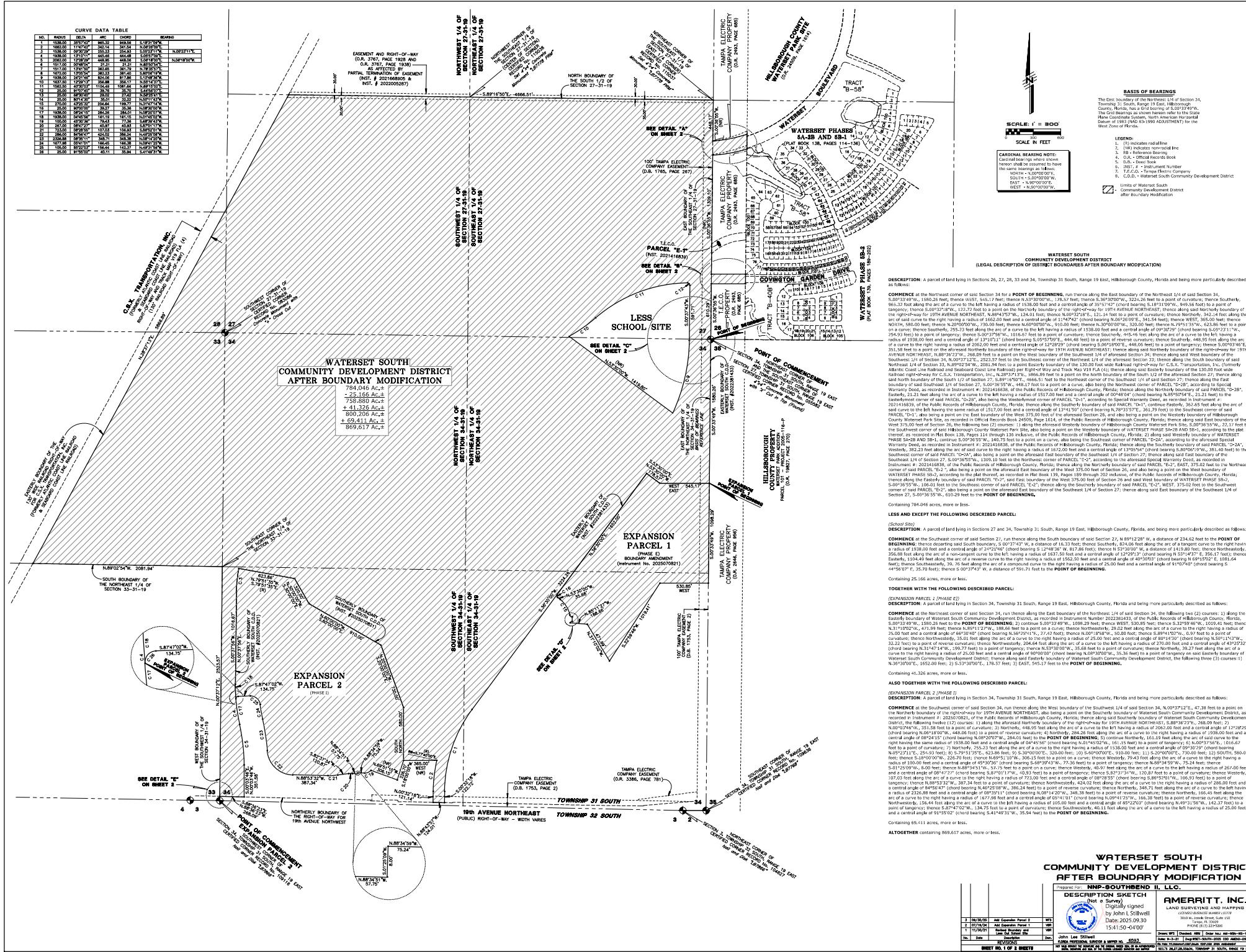
WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT

MAXIMUM ASSESSMENT LIEN ROLL

PARCEL ID	OWNER NAME	SITE ADDRESS	LEGAL DESCRIPTION	LU	MAX PRINCIPAL	MAX ANNUAL ASSESSMENT
0542440802	WEEKLEY HOMES LLC	5186 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 11 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542440804	WEEKLEY HOMES LLC	5188 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 12 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542440966	WEEKLEY HOMES LLC	5020 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 20 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542440968	WEEKLEY HOMES LLC	5024 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 21 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542440970	WEEKLEY HOMES LLC	5028 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 22 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542440978	WEEKLEY HOMES LLC	5048 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 26 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542440980	WEEKLEY HOMES LLC	5052 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 27 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542440982	WEEKLEY HOMES LLC	5056 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 28 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542440990	WEEKLEY HOMES LLC	5074 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 32 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542440992	WEEKLEY HOMES LLC	5082 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 33 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542440994	WEEKLEY HOMES LLC	5086 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 34 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542440996	WEEKLEY HOMES LLC	5090 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 35 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542440998	WEEKLEY HOMES LLC	5094 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 36 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441002	WEEKLEY HOMES LLC	5067 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 2 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441004	WEEKLEY HOMES LLC	5063 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 3 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441012	WEEKLEY HOMES LLC	5045 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 7 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441014	WEEKLEY HOMES LLC	5039 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 8 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441016	WEEKLEY HOMES LLC	5033 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 9 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441024	WEEKLEY HOMES LLC	5017 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 13 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441028	WEEKLEY HOMES LLC	5007 CHAPEL ROW AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 15 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441036	WEEKLEY HOMES LLC	5150 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 19 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441038	WEEKLEY HOMES LLC	5152 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 20 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441040	WEEKLEY HOMES LLC	5154 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 21 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441048	WEEKLEY HOMES LLC	5164 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 25 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441050	WEEKLEY HOMES LLC	5166 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 26 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441052	WEEKLEY HOMES LLC	5168 CREEK SAND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 27 BLOCK 29	50 - Conventional	\$87,088.53	\$7,094.70
0542441102	WEEKLEY HOMES LLC	5108 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 22 BLOCK 30	50 - Conventional	\$87,088.53	\$7,094.70
0542441108	WEEKLEY HOMES LLC	5122 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 25 BLOCK 30	50 - Conventional	\$87,088.53	\$7,094.70
0542441110	WEEKLEY HOMES LLC	5126 SEA BRANCH AVE	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 26 BLOCK 30	50 - Conventional	\$87,088.53	\$7,094.70
0542440334	WILLIAM CHARLES II AND JENNIFER MARIE DUKE	6210 GOLDEN BEACH DR	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 2 BLOCK 16	40 - Conventional	\$69,670.82	\$5,675.76
0541860518	WILLIAM EARL AND LISA BARNES WILLIS	6273 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 59 BLOCK 8	70 - Conventional	\$121,923.94	\$9,932.58
0541860694	WILLIAM JOSEPH CAMPBELL IV AND PAIGE BRENNAN	6040 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 27 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0541860062	WILLIAM K AND DEIRDRE WILLIAMS	6336 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 26 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0542440922	WILLIAM SPENCER AND KELLIE ANN EBELING	5124 WILDWIND DR	WATERSET WOLF CREEK PH G2 AND 30TH ST PH G2 LOT 31 BLOCK 29	70 - Conventional	\$121,923.94	\$9,932.58
0541860692	WILLIAM SPENCER II AND TAYLOR BROOKE EBELING	6038 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 26 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0541860056	YARINES SOLER TORRES	6356 ROADSTEAD CT	WATERSET WOLF CREEK PHASES A AND D1 LOT 23 BLOCK 1	50 - Conventional	\$87,088.53	\$7,094.70
0541860134	YOEL VILLAVICENCIO ROQUE ET AL	6259 GOLDEN NETTLE DR	WATERSET WOLF CREEK PHASES A AND D1 LOT 1 BLOCK 3	50 - Conventional	\$87,088.53	\$7,094.70
0541860632	YOVAVRIS BAUTISTURENA ROMERO	6202 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 16 BLOCK 9	50 - Conventional	\$87,088.53	\$7,094.70
0542440368	YSYW PROPERTIES LLC	6211 BROAD FIELD AVE	WATERSET WOLF CREEK PH G1 AND 30TH ST PH G1 LOT 19 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76
0541860478	ZACHARY LOUIS AND MORGAN NANCE LYCETT	5917 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 39 BLOCK 8	60 - Conventional	\$104,506.23	\$8,513.64
0541860662	ZEBADIAH KEITH LANIER	5948 HIDDEN BRANCH DR	WATERSET WOLF CREEK PHASE D2 LOT 11 BLOCK 10	40 - Conventional	\$69,670.82	\$5,675.76

\$170,835,000 \$13,917,135

Note: The District contains approximately 869.617 acres. Please see legal description attached.



Tab 10

RESOLUTION 2026-05

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT DECLARING SPECIAL ASSESSMENTS; DESIGNATING THE NATURE AND LOCATION OF THE PROPOSED IMPROVEMENTS; DECLARING THE TOTAL ESTIMATED COST OF THE IMPROVEMENTS, THE PORTION TO BE PAID BY ASSESSMENTS, AND THE MANNER AND TIMING IN WHICH THE ASSESSMENTS ARE TO BE PAID; DESIGNATING THE LANDS UPON WHICH THE ASSESSMENTS SHALL BE LEVIED; PROVIDING FOR AN ASSESSMENT PLAT AND A PRELIMINARY ASSESSMENT ROLL; ADDRESSING THE SETTING OF PUBLIC HEARINGS; PROVIDING FOR PUBLICATION OF THIS RESOLUTION; AND ADDRESSING CONFLICTS, SEVERABILITY AND AN EFFECTIVE DATE.

[2026 BOUNDARY AMENDMENT]

WHEREAS, approximately 69.411 acres of land (the “New Lands”) are anticipated to be added within the boundaries of the Waterset South Community Development District (the “District”) pursuant to Ordinance anticipated to be adopted by the Hillsborough County Board of County Commissioners on January 12, 2026; and

WHEREAS, the New Lands were always planned to be added to the District; and

WHEREAS, the Board of Supervisors (the “Board”) of the District has previously determined through Resolutions 2022-27, 2022-28 and 2022-30 to undertake, install, plan, establish, construct or reconstruct, enlarge or extend, equip, acquire, operate, and/or maintain the infrastructure improvements (the “Improvements”) described in the District’s *District Engineer’s Report, Supplement to Master Capital Improvement Plan*, dated December 12, 2025, attached hereto as **Exhibit A** and incorporated herein by reference; and

WHEREAS, the New Lands benefit from the District’s improvement plan; and

WHEREAS, the District has previously determined it in the best interest of the District to pay the cost of the Improvements by special assessments pursuant to Chapter 190, Florida Statutes (the “Assessments”); and

WHEREAS, the District is empowered by Chapter 190, the Uniform Community Development Districts Act, Chapter 170, Supplemental and Alternative Method of Making Local Municipal Improvements, and Chapter 197, Tax Collections, Sales and Liens, Florida Statutes, to finance, fund, plan, establish, acquire, construct or reconstruct, enlarge or extend, equip, operate, and maintain the Improvements and to impose, levy and collect the Assessments; and

WHEREAS, the District hereby determines that benefits will accrue to the New Lands, the amount of those benefits, and that special assessments will be made against the New Lands in proportion to the benefits received as set forth in the *Second Amendment to Master Special Assessment Allocation Report*, dated January 8, 2026, attached hereto as **Exhibit B** and incorporated herein by reference and on file at the office of the District Manager, c/o Rizzetta & Company, Inc., 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614 (the “District Records Office”); and

WHEREAS, the District hereby determines that the Assessments to be levied on the New Lands will not exceed the benefit to the New Lands.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE
WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT:**

- 1.** Recitals stated above are true and correct and by this reference are incorporated into and form a material part of this Resolution.
- 2.** Assessments shall be levied against the New Lands to defray a portion of the cost of the Improvements.
- 3.** The nature and general location of, and plans and specifications for, the Improvements are described in **Exhibit A**, which is on file at the District Records Office. **Exhibit B** is also on file and available for public inspection at the same location.
- 4.** The total estimated cost of the Improvements is \$131,625,212.18 (the “Estimated Cost”).
- 5.** The Assessments against the lands within the District, inclusive of the New Lands, will defray approximately \$170,835,000.00 which amounts include a portion of the Estimated Costs, plus financing-related costs, capitalized interest and a debt service reserve
- 6.** The manner in which the Assessments shall be apportioned and paid, including the Assessments against the New Lands, is set forth in **Exhibit B**, including provisions for supplemental assessment resolutions.
- 7.** The Assessments shall be levied against the New Lands within the District, on all lots and lands adjoining and contiguous or bounding and abutting upon the Improvements or specially benefitted thereby and further designated by the assessment plat hereinafter provided for.

8. There is on file, at the District Records Office, an assessment plat showing the area to be assessed, with certain plans and specifications describing the Improvements and the estimated cost of the Improvements, all of which shall be open to inspection by the public.

9. Commencing with the year in which the Assessments are levied and confirmed against the New Lands, the Assessments shall be paid in not more than (30) thirty annual installments. The Assessments may be payable at the same time and in the same manner as are ad-valorem taxes and collected pursuant to Chapter 197, Florida Statutes; provided, however, that in the event the uniform non ad-valorem assessment method of collecting the Assessments is not available to the District in any year, or if determined by the District to be in its best interest, the Assessments may be collected as is otherwise permitted by law.

10. The District Manager has caused to be made a preliminary assessment roll, inclusive of the New Lands, in accordance with the method of assessment described in **Exhibit B** hereto, which shows the lots and lands assessed, the amount of benefit to and the assessment against each lot or parcel of land and the number of annual installments into which the assessment may be divided, which assessment roll is hereby adopted and approved as the District's preliminary assessment roll.

11. There is hereby declared a public hearing to be held at 10:00 a.m. on February 12, 2026, at 2700 South Falkenburg Road, Suite 2745, Riverview, Florida 33578, for the purpose of hearing comment and objections to the proposed special assessment program for District improvements as identified in the preliminary assessment roll, a copy of which is on file. Affected parties may appear at that hearing or submit their comments in writing prior to the hearing to the office of the District Manager at 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614, (813) 933-5571.

12. Notice of said hearing shall be advertised in accordance with Chapters 170, 190 and 197, Florida Statutes, and the District Manager is hereby authorized and directed to place said notice in a newspaper(s) of general circulation within Hillsborough County (by two publications one week apart with the first publication at least twenty (20) days prior to the date of the hearing established herein). The District Manager shall file a publisher's affidavit with the District Secretary verifying such publication of notice. The District Manager is further authorized and directed to give thirty (30) days written notice by mail of the time and place of this hearing to the owners of all property to be assessed and include in such notice the amount of the assessment for each such property owner, a description of the areas to be improved and notice that information concerning all assessments may be ascertained at the District Records Office. The District Manager shall file proof of such mailing by affidavit with the District Secretary.

13. The District Manager is hereby directed to cause this Resolution to be published twice (once a week for two (2) consecutive weeks) in a newspaper of general circulation within

Hillsborough County, provided that the first publication shall be at least twenty (20) days before and the last publication shall be at least one (1) week prior to the date of the hearing, and to provide such other notice as may be required by law or desired in the best interests of the District.

14. This Resolution shall become effective upon its passage.

PASSED AND ADOPTED this 8th day of January, 2026.

ATTEST:

**WATERSET SOUTH COMMUNITY
DEVELOPMENT DISTRICT**

Secretary / Assistant Secretary

_____, Board of Supervisors

Exhibit A: *District Engineer's Report, Supplement to Master Capital Improvement Plan*, dated December 12, 2025

Exhibit B: *Second Amendment to Master Special Assessment Allocation Report*, dated January 8, 2026

Exhibit A

District Engineer's Report, Supplement to Master Capital Improvement Plan, dated December 12, 2025

Exhibit B

Second Amendment to Master Special Assessment Allocation Report, dated January 8, 2026

Tab 11

MINUTES OF MEETING

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

WATERSET SOUTH
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Waterset South Community Development District was held on **Thursday, December 11, 2025, at 10:00 AM** at the offices of **Rizzetta & Company, 2700 S. Falkenburg Road Suite 2745, Riverview FL 33578**.

Present and constituting a quorum:

Amanda King
Pete Williams
Deneen Klenke
John Blakley
Lynda McMorrow

Board Supervisor, Vice - Chairman
Board Supervisor, Vice - Chairman
Board Supervisor, Assistant Secretary
Board Supervisor, Assistant Secretary
Board Supervisor, Assistant Secretary

Also, present were:

Stephanie DeLuna
John Toborg
Derrick Evans
Alyssa Willson
Katiria Parodi
Tony Smith
Cristi Cochran

District Manager, Rizzetta & Co.
Landscape Inspection Services, Rizzetta & Co.
Administrative Assistant, Rizzetta & Co.
District Counsel, Kutak Rock LLP (via conf. call)
Representative, Castle Group
Representative, Sitex
Representative, ULS

Audience

Present

FIRST ORDER OF BUSINESS

Call to Order

Ms. DeLuna called the meeting to order and confirmed quorum.

SECOND ORDER OF BUSINESS

Audience Comments

Present. No Comments

48	THIRD ORDER OF BUSINESS	Staff Reports
49		
50	A. Aquatics Report	
51		
52	Mr. Smith presented the report and the Board inquired and discussed midge fly control	
53	and fogging of the district and the Board requested proposals for aeration on Pond	
54	#32.	
55		
56	B. Landscape & Irrigation	
57		
58	i. Presentation of Landscape Inspection Report	
59		
60	Mr. Toborg presented the report. The Board and Mr. Toborg discussed	
61	landscaping in Phase E.	
62		
63	Mr. Toborg presented Mulch Proposals, The Board decided to direct ULS to	
64	determine areas that needed mulch and to bring The Board their best pricing.	
65		
66	ii. Landscape Contractor Update	
67		
68	Ms. Cochran presented the report. Weeds on 30 th Ave. are scheduled for	
69	treatment.	
70		
71	iii. Irrigation Contractor Update	
72		
73	Mr. Zotti provided updates to the Board.	
74		
75	C. District Counsel	
76		
77	Ms. Wilson stated the Boundary Amendment was filed with Hillsborough County	
78	and that she will keep them updated. The Board asked questions regarding Legislative	
79	items.	
80		
	On a motion by Ms. King, seconded by Ms. McMorrow with all in favor, the board approved a special meeting and accompanying advertisement for 02 – 25 – 2026, for the Waterset South Community Development District.	
81		
82	D. District Engineer	
83		
84	Not Present, no report.	
85		
86		
87		
88		
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91		

92 **E. District Manager**

93
94 Ms. DeLuna stated the next CDD meeting will be a Meeting on January 8th, 2025, at
95 10:00 a.m.
96

On a motion by Ms. King, seconded by Mr. Williams with all in favor, the Board approved a not – to – exceed of \$22,034 for an EGIS Insurance for the Waterset South Community Development District.

97 **FOURTH ORDER OF BUSINESS**

98 **BUSINESS ITEMS**

99 **A. Consideration of Resolution 2026 – 04; Ratifying Sale of Series 2025 Bonds**

100 On a motion by Mr. Williams, seconded by Ms. King with all in favor, the Board approved
101 Resolution 2026 – 04; Ratifying Sale of Series 2025 Bonds, for the Waterset South
Community Development District.

102 **B. Consideration of Golf Cart Agreements**

103 Tabled
104

105 **C. Consideration of Clubhouse Management Credit Card**

106 Mr. Willam's recommended a debit card rather than a credit card. The Board and
107 Ms. Parodi discussed the limit.
108

109 On a motion by Ms. King, seconded by Mr. Williams with all in favor, the Board approved
110 a debit card to be reconciled by District Management in the amount of \$2,500 monthly,
111 for the Waterset South Community Development District.

112 **D. Consideration of Landscape Bids**

113 On a motion by Mr. King, seconded by Mr. Williams with all in favor, the Board accepted
114 the United Land Services bid, for the Waterset South Community Development District.

115 **E. Consideration of Irrigation Proposals**

116 On a motion by Ms. King seconded by Mr. Williams with all in favor, the Board accepted
117 the Sprinkler Solutions bid, for the Waterset South Community Development District.
118

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F. Consideration of Consideration of Pool Vendor Proposal

On a motion by Ms. King seconded by Mr. Blakely with all in favor, the Board accepted the Pool Vendor Proposal as presented, for the Waterset South Community Development District.

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FIFTH ORDER OF BUSINESS**BUSINESS ADMINISTRATION****A. Consideration of Board of Supervisors Meeting Minutes for November 13, 2025**

On a motion by Mr. Williams, seconded by Mr. Blakley with all in favor, the Board approved the meeting minutes from November 13, 2025, for the Waterset South Community Development District.

132
133
134

B. Ratification of Operations and Maintenance Expenditures for October 2025

On a motion by Mr. Williams seconded by Mr. Blakely with all in favor, the Board ratified Operations and Maintenance Expenditures for October 2025 (**\$150,227.69**) and to have District Management review the late fees, for the Waterset South Community Development District.

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SIXTH ORDER OF BUSINESS**Supervisor Requests**

The Board discussed issues with the management company and accounting.

Ms. Klenke expressed appreciation to the resident for being involved and attending the meeting.

FIFTH ORDER OF BUSINESS**Adjournment**

On a motion by Mr. Blakley seconded by Mr. Williams, with all in favor, the Board agreed to adjourn the meeting at 12:12 p.m., for the Waterset South Community Development District.

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WATERSET SOUTH COMMUNITY DEVELOPMENT DISTRICT

December 11th, 2025, Minutes of Meeting

Page 5

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Assistant Secretary

Chair / Vice Chair

DRAFT

Tab 12

Waterset South Community Development District

District Office - Riverview, Florida - (813)-533-2950
Mailing Address - 3434 Colwell Avenue, Suite 200 - Tampa, Florida 33614
www.watersetsouthcdd.org

Operations and Maintenance Expenditures November 2025 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from November 1, 2025 through November 30, 2025. This does not include expenditures previously approved by the Board.

The total items being presented: **\$92,050.38**

Approval of Expenditures:

Chairperson

Vice Chairperson

Assistant Secretary

Waterset South Community Development District

Paid Operation & Maintenance Expenditures

November 1, 2025 Through November 30, 2025

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Ballenger Landcare, LLC	100371	412	Irrigation Repairs 10/25	\$ 810.39
Castle Management, LLC	100372	INS-1025-302	Insurance Reimbursement 10/25	\$ 271.85
Castle Management, LLC	100372	MGT-110125-519	Contract Management Fees 11/25	\$ 500.00
Castle Management, LLC	100366	PREIM10-03-25-136	Payroll Period 09/13/25-09/26/25	\$ 2,970.71
Castle Management, LLC	100366	PREIM10-17-25-296	Payroll Period 09/27/25-10/10/25	\$ 5,798.82
F Peter Williams	100367	PW101425 813-634-3400-072525-5	Board of Supervisor Meeting 10/14/25	\$ 200.00
Frontier Florida, LLC	20251107-1	11/25	Internet Amenity C 11/25	\$ 19.98
Hillsborough County BOCC	20251125-2	2351444373 10/25 ACH	Reclaim Water Services 10/25	\$ 576.08
Hillsborough County BOCC	20251125-1	2643318705 10/25 ACH	5568 Waterset Blvd. 10/25	\$ 1,023.12
Hillsborough County BOCC	20251125-3	6145712597 10/25 ACH	Reclaim Water Services 10/25	\$ 332.72
John C. Blakley	100368	JB101425	Board of Supervisor Meeting 10/14/25	\$ 200.00
Kutak Rock, LLP	100373	3653817	General Counsel - Legal Services 09/25 Arbitrage Rebate Calculation Series 2024	\$ 2,819.53
LLS Tax Solutions, Inc.	100369	003945	10/25	\$ 500.00

Waterset South Community Development District

Paid Operation & Maintenance Expenditures

November 1, 2025 Through November 30, 2025

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Rizzetta & Company, Inc.	100365	INV0000103881	Boundary Petition 10/25	\$ 5,000.00
Rizzetta & Company, Inc.	100364	INV0000104459	District Management Fees 11/25	\$ 6,144.08
TECO	20251124-3	110425-221009083702	5448 Wateret Blvd, IRRG 11/25	\$ 28.52
TECO	20251124-5	110425-221009083710	5421 Summer Sunset Dr, IRRG 11/25	\$ 23.80
TECO	20251124-4	110425-221009143712	5261 Covington Garden Dr, IRRG 11/25	\$ 17.62
TECO	20251124-1	110425-221009143720	6288 Hidden Branch Dr 10/25	\$ 14.96
TECO	20251124-6	110425-221009143738	6064 Hidden Branch Dr, IRRG 10/25	\$ 16.13
TECO	20251124-2	110425-221009546666	6160 Turnbuckle Dr Gas 11/25	\$ 142.91
TECO	20251124-7	110525-211035337917	6160 Turnbuckle Dr Amenity 10/25	\$ 1,379.44
TECO	20251124-13	221008801724 10/25 ACH	5586 Summer Sunset Dr 10/25	\$ 6,480.11
TECO	20251124-12	221008952683 10/25 ACH	Waterset PH G1 Wolf Creek 10/25	\$ 4,053.63
TECO	20251124-10	221008954077 10/25 ACH	Waterset PH G2 Wolf Creek 10/25	\$ 4,016.67
TECO	20251124-11	221009082118 10/25 ACH	Waterset Covington Dr PHB 10/25	\$ 127.10

Waterset South Community Development District

Paid Operation & Maintenance Expenditures

November 1, 2025 Through November 30, 2025

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
TECO	20251124-9	221009517212 ACH 10/25	Utilities: C/O Wolf Creek PH A D1 / 6160 Turnbuckle Dr 10/25	\$ 607.34
TECO	20251124-8	221009547813 10/25 ACH	Utilities: 6144 Turnbuckle Dr Maint 10/25	\$ 30.96
United Land Services	100370	177436	Monthly Landscape Maintenance 11/25	\$ 47,943.91
Total				\$ 92,050.38



822 A1A N, Suite 310
Ponte Vedra Beach, FL 32082

Bill To
Waterset South CDD C/O Rizzetta & Co 3434 Colwell Ave, Ste 200 Tampa, FL 33614

RECEIVED
10-21-25

Date	PO#
10/21/25	
Sales Rep	Terms
Trey Ballenger	Due on Receipt

Property Address
Waterset South CDD Apollo Beach, FL

Description	Qty / UOM	Rate	Ext. Price	Amount
-------------	-----------	------	------------	--------

Waterset South Covington and Wolf Creek Valve Replacement 1-1/2

Damaged valve needs to be replaced and replumbed along Covington Garden near Wolf Creek.

Irrigation Repair - 10/20/2025 \$810.39

Subtotal	\$810.39
Sales Tax	\$0.00
Total	\$810.39
Credits/Payments	(\$0.00)
Balance Due	\$810.39

Current	1-30 Days Past Due	31-60 Days Past Due	61-90 Days Past Due	90+ Days Past Due
\$810.39	\$5,652.50	\$2,698.50	\$0.00	\$0.00



Castle Management LLC
12270 SW 3rd St Ste 200,
Plantation, FL 33325

Document No:INS-1025-302
Document Date:10/31/2025

Association: Waterset South Community Development District Facilities Manag

Total Due: \$271.85

Date	Description	Amount
10/31/2025	Insurance Reimbursement Torres, Heidy ASTPM	\$123.34
10/31/2025	Insurance Reimbursement Parodi Tarira, Katiria PRMGR	\$148.51

Report Totals

Billing: \$271.85
Total Sales Tax: \$0.00
Balance Due: **\$271.85**



Castle Management LLC
12270 SW 3rd St Ste 200,
Plantation, FL 33325

Document No: MGT-110125-519
Document Date: 11/01/2025

Association: Waterset South Community Development District Facilities Management

Contract No: WATSC

Total Due: \$500.00

Fee	Amount
Contract Management	\$500.00
Report Totals	
	Billing: \$500.00
	Total Sales Tax: \$0.00
	Balance Due: \$500.00

Waterset South CDD
Meeting Date: October 14, 2025

RECEIVED
10-16-25

Name of Board Supervisor	Check if paid
Deneen Klenke*	
Pete Williams	X
John Blakley	X
Lynda McMorrow*	
Amanda King *	

(*) Does not get paid

NOTE: Supervisors are only paid if checked.

EXTENDED MEETING TIMECARD

Meeting Start Time:	10am
Meeting End Time:	11:30 am
Total Meeting Time:	

Time Over _3 (?) Hours:	0
-------------------------	---

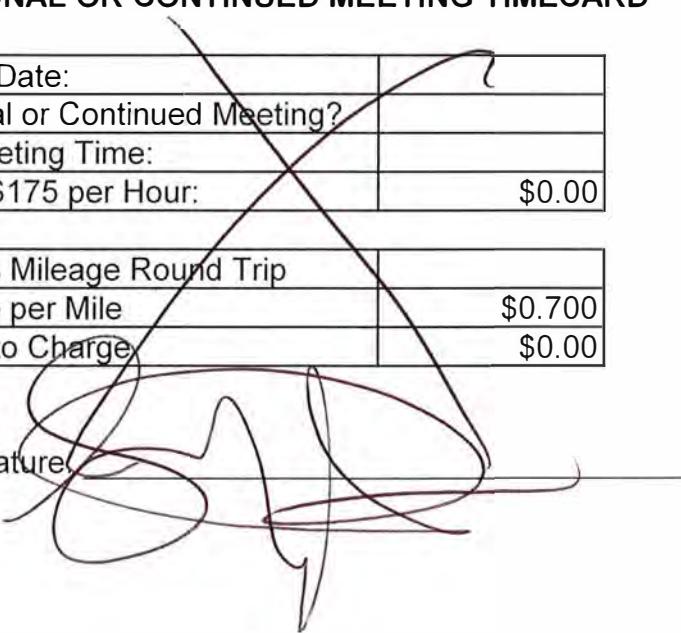
Total at \$175 per Hour:	0
--------------------------	---

ADDITIONAL OR CONTINUED MEETING TIMECARD

Meeting Date:	
Additional or Continued Meeting?	
Total Meeting Time:	
Total at \$175 per Hour:	\$0.00

Business Mileage Round Trip	
IRS Rate per Mile	\$0.700
Mileage to Charge	\$0.00

DM Signature





WATERSET SOUTH CDD

Account Number:

813-634-3400-072525-5

Billing Date:

Oct 25, 2025

PIN:

2162

Billing Period:

Oct 25 - Nov 24, 2025

Hi WATERSET SOUTH CDD,

Simplify your payments! Enroll in Auto Pay today to avoid missed payments and service interruptions.

Bill history

Previous balance		\$332.97
Payment received by Oct 25, thank you		-\$342.97
Adjustments to prior bill period		-\$94.99
Prior bill period balance		-\$104.99

Service summary

	Previous month	Current month
Internet	\$99.99	\$99.99
Other	\$5.00	\$5.00
One-Time Charges	\$9.00	↑ \$19.98
Total services	\$113.99	\$124.97
Total balance		\$19.98

Total balance
\$19.98
due
Nov 18

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P.O. Box 211579
Eagan, MN 55121-2879

6790 0107 DY RP 25 10272025 NNNNNNNY 01 992371

WATERSET SOUTH CDD
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Total balance
\$19.98

Account number
813-634-3400-072525-5

Due by
Nov 18

Amount enclosed
\$ _____

Mail payment to:

FRONTIER
PO BOX 740407
CINCINNATI, OH 45274-0407

3050048136343400072525000000000000000019985



WATERSET SOUTH CDD

Account Number:

813-634-3400-072525-5

Billing Date:

Oct 25, 2025

PIN:

2162

Billing Period:

Oct 25 - Nov 24, 2025

WAYS TO PAY YOUR BILL



Easy, simple, secure payments with
Auto Pay at frontier.com/autopay



Download the
MyFrontier® app



For help: Customer Service at frontier.com/helpcenter, chat at frontier.com/chat, or call us at 800-921-8102.
Visually impaired/TTY customers, call 711.

PAYING YOUR BILL

You are responsible for all legitimate, undisputed charges on your bill. Paying by check authorizes Frontier to make a one-time electronic funds transfer from your account, as early as the day your check is received. When making an online payment, please allow time for the transfer of funds. If funds are received after the due date, you may be charged a fee, your service may be interrupted, and you may incur a reconnection charge to restore service. A fee may be charged for a bank returned check. Continued nonpayment of undisputed charges (incl. 900 and long distance charges) may result in collection action and a referral to credit reporting agencies, which may affect your credit rating.

IMPORTANT MESSAGES

You must pay all basic local service charges to avoid basic service disconnection. Failure to pay other charges will not cause disconnection of your basic service but this may cause other services to be terminated. Frontier Bundles may include charges for both basic and other services. Frontier periodically audits its bills to ensure accuracy which may result in a retroactive or future billing adjustment. Internet speed, if noted, is the maximum wired connection speed for selected tier; Wi-Fi speeds may vary; actual and average speed may be slower and depends on multiple factors. Performance details are at frontier.com/internetdisclosures.

SERVICE TERMS

Visit frontier.com/terms, frontier.com/tariffs or call Customer Service for information on tariffs, price lists and other important Terms, Conditions and Policies ("Terms") related to your voice, Internet and/or video services including limitations of liability, early termination fees, the effective date of and billing for the termination of service(s) and other important information about your rights and obligations, and ours. Frontier's Terms include a binding arbitration provision to resolve customer disputes (frontier.com/terms/arbitration). **Video and Internet services are subscription-based and are billed one full month in advance. Video and/or Internet service subscription cancellations and any early termination fees are effective on the last day of your Frontier billing cycle. No partial month credits or refunds will be provided for previously billed service subscriptions.** By using or paying for Frontier services, you are agreeing to these Terms and that disputes will be resolved by individual arbitration. By providing personal information to Frontier you are also agreeing to Frontier's Privacy Policy posted at frontier.com/ctnetx-privacy.



WATERSET SOUTH CDD Account Number:
813-634-3400-072525-5

Billing Date:
Oct 25, 2025

PIN:
2162

Billing Period:
Oct 25 - Nov 24, 2025

Page 3/4

Don't let an unexpected outage stop your business. Get Frontier Internet Backup to keep your critical systems running. Visit: business.frontier.com/internet-backup

Adjustments to prior bill period

Payment Taken Over the Phone by Agent	\$10.00
Non Reg Service Crdt	-\$104.99
Total Adjustments	-\$94.99

If your bill reflects that you owe a Balance Forward, you must make a payment immediately in order to avoid collection activities. You must pay a minimum of \$19.98 by your due date to avoid disconnection of your local service. All other charges should be paid by your due date to keep your account current.

Internet

Monthly Charges

10.25-11.24	Business Fiber Internet 2 Gig	\$109.99
	Data	-\$10.00
	\$10.00 Discount through 07/24/27	
Internet Total		\$99.99



Other Charges

Monthly Charges			
10.25-11.24	(2)	Frontier Wi-Fi 7 Equipment	\$5.00
Other Charges Total			\$5.00



One-Time Charges

Reconnection Fee-Broadband	\$9.99
Reconnection Fee-Broadband	\$9.99
One-Time Charges Total	\$19.98

Total current month charges **\$124.97**

**LET FRONTIER
BE YOUR
TECH SUPPORT**

Tech issues won't wait until you have an IT team to fix them. Get the tech support you need without the overhead. Frontier Premium Tech Pro.

business.frontier.com





WATERSET SOUTH CDD Account Number:
813-634-3400-072525-5

PIN:
2162

Billing Date:
Oct 25, 2025

Billing Period:
Oct 25 - Nov 24, 2025

Account Activity

8136343400

Qty	Description	Order number	Effective date	Charge
1	Reconnection Fee-Broadband	088412004	2025-10-10	\$9.99
1	Reconnection Fee-Broadband	088412001	2025-10-10	\$9.99
Total				\$19.98





Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUUE DATE
WATERSET SOUTH CDD	2351444373	11/03/2025	11/24/2025

M-Page 1 of 4

Summary of Account Charges

Previous Balance	\$457.15
Net Payments - Thank You	\$-457.15
Total Account Charges	\$576.08
AMOUNT DUE	\$576.08

This is your summary of charges. Detailed charges by premise are listed on the following page(s)



Hillsborough
County Florida

Make checks payable to: BOCC

ACCOUNT NUMBER: 2351444373



ELECTRONIC PAYMENTS BY CHECK OR

Automated Payment Line: (813) 307-1000
Internet Payments: HCFL.gov/WaterBill
Additional Information: HCFL.gov/Water



THANK YOU!



WATERSET SOUTH CDD
C/O RIZZETTA & COMPANY
3434 COLWELL AVENUE SUITE 200
TAMPA FL 33614-8390

4,313 8

DUUE DATE	11/24/2025
AMOUNT DUE	\$576.08
AMOUNT PAID	

0023514443730 00000576082





Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUUE DATE
WATERSET SOUTH CDD	2351444373	11/03/2025	11/24/2025

Service Address: 5360 30TH ST NE - COMM RCLM IRRIG

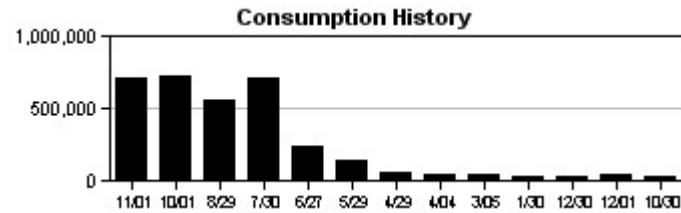
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METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
702674522	10/01/2025	13509863	11/01/2025	14222339	712476 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge \$175.83

Total Service Address Charges \$175.83



Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUUE DATE
WATERSET SOUTH CDD	2351444373	11/03/2025	11/24/2025

Service Address: 5000 SEA BRANCH AVE - IRRIGATION RECLAIM

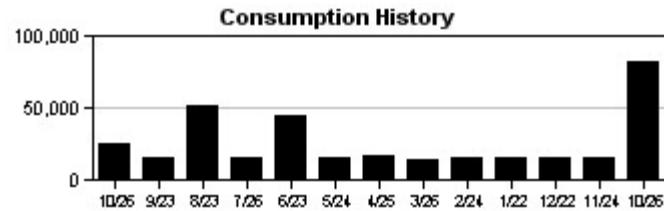
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METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
702858474	09/23/2025	544422	10/26/2025	569910	25488 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge \$11.53

Total Service Address Charges \$11.53





Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUUE DATE
WATERSET SOUTH CDD	2351444373	11/03/2025	11/24/2025

Service Address: 5278 30TH ST NE - COMM RCLM IRRIG

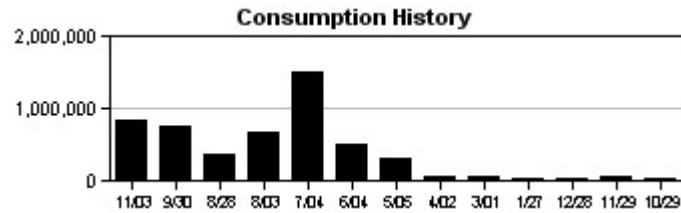
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METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
702665776	09/30/2025	18005875	11/03/2025	18832726	826851 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge \$325.28

Total Service Address Charges \$325.28



Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUUE DATE
WATERSET SOUTH CDD	2351444373	11/03/2025	11/24/2025

Service Address: 6118 TURNBUCKLE DR - IRRIGATION RECLAIM

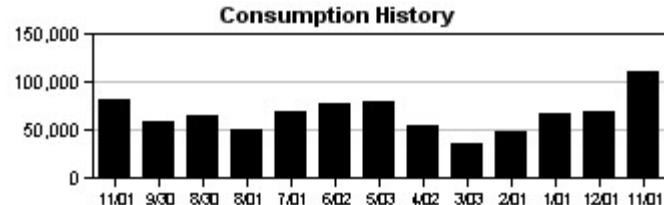
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METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
702880892	09/30/2025	814431	11/01/2025	895256	80825 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge \$57.50

Total Service Address Charges \$57.50





Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUUE DATE
WATERSET SOUTH CDD	2351444373	11/03/2025	11/24/2025

Service Address: 5134 30TH ST NE - IRRIGATION RECLAM

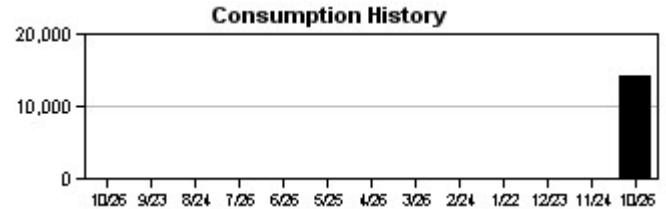
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METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
702579412	09/23/2025	570885	10/26/2025	570885	0 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge \$5.94

Total Service Address Charges \$5.94





Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUUE DATE
WATERSET SOUTH CDD	2643318705	10/29/2025	11/19/2025

S-Page 1 of 4

Summary of Account Charges

Previous Balance	\$465.43
Net Payments - Thank You	\$-465.43
Total Account Charges	\$974.40

AMOUNT DUE	\$974.40
-------------------	-----------------

Paid \$1,023.12 - Credited \$48.72 to next payment

RECEIVED
10-30-25

This is your summary of charges. Detailed charges by premise are listed on the following page(s)



Hillsborough
County Florida

Make checks payable to: BOCC

ACCOUNT NUMBER: 2643318705



ELECTRONIC PAYMENTS BY CHECK OR

Automated Payment Line: (813) 307-1000
Internet Payments: HCFL.gov/WaterBill
Additional Information: HCFL.gov/Water



THANK YOU!



WATERSET SOUTH CDD
C/O RIZZETTA & COMPANY
3434 COLWELL AVENUE
TAMPA FL 33614-8390

2,427 8

DUUE DATE	11/19/2025
AMOUNT DUE	\$974.40
AMOUNT PAID	

0026433187056 00000974402



Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUUE DATE
WATERSET SOUTH CDD	2643318705	10/29/2025	11/19/2025

Service Address: 5568 WATERSET BLVD - COMM RCLM IRRIG

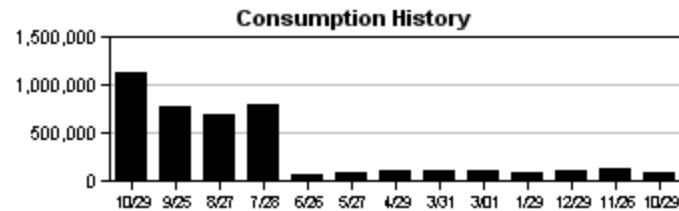
S-Page 2 of 4

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
702082010	09/25/2025	29180631	10/29/2025	30298148	1117517 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge \$242.99

Total Service Address Charges \$242.99



Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUUE DATE
WATERSET SOUTH CDD	2643318705	10/29/2025	11/19/2025

Service Address: 5675 BELLIDO LN - COMM RCLM IRRIG

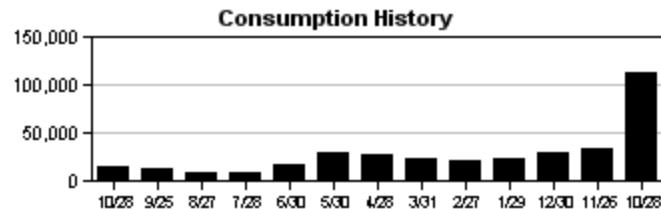
S-Page 2 of 4

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
702866268	09/25/2025	1198948	10/28/2025	1213124	14176 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge \$8.35

Total Service Address Charges \$8.35





Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUUE DATE
WATERSET SOUTH CDD	2643318705	10/29/2025	11/19/2025

Service Address: 5448 WATERSET BLVD - COMM RCLM IRRIG

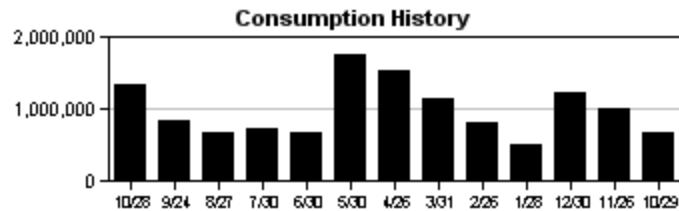
S-Page 3 of 4

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
702670712	09/24/2025	26330877	10/28/2025	27663898	1333021 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge \$697.49

Total Service Address Charges \$697.49



Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUUE DATE
WATERSET SOUTH CDD	2643318705	10/29/2025	11/19/2025

Service Address: 5421 SUMMER SUNSET DR - COMM RCLM IRRIG

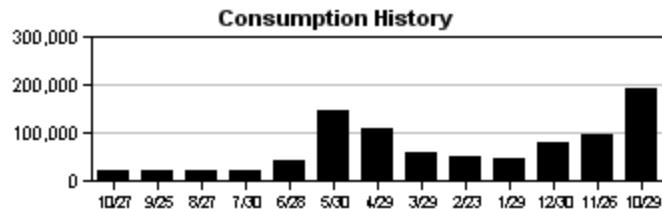
S-Page 3 of 4

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
702138184	09/25/2025	2750188	10/27/2025	2772570	22382 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge \$9.74

Total Service Address Charges \$9.74





Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUUE DATE
WATERSET SOUTH CDD	2643318705	10/29/2025	11/19/2025

Service Address: 6399 ROADSTEAD CT - COMM RCLM IRRIG

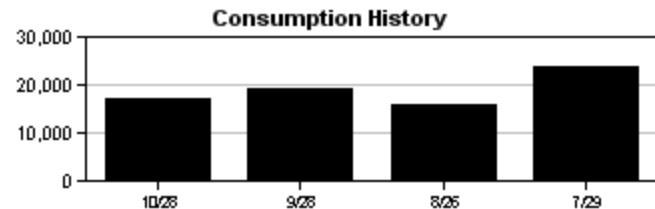
S-Page 4 of 4

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
702137990	09/21/2025	572389	10/28/2025	593632	21243 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge \$9.89

Total Service Address Charges \$9.89



Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUUE DATE
WATERSET SOUTH CDD	2643318705	10/29/2025	11/19/2025

Service Address: 6021 GOLDEN NETTLE DR - COMM RCLM IRRIG

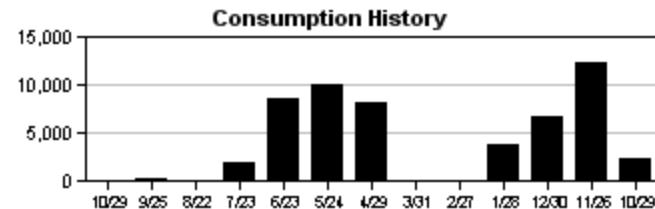
S-Page 4 of 4

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
702045274	09/25/2025	188601	10/29/2025	188601	0 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge \$5.94

Total Service Address Charges \$5.94





Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUUE DATE
WATERSET SOUTH CDD	6145712597	11/05/2025	11/26/2025

M-Page 1 of 3

Summary of Account Charges

Previous Balance	\$244.82
Net Payments - Thank You	\$-244.82
Bill Corrections	\$-0.14
Total Account Charges	\$332.86
AMOUNT DUE	\$332.72

This is your summary of charges. Detailed charges by premise are listed on the following page(s)



Hillsborough
County Florida

Make checks payable to: BOCC

ACCOUNT NUMBER: 6145712597



ELECTRONIC PAYMENTS BY CHECK OR

Automated Payment Line: (813) 307-1000
Internet Payments: HCFL.gov/WaterBill
Additional Information: HCFL.gov/Water



THANK YOU!



WATERSET SOUTH CDD
3434 COLWELL AVE SUITE 200
TAMPA FL 33614-8390

5,507 8

DUUE DATE	11/26/2025
AMOUNT DUE	\$332.72
AMOUNT PAID	

0061457125971 00000332726





Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUUE DATE
WATERSET SOUTH CDD	6145712597	11/05/2025	11/26/2025

Service Address: 6288 HIDDEN BRANCH DR - COMM RCLM IRR

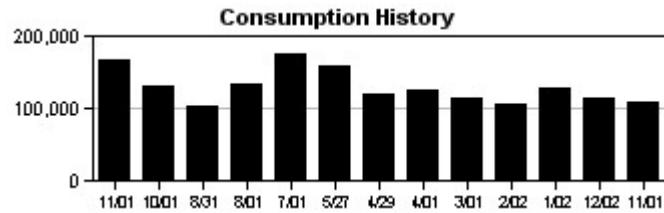
M-Page 2 of 3

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
701266672	10/01/2025	2371340	11/01/2025	2538170	166830 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge \$60.43

Total Service Address Charges \$60.43



Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUUE DATE
WATERSET SOUTH CDD	6145712597	11/05/2025	11/26/2025

Service Address: 5261 COVINGTON DR - COMM RCLM IRRIG

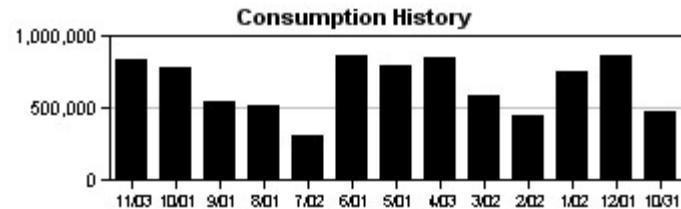
M-Page 2 of 3

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
702663878	10/01/2025	15821396	11/03/2025	16659847	838451 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge \$250.21

Total Service Address Charges \$250.21





Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUUE DATE
WATERSET SOUTH CDD	6145712597	11/05/2025	11/26/2025

Service Address: 6064 HIDDEN BRANCH DR - COMM RCLM IRRIG

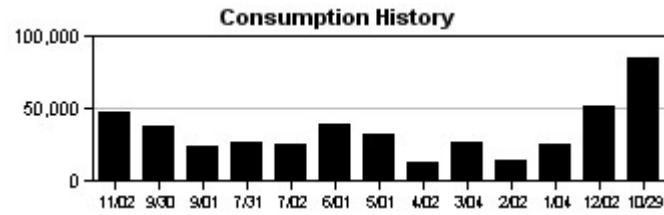
M-Page 3 of 3

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
703747518	09/30/2025	287017	11/02/2025	334439	47422 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge \$16.28

Total Service Address Charges \$16.28



Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUUE DATE
WATERSET SOUTH CDD	6145712597	11/05/2025	11/26/2025

Service Address: 6335 MIDSHIP CT - COMM RCLM IRRIG

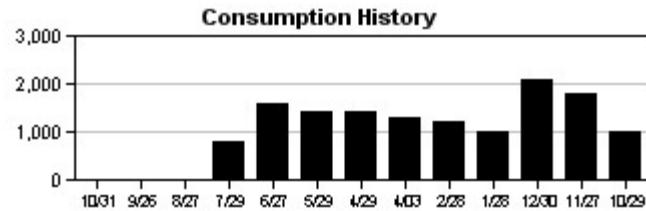
M-Page 3 of 3

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
11907325	09/26/2025	1047	10/31/2025	1047	0 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge \$5.94

Total Service Address Charges \$5.94



KUTAK ROCK LLP**TALLAHASSEE, FLORIDA**

Telephone 404-222-4600

Facsimile 404-222-4654

Federal ID 47-0597598

November 5, 2025

Check Remit To:

Kutak Rock LLP

PO Box 30057

Omaha, NE 68103-1157

ACH/Wire Transfer Remit To:

ABA #104000016

First National Bank of Omaha

Kutak Rock LLP

A/C # 24690470

Reference: Invoice No. 3653817

Client Matter No. 28623-1

Notification Email: eftgroup@kutakrock.com

Waterset South CDD
c/o Rizzetta & Company, Inc.
Suite 200
3434 Colwell Avenue
Tampa, FL 33614

Invoice No. 3653817
28623-1

Re: General Counsel

For Professional Legal Services Rendered

09/03/25	A. Willson	0.70	227.50	Confer with Evans regarding meeting agenda; prepare resolution adopting amenity policies; finalize policies for adoption
09/04/25	A. Willson	0.70	227.50	Confer with Durand and Evans regarding meeting agenda; prepare items regarding same
09/05/25	A. Willson	0.30	97.50	Confer with Evans regarding meeting notices; review items for upcoming agenda
09/08/25	A. Willson	0.80	260.00	Confer with Durand and Evans regarding meeting agenda modifications
09/09/25	A. Willson	0.40	130.00	Review revised meeting agenda; confer with Durand and Evans regarding same; prepare items for upcoming board meeting
09/10/25	A. Willson	0.60	195.00	Confer with Evans regarding upcoming board meeting agenda modifications; review revised agenda; prepare for board meeting

KUTAK ROCK LLP

Waterset South CDD
November 5, 2025
Client Matter No. 28623-1
Invoice No. 3653817
Page 2

09/11/25	A. Willson	3.00	975.00	Travel to and attend board meeting; post meeting follow up; confer with King and Durand regarding amenity facilities items
09/16/25	A. Willson	0.60	195.00	Confer with Evans regarding meeting public notice requirements
09/25/25	A. Willson	0.20	65.00	Confer with Durand regarding amenity forms and meeting follow up
09/26/25	A. Willson	0.10	32.50	Confer with Durand regarding amenity use agreements
09/30/25	A. Willson	0.40	130.00	Confer with Durand and Evans regarding tentative meeting agenda; review and revise same
TOTAL HOURS		7.80		
TOTAL FOR SERVICES RENDERED				\$2,535.00
DISBURSEMENTS				
Meals			17.27	
Travel Expenses			267.26	
TOTAL DISBURSEMENTS				<u>284.53</u>
TOTAL CURRENT AMOUNT DUE				<u>\$2,819.53</u>

LLS Tax Solutions Inc.

1645 Sun City Center Plz # 5027
Sun City Center, FL 335718003
+18507540311
liscott@llstax.com

**INVOICE****BILL TO**

Waterset South
Community Development
District
c/o Rizzetta & Company,
Inc.
3434 Colwell Avenue,
Suite 200
Tampa, FL 33614

RECEIVED

10-30-25

INVOICE # 003945**DATE** 10/30/2025**DUE DATE** 11/29/2025**TERMS** Net 30

DESCRIPTION	AMOUNT
Total Billing for Arbitrage Services in connection with the \$9,120,000 Waterset South Community Development District (Hillsborough County, Florida) Special Assessment Revenue Bonds, Series 2024 – Rebatable Arbitrage Calculation for the period ended February 12, 2025.	500.00
BALANCE DUE	\$500.00

Thank You For Your Business

Rizzetta & Company, Inc.
3434 Colwell Avenue
Suite 200
Tampa FL 33614

Invoice

Date	Invoice #
10/22/2025	INV0000103881

Bill To:

Waterset South CDD
3434 Colwell Ave
Suite 200
Tampa FL 33614

RECEIVED
10-29-25

Services for the month of	Terms	Client Number
October	Upon Receipt	00184

Description	Qty	Rate	Amount
Drafting the Statement of Estimated Regulatory Costs and Financial Review Reports for the District's Boundary Petition.	0.00	\$0.00	\$0.00
PLEASE USE THE FOLLOWING WIRE INSTRUCTIONS FOR REMITTANCE:			
The Bank of Tampa 601 Bayshore Blvd Tampa, FL 33606			
Routing #: 063108680			
Credit: Rizzetta & Company, Inc Account#: 100905233			

Subtotal	\$5,000.00
Total	\$5,000.00

Rizzetta & Company, Inc.
3434 Colwell Avenue
Suite 200
Tampa FL 33614

Invoice

Date	Invoice #
11/2/2025	INV0000104459

Bill To:

Waterset South CDD
3434 Colwell Ave
Suite 200
Tampa FL 33614



TampaElectric.com

WATERSET SOUTH CDD
5448 WATERSET BLVD, IRRG
APOLLO BEACH, FL 33572

RECEIVED
NOV 10 2025

Statement Date: November 04, 2025

Amount Due: \$28.52

Due Date: November 25, 2025

Account #: 221009083702

Account Summary

BY:

Current Service Period: September 27, 2025 - October 29, 2025

Previous Amount Due \$30.74
Payment(s) Received Since Last Statement -\$30.74

Current Month's Charges \$28.52

Amount Due by November 25, 2025 \$28.52

Amount not paid by due date may be assessed a late payment charge and an additional deposit.

00000053-0000534-Page 11 of 28

Your Energy Insight



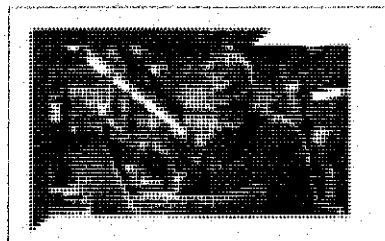
Your average daily kWh used was 42.86% higher than the same period last year.



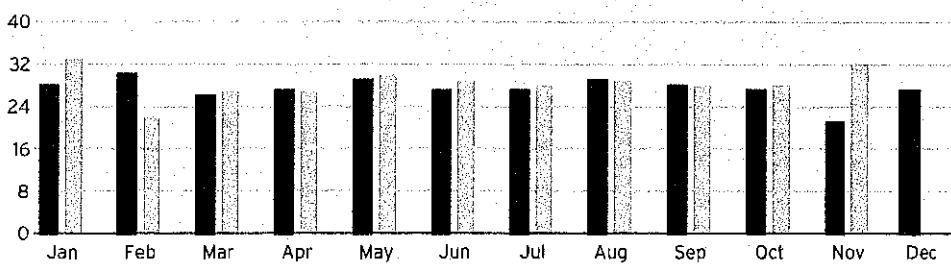
Your average daily kWh used was 11.11% higher than it was in your previous period.



Scan here to view your account online.



Monthly Usage (kWh)



Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com

To ensure prompt credit, please return stub portion of this bill with your payment.



Account #: 221009083702

Due Date: November 25, 2025

Amount Due:	\$28.52
Payment Amount:	\$ _____

618051218262210090837020000000028529

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TAMPA, FL 33614-8390

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P.O. BOX 31318
TAMPA, FL 33631-3318

Make check payable to: TECO
Please write your account number on the memo line of your check.

618051218262210090837020000000028529



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Building upon the benefits of our free audit, with this option, we'll sub-meter and monitor* your energy-consuming equipment to give you deeper insights. Our analyst will review equipment size and operating hours, pinpoint process inefficiencies and more. At the end, you'll receive tailored recommendations to help maximize your energy efficiency. A typical paid audit starts at just \$75.

*Available on equipment or panels < 480 volts.

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TampaElectric.com

WATERSET SOUTH CDD
C/O WOLF CREEK PH A, D1
5421 SUMMER SUNSET DR, IRRIGATION
APOLLO BEACH, FL 33572-2242

RECEIVED
NOV 10 2025

Statement Date: November 04, 2025

Amount Due: \$23.80

Due Date: November 25, 2025

Account #: 221009083710

Account Summary

Current Service Period: September 27, 2025 - October 29, 2025

Previous Amount Due	\$26.70
Payment(s) Received Since Last Statement	-\$26.70
Current Month's Charges	\$23.80

Amount Due by November 25, 2025 **\$23.80**

Amount not paid by due date may be assessed a late payment charge and an additional deposit.

Your Energy Insight

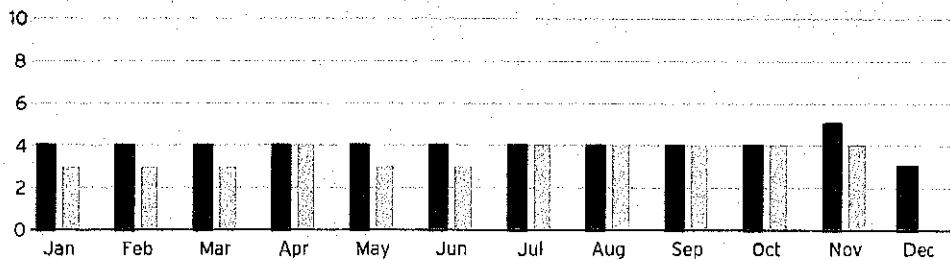
Your average daily kWh used was 30% lower than the same period last year.

Your average daily kWh used was 0% higher than it was in your previous period.



Scan here to view your account online.

Monthly Usage (kWh)



Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com

To ensure prompt credit, please return stub portion of this bill with your payment.

Account #: 221009083710

Due Date: November 25, 2025

Amount Due: \$23.80

Payment Amount: \$ _____

6180512182672210090837100000000023802



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00004367 FTECO111052501182610 00000 03 00000000 18267 002

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C/O WOLF CREEK PH A, D1
3434 COLWELL AVE, STE 200
TAMPA, FL 33614-8390

Mail payment to:

TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Make check payable to: TECO

Please write your account number on the memo line of your check.

6180512182672210090837100000000023802



Service For:
5421 SUMMER SUNSET DR
IRRIGATION, APOLLO BEACH, FL 33572-2242

Account #: 221600939710
Statement Date: November 2025
Charge Date: November 21, 2025

Meter Read

Service Period: Sep 27, 2025 - Oct 29, 2025

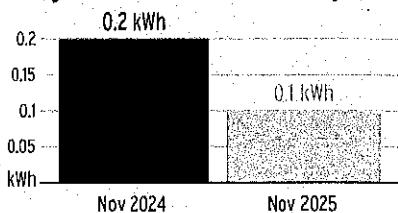
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000886162	10/29/2025	101	97	=	4 kWh	1	33 Days

Charge Details

Electric Charges		
Daily Basic Service Charge	33 days @ \$0.63000	\$20.79
Energy Charge	4 kWh @ \$0.08641/kWh	\$0.35
Fuel Charge	4 kWh @ \$0.03391/kWh	\$0.14
Storm Protection Charge	4 kWh @ \$0.00577/kWh	\$0.02
Clean Energy Transition Mechanism	4 kWh @ \$0.00418/kWh	\$0.02
Storm Surcharge	4 kWh @ \$0.02121/kWh	\$0.08
Florida Gross Receipt Tax		\$0.55
Electric Service Cost		\$21.95
State Tax		\$1.85
Total Electric Cost, Local Fees and Taxes		\$23.80

Avg kWh Used Per Day



Important Messages

Quarterly Fuel Source Update

Tampa Electric's diverse fuel mix for the 12-month period ending September 2025 includes 78% natural gas, 12% purchased power, 10% solar and 0% coal.

Total Current Month's Charges

\$23.80

For more information about your bill and understanding your charges, please visit TampaElectric.com

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Tampa Electric
P.O. Box 111
Tampa, FL 33601-0111

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Online:

TampaElectric.com

Phone:

Commercial Customer Care: 866-832-6249

Residential Customer Care: 813-223-0800 (Hillsborough)

863-299-0800 (Polk County)

888-223-0800 (All Other Counties)

Hearing Impaired/TTY:

7-1-1

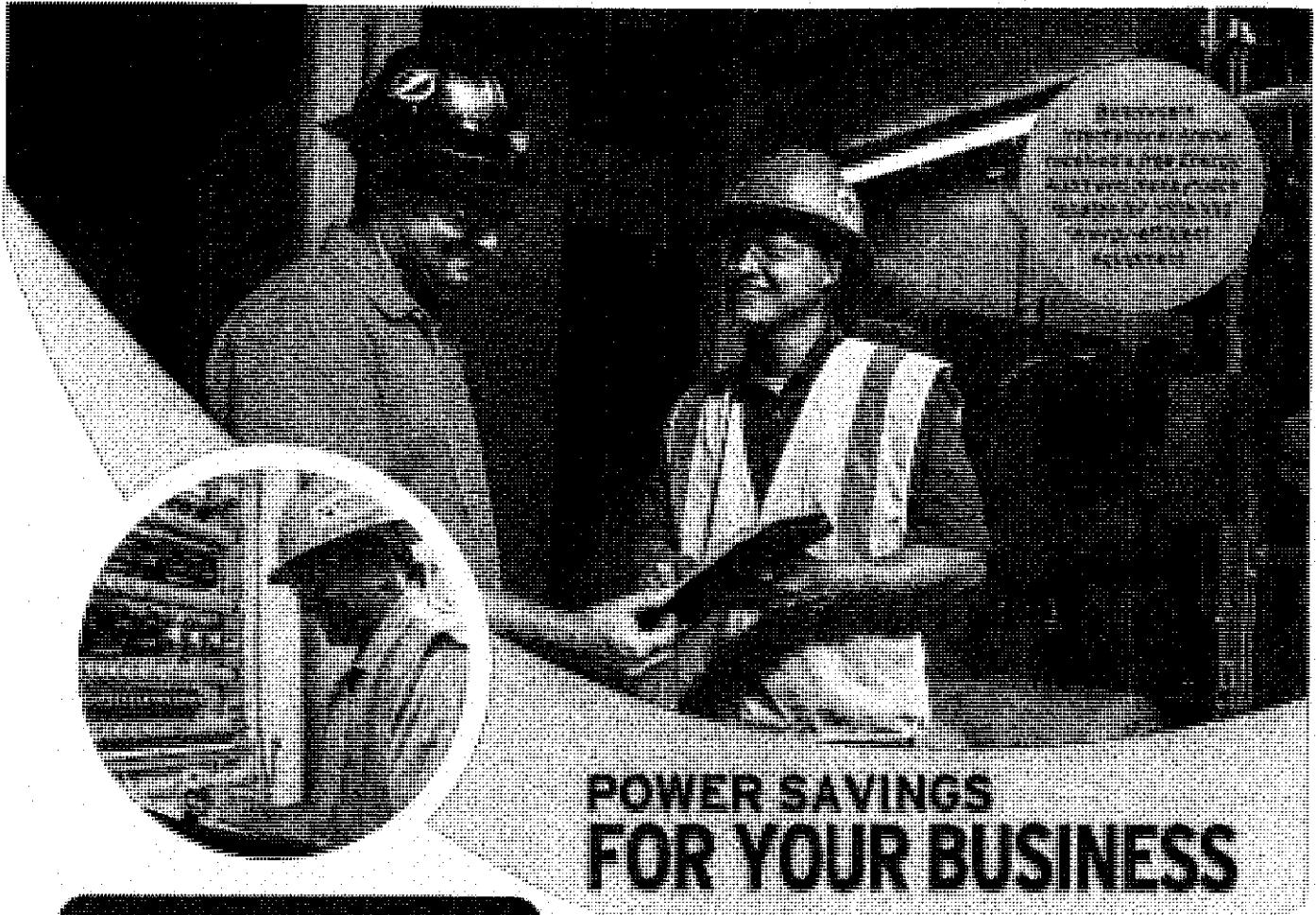
Power Outage:

877-588-1010

Energy-Saving Programs:

813-275-3909

Please Note: If you choose to pay your bill at a location not listed on our website or provided by Tampa Electric, you are paying someone who is not authorized to act as a payment agent at Tampa Electric. You bear the risk that this unauthorized party will relay the payment to Tampa Electric and do so in a timely fashion. Tampa Electric is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.



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Maximize your production efficiency and reduce your electricity use when you install a variable frequency drive for compressor-based electric equipment.

Water Heating

Receive a rebate when you install a high-efficiency water heating system at your facility.

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*Available on equipment or panels < 480 volts.

Visit TampaElectric.com/BizSave to learn more about all our energy-saving programs. You can also call our energy experts at **813-275-3909** from 8 a.m. to 5 p.m. weekdays.

EE0100225





TampaElectric.com

WATERSET SOUTH CDD
5261 COVINGTON GARDEN DR, IRR
APOLLO BEACH, FL 33572

RECEIVED
NOV 10 2021

Statement Date: November 04, 2025

Amount Due: **\$17.62**

Due Date: November 25, 2025
Account #: 221009143712

Account Summary

BY:

Current Service Period: September 27, 2025 - October 29, 2025

Previous Amount Due	\$28.22
Payment(s) Received Since Last Statement	-\$28.22
Miscellaneous Credits	-\$7.87
Credit balance after payments and credits	-\$7.87
Current Month's Charges	\$25.49

Amount Due by November 25, 2025 **\$17.62**

Amount not paid by due date may be assessed a late payment charge and an additional deposit.

Your Energy Insight



Your average daily kWh used was **33.33% higher** than the same period last year.

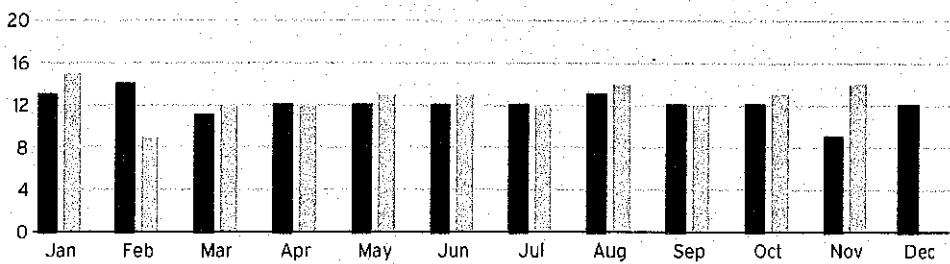


Your average daily kWh used was **0% higher** than it was in your previous period.



Scan here to view your account online.

Monthly Usage (kWh)



Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com.

To ensure prompt credit, please return stub portion of this bill with your payment.



Account #: 221009143712

Due Date: November 25, 2025

Amount Due: **\$17.62**
Payment Amount: \$ _____
6945930277432210091437120000000017625

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TAMPA, FL 33614-8390

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P.O. BOX 31318
TAMPA, FL 33631-3318

Make check payable to: **TECO**

Please write your account number on the memo line of your check.

6945930277432210091437120000000017625



Service For:
5261 COVINGTON GARDEN DR
IRR, APOLLO BEACH, FL 33572



Meter Read

Meter Location: IRRIGATION

Service Period: Sep 27, 2025 - Oct 29, 2025

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000912374	10/29/2025	299	285		14 kWh	1	33 Days

Charge Details

Electric Charges		
Daily Basic Service Charge	33 days @ \$0.63000	\$20.79
Energy Charge	14 kWh @ \$0.08641/kWh	\$1.21
Fuel Charge	14 kWh @ \$0.03391/kWh	\$0.47
Storm Protection Charge	14 kWh @ \$0.00577/kWh	\$0.08
Clean Energy Transition Mechanism	14 kWh @ \$0.00418/kWh	\$0.06
Storm Surcharge	14 kWh @ \$0.02121/kWh	\$0.30
Florida Gross Receipt Tax		\$0.59
Electric Service Cost		\$23.50
State Tax		\$1.99
Total Electric Cost, Local Fees and Taxes		\$25.49

Total Current Month's Charges **\$25.49**

Miscellaneous Credits	
Deposit Refund	\$7.00
During our annual review of accounts, we found that your account is over-secured. We have credited a portion of your deposit to better reflect your typical usage.	

Billing information continues on next page →

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Toll Free:
866-689-6469

All Other Correspondences:
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P.O. Box 111
Tampa, FL 33601-0111

Contact Us

Online:
TampaElectric.com

Phone:
Commercial Customer Care: 866-832-6249

Residential Customer Care:
813-223-0800 (Hillsborough)
863-299-0800 (Polk County)
888-223-0800 (All Other Counties)

Hearing Impaired/TTY:
7-1-1

Power Outage:
877-588-1010
Energy-Saving Programs:
813-275-3909

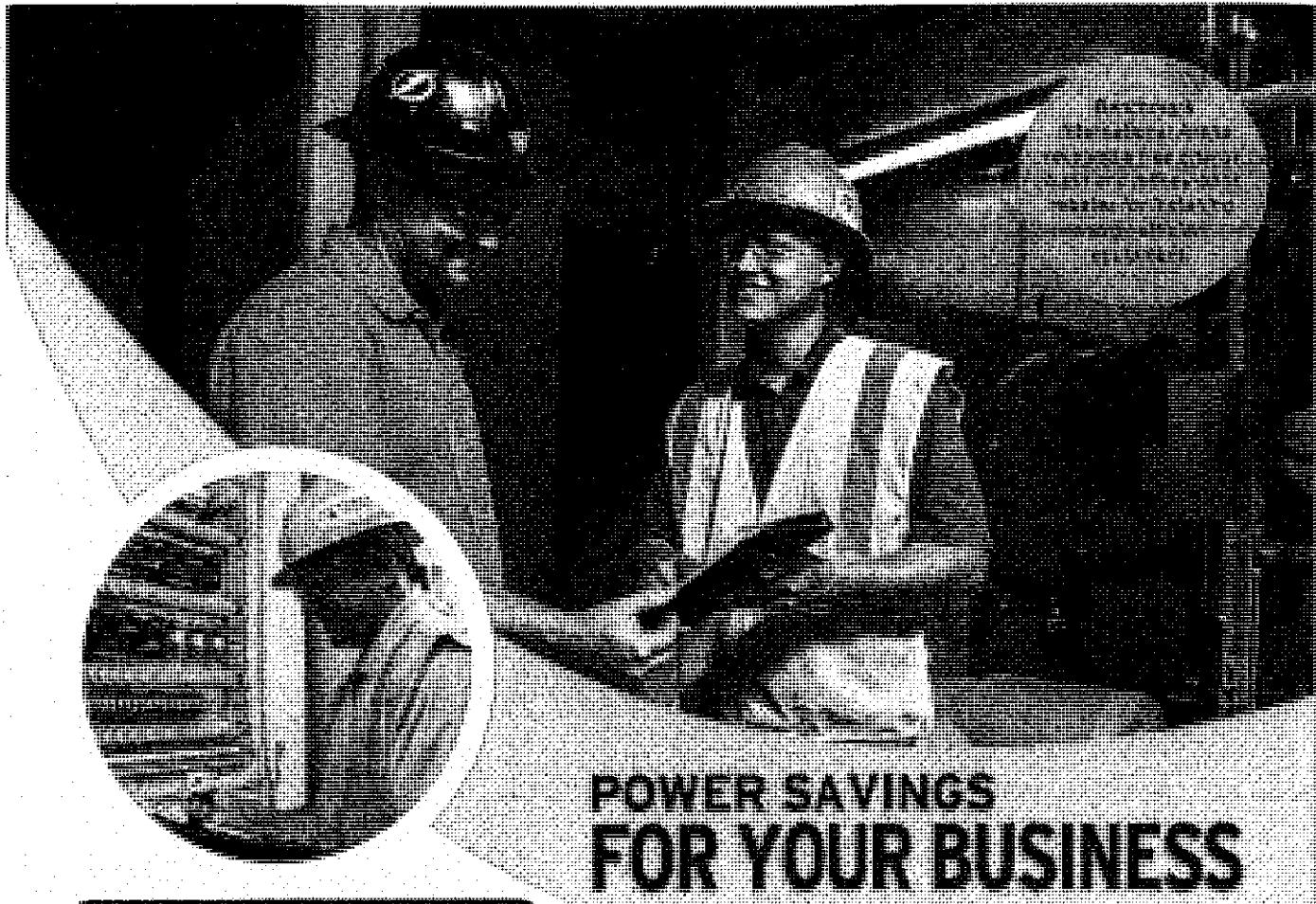


Service For:
5261 COVINGTON GARDEN DR
IRR, APOLLO BEACH, FL 33572

Account # 10000553-10000553-10000553
Statement Date: November 01, 2022
Charge Date: November 01, 2022

Charge Details Continued...

Interest for Cash Security Deposit - Electric	\$0.87
Total Current Month's Credits	-\$7.87



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Lighting

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Water Heating

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FREE COMMERCIAL ENERGY AUDIT

Get clear insights into your energy use and discover ways to save. Whether you run a restaurant, retail shop or manufacturing facility, you'll get practical solutions to reduce costs and guidance on rebate programs that can help you save even more.

PAID ENERGY AUDIT

Building upon the benefits of our free audit, with this option, we'll sub-meter and monitor* your energy-consuming equipment to give you deeper insights. Our analyst will review equipment size and operating hours, pinpoint process inefficiencies and more. At the end, you'll receive tailored recommendations to help maximize your energy efficiency. A typical paid audit starts at just \$75.

*Available on equipment or panels < 480 volts.

Visit TampaElectric.com/BizSave to learn more about all our energy-saving programs. You can also call our energy experts at **813-275-3909** from 8 a.m. to 5 p.m. weekdays.





WATERSET SOUTH CDD

6288 HIDDEN BRANCH DR

APOLLO BEACH, FL 33572-2248

RECEIVED
NOV 10 2025

Statement Date: November 04, 2025

Amount Due: \$14.96

Due Date: November 25, 2025

Account #: 221009143720

Account Summary

BY:

Current Service Period: September 27, 2025 - October 29, 2025

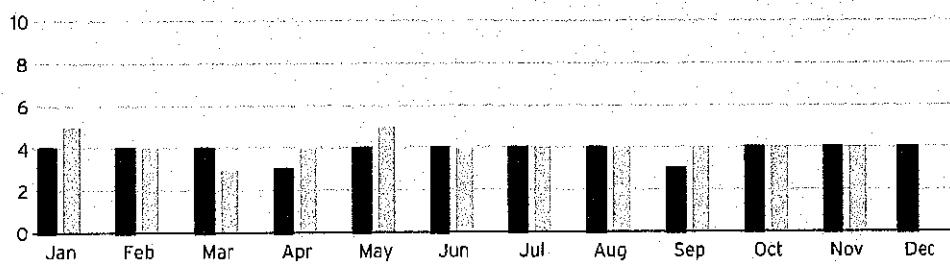
Previous Amount Due	\$26.70
Payment(s) Received Since Last Statement	-\$26.70
Miscellaneous Credits	-\$8.84
Credit balance after payments and credits	-\$8.84
Current Month's Charges	\$23.80

Amount Due by November 25, 2025

\$14.96

Amount not paid by due date may be assessed a late payment charge and an additional deposit.

Monthly Usage (kWh)



2024 2025

Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com



To ensure prompt credit, please return stub portion of this bill with your payment.

Account #: 221009143720

Due Date: November 25, 2025



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Amount Due: \$14.96

Payment Amount: \$ _____

6945930277442210091437200000000014961

WATERSET SOUTH CDD
3434 COLWELL AVE, STE 200
TAMPA, FL 33614-8390

Mail payment to:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318



Service For:
6288 HIDDEN BRANCH DR
APOLLO BEACH, FL 33572-2248



Meter Read

Meter Location: IRRIGATION

Service Period: Sep 27, 2025 - Oct 29, 2025

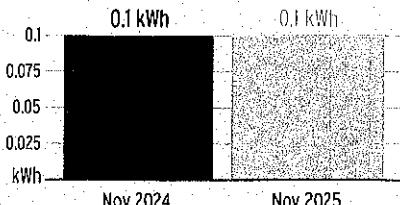
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000912373	10/29/2025	96	92	=	4 kWh	1	33 Days

Charge Details

Electric Charges		
Daily Basic Service Charge	33 days @ \$0.63000	\$20.79
Energy Charge	4 kWh @ \$0.08641/kWh	\$0.35
Fuel Charge	4 kWh @ \$0.03391/kWh	\$0.14
Storm Protection Charge	4 kWh @ \$0.00577/kWh	\$0.02
Clean Energy Transition Mechanism	4 kWh @ \$0.00418/kWh	\$0.02
Storm Surcharge	4 kWh @ \$0.02121/kWh	\$0.08
Florida Gross Receipt Tax		\$0.55
Electric Service Cost		\$21.95
State Tax		\$1.85
Total Electric Cost, Local Fees and Taxes		\$23.80

Avg kWh Used Per Day



Important Messages

Change in Deposit Interest. This billing statement reflects a credit of 2 percent interest. This account has had an active deposit for 23 months and, in accordance with the Florida Public Service Commission rules, the interest rate on the deposit for this account has increased to 3 percent going forward.

Quarterly Fuel Source Update

Tampa Electric's diverse fuel mix for the 12-month period ending September 2025 includes 78% natural gas, 12% purchased power, 10% solar and 0% coal.

Total Current Month's Charges **\$23.80**

Miscellaneous Credits	
Deposit Refund	\$8.00
During our annual review of accounts, we found that your account is over-secured. We have credited a portion of your deposit to better reflect your typical usage.	

Billing information continues on next page →

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Tampa, FL 33631-3318
Mail your payment in the enclosed envelope.

All Other Correspondences:

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P.O. Box 111
Tampa, FL 33601-0111

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TampaElectric.com

Phone:

Commercial Customer Care:

866-832-6249

Residential Customer Care:

813-223-0800 (Hillsborough)

863-299-0800 (Polk County)

888-223-0800 (All Other Counties)

Hearing Impaired/TTY:

7-1-1

Power Outage:

877-588-1010

Energy-Saving Programs:

813-275-3909

Please Note: If you choose to pay your bill at a location not listed on our website or provided by Tampa Electric, you are paying someone who is not authorized to act as a payment agent at Tampa Electric. You bear the risk that this unauthorized party will relay the payment to Tampa Electric and do so in a timely fashion. Tampa Electric is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.

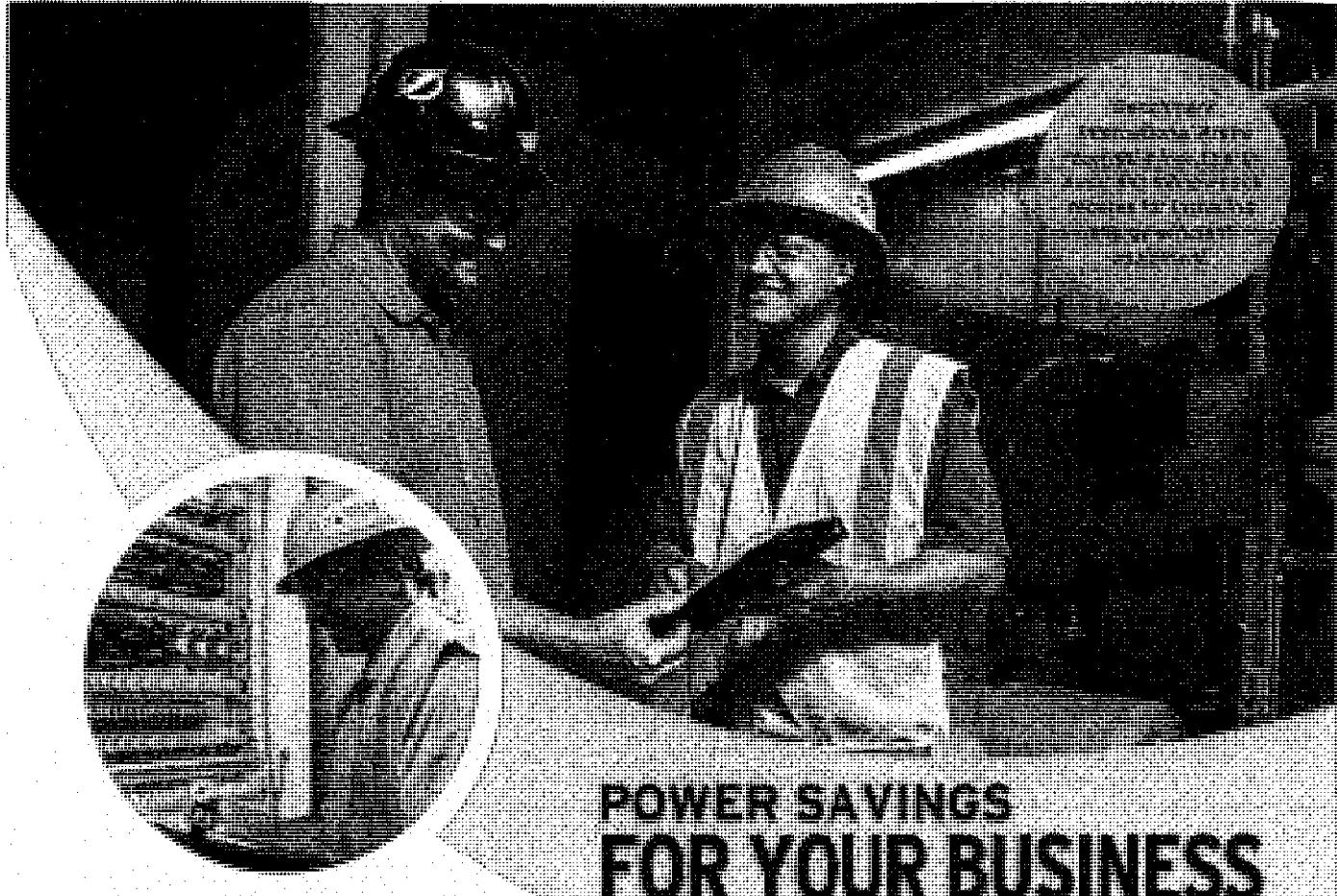


Service For:
6288 HIDDEN BRANCH DR
APOLLO BEACH, FL 33572-2248

Customer Number: 000000597
Statement Date: November 04, 2025
Charge Due: November 20, 2025

Charge Details Continued...

Interest for Cash Security Deposit - Electric	-\$0.84
Total Current Month's Credits	-\$0.84



POWER SAVINGS FOR YOUR BUSINESS

EXPLORE ENERGY-SAVING OPTIONS WITH REBATES

Lighting

Earn a rebate when you install energy-efficient lighting systems that help reduce your electricity demand.

Variable Frequency Drive and Motor Controls

Maximize your production efficiency and reduce your electricity use when you install a variable frequency drive for compressor-based electric equipment.

Water Heating

Receive a rebate when you install a high-efficiency water heating system at your facility.

FREE COMMERCIAL ENERGY AUDIT

Get clear insights into your energy use and discover ways to save. Whether you run a restaurant, retail shop or manufacturing facility, you'll get practical solutions to reduce costs and guidance on rebate programs that can help you save even more.

PAID ENERGY AUDIT

Building upon the benefits of our free audit, with this option, we'll sub-meter and monitor* your energy-consuming equipment to give you deeper insights. Our analyst will review equipment size and operating hours, pinpoint process inefficiencies and more. At the end, you'll receive tailored recommendations to help maximize your energy efficiency. A typical paid audit starts at just \$75.

*Available on equipment or panels < 480 volts.

Visit TampaElectric.com/BizSave to learn more about all our energy-saving programs. You can also call our energy experts at **813-275-3909** from 8 a.m. to 5 p.m. weekdays.





TampaElectric.com

WATERSET SOUTH CDD
6064 HIDDEN BRANCH DR, IRR
APOLLO BEACH, FL 33572-2282

RECEIVED
NOV 10 2025

Statement Date: November 04, 2025

Amount Due: \$16.13

Due Date: November 25, 2025

Account #: 221009143738

Account Summary

Current Service Period: September 27, 2025 - October 29, 2025

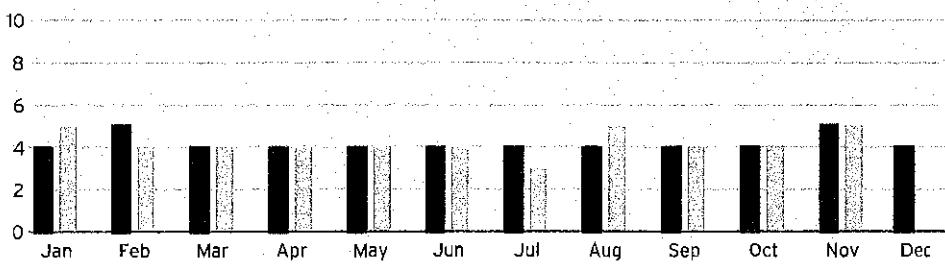
Previous Amount Due	\$26.70
Payment(s) Received Since Last Statement	-\$26.70
Miscellaneous Credits	-\$7.84
Credit balance after payments and credits	-\$7.84
Current Month's Charges	\$23.97

Amount Due by November 25, 2025

\$16.13

Amount not paid by due date may be assessed a late payment charge and an additional deposit.

Monthly Usage (kWh)



Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com

To ensure prompt credit, please return stub portion of this bill with your payment.

Account #: 221009143738

Due Date: November 25, 2025



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Amount Due: \$16.13

Payment Amount: \$ _____

69459302774522100914373800000000016130

WATERSET SOUTH CDD
3434 COLWELL AVE, STE 200
TAMPA, FL 33614-8390

Mail payment to:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Make check payable to: TECO

Please write your account number on the memo line of your check.

69459302774522100914373800000000016130



Service For:
6064 HIDDEN BRANCH DR
IRR, APOLLO BEACH, FL 33572-2282

Statement Date: November 06, 2025
Due Date: November 23, 2025

Meter Read

Meter Location: IRRIGATION

Service Period: Sep 27, 2025 - Oct 29, 2025

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000912320	10/29/2025	102	97	=	5 kWh	1	33 Days

Charge Details

Electric Charges	
Daily Basic Service Charge	33 days @ \$0.63000
Energy Charge	5 kWh @ \$0.08641/kWh
Fuel Charge	5 kWh @ \$0.03391/kWh
Storm Protection Charge	5 kWh @ \$0.00577/kWh
Clean Energy Transition Mechanism	5 kWh @ \$0.00418/kWh
Storm Surcharge	5 kWh @ \$0.02121/kWh
Florida Gross Receipt Tax	\$0.55
Electric Service Cost	\$22.10
State Tax	\$1.87
Total Electric Cost, Local Fees and Taxes	\$23.97

Total Current Month's Charges **\$23.97**

Miscellaneous Credits	
Deposit Refund	\$7.00
During our annual review of accounts, we found that your account is over-secured. We have credited a portion of your deposit to better reflect your typical usage.	

Billing information continues on next page →

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Visit TECOaccount.com for free recurring or one time payments via checking or savings account.

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Toll Free: **866-689-6469**

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P.O. Box 31318
Tampa, FL 33631-3318
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All Other Correspondences:
Tampa Electric
P.O. Box 111
Tampa, FL 33601-0111

Contact Us

Online: TampaElectric.com
Phone:
Commercial Customer Care: 866-832-6249
Residential Customer Care: 813-223-0800 (Hillsborough)
863-299-0800 (Polk County)
888-223-0800 (All Other Counties)

Hearing Impaired/TTY: 7-1-1
Power Outage: 877-588-1010
Energy-Saving Programs: 813-275-3909



Service For:
6064 HIDDEN BRANCH DR
IRR, APOLLO BEACH, FL 33572-2282



Charge Details Continued...

Interest for Cash Security Deposit - Electric	\$0.84
Total Current Month's Credits	-\$7.84

EXPLORE ENERGY-SAVING OPTIONS WITH REBATES

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Variable Frequency Drive and Motor Controls

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*Available on equipment or panels < 480 volts.

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EEI00225





WATERSET SOUTH CDD
6160 TURNBUCKLE DR
APOLLO BEACH, FL 33572

Statement Date: November 04, 2025

Amount Due: \$142.91

Due Date: November 25, 2025
Account #: 221009546666

Account Summary

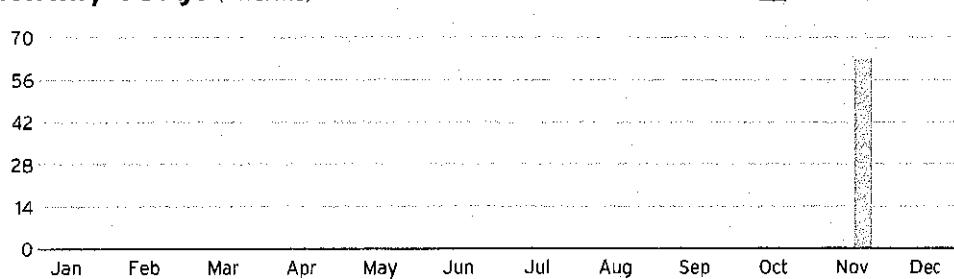
Current Service Period: September 30, 2025 - October 28, 2025

Previous Amount Due	\$72.07
Payment(s) Received Since Last Statement	-\$72.07
Current Month's Charges	\$142.91

Amount Due by November 25, 2025 **\$142.91**

Amount not paid by due date may be assessed a late payment charge and an additional deposit.

Monthly Usage (Therms)



Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com

To ensure prompt credit, please return stub portion of this bill with your payment.



Account #: 221009546666

Due Date: November 25, 2025

Amount Due: \$142.91

Payment Amount: \$ _____

60323645691422100954666600000000142914

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3434 COLWELL AVE, STE 200
TAMPA, FL 33614-8390

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P.O. BOX 31318
TAMPA, FL 33631-3318

RECEIVED
NOV 10 2025

BY:



Scan here to view
your account online.

Sometimes
being safe
stinks

If you smell rotten eggs, a gas leak
or damaged pipeline could be nearby.
Get to a safe location, and call
1-800-422-1111.

We're here 24/7 to answer your
gas emergency questions.

1-800-422-1111



Service For:
6160 TURNBUCKLE DR
APOLLO BEACH, FL 33572

Account # 00000000000000000000
Statement Date: September 2025
Charges Due: November 2025

Meter Read

Service Period: Sep 30, 2025 - Oct 28, 2025

Rate Schedule: General Service 1 (GS1)

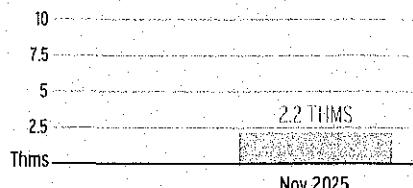
Meter Number	Read Date	Current Reading	Previous Reading	=	Measured Volume	x	BTU	x Conversion	=	Total Used	Billing Period
ADX15885	10/28/2025	54	0	=	54 CCF	x	1,041	x 1.1168	=	62.8 Therms	29 Days

Charge Details

Natural Gas Charges	
Customer Charge	\$66.05
Distribution Charge	\$33.70
PGA	\$31.40
Florida Gross Receipts Tax	\$1.79
Natural Gas Service Cost	\$132.94
State Tax	\$9.97
Total Natural Gas Cost, Local Fees and Taxes	\$142.91

Total Current Month's Charges **\$142.91**

Avg THMS Used Per Day



Important Messages

For more information about your bill and understanding your charges, please visit PeoplesGas.com

Ways To Pay Your Bill



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Credit or Debit Card
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Phone
Toll Free: **866-689-6469**



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All Other Correspondences:
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Tampa, FL 33601-0111

Contact Us

Residential Customer Care:

813-223-0800 (Tampa)
863-299-0800 (Lakeland)
352-622-0111 (Ocala)
954-453-0777 (Broward)
305-940-0139 (Miami)
727-826-3333 (St. Petersburg)
407-425-4662 (Orlando)
904-739-1211 (Jacksonville)
877-832-6747 (All Other Counties)

Online:

PeoplesGas.com

Phone:

Commercial Customer Care:

866-832-6249

Hearing Impaired/TTY:

7-1-1

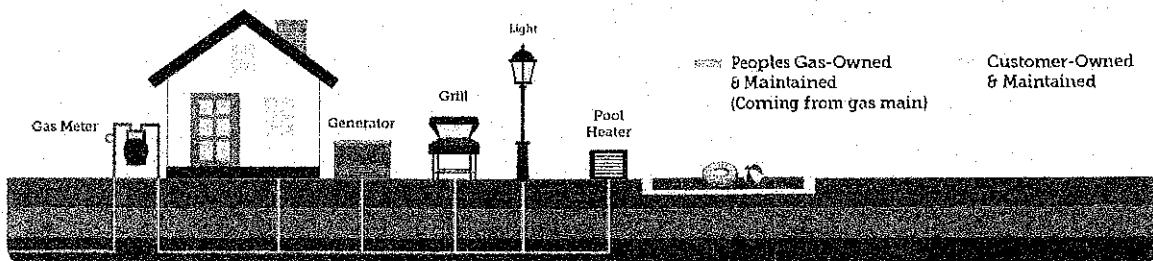
Natural Gas Outage:

877-832-6747

Natural Gas Energy Conservation Rebates:

877-832-6747

Let's work together to keep our system safe.



Everyone at Peoples Gas makes safety a No. 1 priority. We work hard every day to ensure our system is operating properly to safely deliver natural gas to your home or business. Did you know that while most of the system is owned and maintained by us, there are a few lines and piping on your property that you are responsible for?

We handle all the pipelines that bring natural gas down your street, into your property and into your meter. Any piping that leads from your meter to your appliances or other points of use are yours. Sometimes these pipes are above ground and sometimes they are buried. This helpful illustration shows which lines we maintain and which ones are your responsibility.

If you have any questions about your natural gas service, call 877-TECO-PGS (877-832-6747) or visit PeoplesGas.com/YourNaturalGasService to learn more.

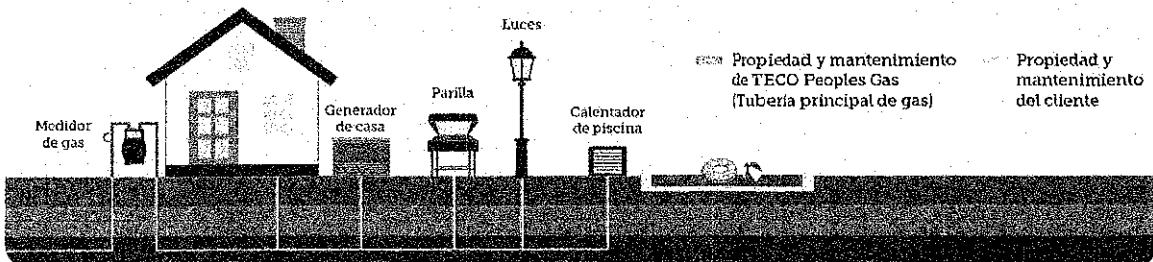
We regularly inspect our pipelines, meters and other equipment. If we happen to see an issue with your natural gas pipes and equipment, we'll let you know, but it's a good idea to have your gas pipes inspected periodically as well. You may not realize that your pipes may be deteriorating, especially if they are buried underground.

A licensed plumbing or heating contractor can perform an inspection and any necessary repairs.

For a list of service providers in your area, visit PeoplesGas.com/FindContractor.



Trabajaremos juntos para mantener seguro nuestro sistema



Todos en Peoples Gas entendemos que la seguridad es nuestra prioridad número uno. Trabajamos arduamente todos los días con el fin de garantizar que nuestro sistema funcione correctamente para entregar gas natural a su hogares o negocios de manera segura. ¿Sabías que, aunque la mayor parte del sistema es de nuestra propiedad y lo mantenemos, usted es responsable de algunas líneas y tuberías en su propiedad?

Manejamos todas las líneas que llevan el gas natural a su calle, en su propiedad ya su medidor. Cualquier tubería que conduzca desde su medidor a sus electrodomésticos u otros puntos de su propiedad es su responsabilidad.

En ocasiones, estas líneas de gas están por encima del suelo, y en otras, están enterradas. Esta útil ilustración muestra qué líneas de gas mantenemos y cuáles son su responsabilidad.

Inspeccionamos regularmente nuestras líneas de gas, medidores y otros equipos. Si vemos un problema con sus líneas de gas y equipos de gas natural, se lo haremos saber; sin embargo, también es buena idea que se inspeccionen sus líneas de gas periódicamente. Es posible que no se dé cuenta de que sus líneas de gas pueden deteriorarse, especialmente si están bajo tierra.

Un contratista autorizado de plomería o calefacción puede efectuar una inspección y las reparaciones necesarias. Para obtener una lista de los proveedores de servicios en su área, visite PeoplesGas.com/FindContractor

Estamos aquí para usted. Si tiene alguna pregunta sobre su servicio de gas natural, llámenos al 877-TECO-PGS (877-832-6747). Le agradecemos la oportunidad de servirle. Visite PeoplesGas.com/YourNaturalGasService para más información.





TampaElectric.com

WATERSET SOUTH CDD
6160 TURNBUCKLE DR, AMENITY
APOLLO BEACH, FL 33572

RECEIVED
NOV 10 2025

Statement Date: November 05, 2025

Amount Due: \$1,379.44

Due Date: November 26, 2025

Account #: 211035337917

Account Summary

BY:

Current Service Period: September 27, 2025 - October 29, 2025

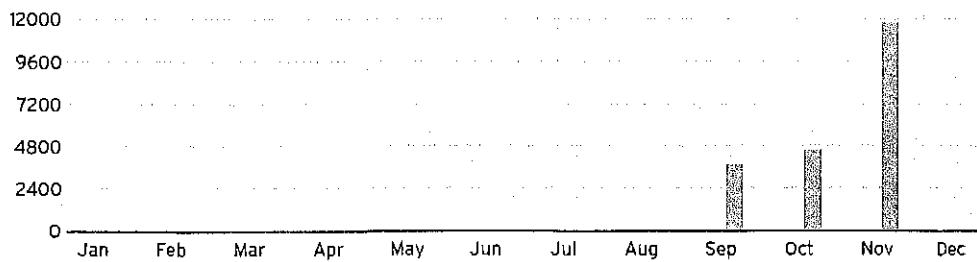
Previous Amount Due	\$799.06
Payment(s) Received Since Last Statement	-\$799.06
Current Month's Charges	\$1,379.44

Amount Due by November 26, 2025 \$1,379.44

Amount not paid by due date may be assessed a late payment charge and an additional deposit.

00005219-0011272-Page 1 of 4

Monthly Usage (kWh)



Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com

To ensure prompt credit, please return stub portion of this bill with your payment.

Account #: 211035337917

Due Date: November 26, 2025



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See reverse side of your paystub for more ways to pay.

Go Paperless, Go Green! Visit TampaElectric.com/Paperless to enroll now.

Amount Due: \$1,379.44

Payment Amount: \$

6000008162232110353379170000001379441

00005219 FTECO111062501191310 00000 02 01000000 12357 002

WATERSET SOUTH CDD
3434 COLWELL AVE, STE 200
TAMPA, FL 33614-8390

Mail payment to:

TECO
P.O. BOX 31318
TAMPA, FL 33631-3118

Make check payable to: TECO

Please write your account number on the memo line of your check.

6000008162232110353379170000001379441



Service For:
6160 TURNBUCKLE DR
AMENITY, APOLLO BEACH, FL 33572



Meter Read

Service Period: Sep 27, 2025 - Oct 29, 2025

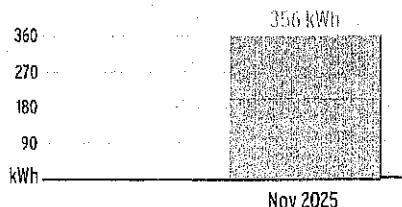
Rate Schedule: General Service Demand - Standard

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000773395	10/29/2025	167	69	=	11,760 kWh	120.0000	33 Days
1000773395	10/29/2025	0.22	0	=	26.4 kW	120.0000	33 Days

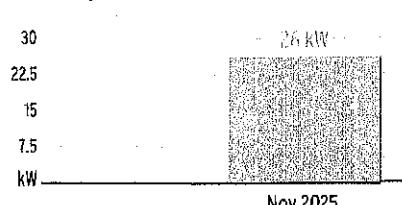
Charge Details

Electric Charges		
Daily Basic Service Charge	33 days @ \$1.06000	\$34.98
Billing Demand Charge	26 kW @ \$18.07000/kW	\$469.82
Energy Charge	11,760 kWh @ \$0.00773/kWh	\$90.90
Fuel Charge	11,760 kWh @ \$0.03391/kWh	\$398.78
Capacity Charge	26 kW @ \$0.30000/kW	\$7.80
Storm Protection Charge	26 kW @ \$2.08000/kW	\$54.08
Energy Conservation Charge	26 kW @ \$0.93000/kW	\$24.18
Environmental Cost Recovery	11,760 kWh @ \$0.00068/kWh	\$8.00
Clean Energy Transition Mechanism	26 kW @ \$1.15000/kW	\$29.90
Storm Surcharge	11,760 kWh @ \$0.01035/kWh	\$121.72
Florida Gross Receipt Tax		\$31.80
Electric Service Cost		\$1,271.96
State Tax		\$107.48
Total Electric Cost, Local Fees and Taxes		\$1,379.44

Avg kWh Used Per Day



Billing Demand (kW)



Load Factor



Decreasing the proportion of your electricity utilized at peak will improve your load factor.

Total Current Month's Charges **\$1,379.44**

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866-689-6469

All Other Correspondences:
Tampa Electric
P.O. Box 111
Tampa, FL 33601-0111

Contact Us

Online:
TampaElectric.com

Phone:
Commercial Customer Care: 866-832-6249
Residential Customer Care: 813-223-0800 (Hillsborough)
863-299-0800 (Polk County)
888-223-0800 (All Other Counties)

Hearing Impaired/TTY:

7-1-1
Power Outage: 877-588-1010
Energy-Saving Programs: 813-275-3909



Service For:
6160 TURNBUCKLE DR
AMENITY, APOLLO BEACH, FL 33572

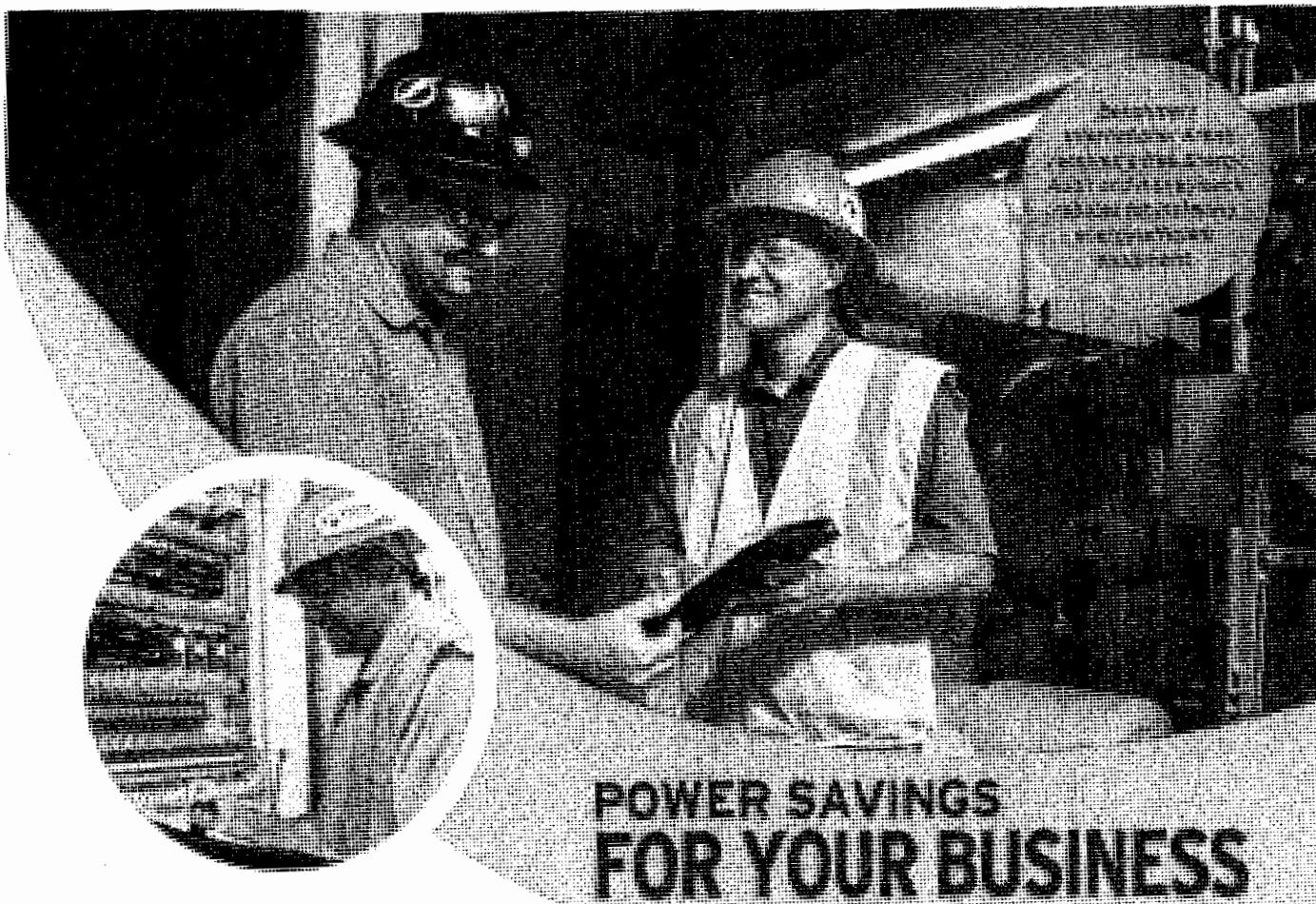
Account #: 211035337917
Statement Date: November 05, 2025
Charges Due: November 26, 2025

Important Messages

Quarterly Fuel Source Update

Tampa Electric's diverse fuel mix for the 12-month period ending September 2025 includes 78% natural gas, 12% purchased power, 10% solar and 0% coal.





POWER SAVINGS FOR YOUR BUSINESS

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Lighting

Get a rebate when you switch to energy efficient lighting systems that help reduce your electricity usage.

Variable Frequency Drive and Motor Controls

Get a rebate when you switch to energy efficient motor controls and variable frequency drives for equipment used in your business.

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TampaElectric.com

WATERSET SOUTH CDD
C/O WATERSET SOUTH CDD
5586 SUMMER SUNSET DR
APOLLO BEACH, FL 33572-2246

Statement Date: October 24, 2025

Amount Due: **\$6,480.11**

Due Date: November 14, 2025

Account #: 221008801724

FINAL INVOICE

Account Summary

Current Service Period: September 27, 2025 - October 24, 2025

Previous Amount Due	\$10,833.16
Payment(s) Received Since Last Statement	-\$10,833.16

Current Month's Charges	\$6,480.11
--------------------------------	-------------------

Amount Due by November 14, 2025 **\$6,480.11**



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your account online.

DON'T BE FOOLED!

Scammers are using
digital ads, imposter
websites and
spoofed phone
numbers to pose
as us and steal your
money. Learn how to
stop them at
TampaElectric.com/Scam.



Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com



To ensure prompt credit, please return stub portion of this bill with your payment.

Account #: 221008801724

Due Date: November 14, 2025

Amount Due: **\$6,480.11**

Payment Amount: \$ _____

6797793589082210088017240000006480118

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WATERSET SOUTH CDD
C/O WATERSET SOUTH CDD
2700 S FALKENBURG RD, 2745
RIVerview, FL 33578

Mail payment to:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Make check payable to: TECO
Please write your account number on the memo line of your check.

6797793589082210088017240000006480118



Service For:
5586 SUMMER SUNSET DR
APOLLO BEACH, FL 33572-2246

Account #: 221008801724
Statement Date: October 24, 2025
Charges Due: November 14, 2025

Service Period: Sep 27, 2025 - Oct 24, 2025

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 28 days

Lighting Energy Charge	2642 kWh @ \$0.03412/kWh	\$90.15
Fixture & Maintenance Charge	0 Fixture	\$2309.38
Lighting Pole / Wire	0 Pole	\$3937.49
Lighting Fuel Charge	2642 kWh @ \$0.03363/kWh	\$88.85
Storm Protection Charge	2642 kWh @ \$0.00559/kWh	\$14.77
Clean Energy Transition Mechanism	2642 kWh @ \$0.00043/kWh	\$1.14
Storm Surcharge	2642 kWh @ \$0.01230/kWh	\$32.50
Florida Gross Receipt Tax		\$5.83
Lighting Charges		\$6,480.11

Total Current Month's Charges

\$6,480.11

Important Messages

Final Invoice. Thank you for being a valued customer. This is your final bill. A refund check will be mailed to you if funds remain after your account has been settled and any deposits or credits have been applied.

For more information about your bill and understanding your charges, please visit TampaElectric.com

Ways To Pay Your Bill



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Pay by credit Card using KUBRA EZ-Pay at TECOaccount.com. Convenience fee will be charged.



Phone

Toll Free:
866-689-6469

Contact Us

Online:

TampaElectric.com

Phone:

Commercial Customer Care:

866-832-6249

Residential Customer Care:

813-223-0800 (Hillsborough)

863-299-0800 (Polk County)

888-223-0800 (All Other Counties)

Hearing Impaired/TTY:

7-1-1

Power Outage:

877-588-1010

Energy-Saving Programs:

813-275-3909

Please Note: If you choose to pay your bill at a location not listed on our website or provided by Tampa Electric, you are paying someone who is not authorized to act as a payment agent at Tampa Electric. You bear the risk that this unauthorized party will relay the payment to Tampa Electric and do so in a timely fashion. Tampa Electric is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.



TampaElectric.com

WATERSET SOUTH CDD
C/O WATERSET SOUTH CDD
WATERSET PH G1 WOLF CREEK
APOLLO BEACH, FL 33572

Statement Date: October 24, 2025

Amount Due: **\$4,053.63**

Due Date: November 14, 2025

Account #: 221008952683

FINAL INVOICE

Account Summary

Current Service Period: September 27, 2025 - October 24, 2025

Previous Amount Due	\$6,761.67
Payment(s) Received Since Last Statement	-\$6,761.67

Current Month's Charges	\$4,053.63
--------------------------------	-------------------

Amount Due by November 14, 2025 **\$4,053.63**



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your account online.

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digital ads, imposter
websites and
spoofed phone
numbers to pose
as us and steal your
money. Learn how to
stop them at
TampaElectric.com/Scam.



Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com



To ensure prompt credit, please return stub portion of this bill with your payment.

Account #: 221008952683

Due Date: November 14, 2025

Amount Due: **\$4,053.63**

Payment Amount: \$ _____

67977935890922100895268300000004053639

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WATERSET SOUTH CDD
C/O WATERSET SOUTH CDD
2700 S FALKENBURG RD, 2745
RIVerview, FL 33578

Mail payment to:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Make check payable to: TECO
Please write your account number on the memo line of your check.

67977935890922100895268300000004053639



Service For:
WATERSET PH G1 WOLF CREEK
APOLLO BEACH, FL 33572

Account #: 221008952683
Statement Date: October 24, 2025
Charges Due: November 14, 2025

Service Period: Sep 27, 2025 - Oct 24, 2025

Rate Schedule: Lighting Service

Charge Details

 Electric Charges	
Lighting Service Items LS-1 (Bright Choices) for 28 days	
Lighting Energy Charge	1523 kWh @ \$0.03412/kWh
Fixture & Maintenance Charge	0 Fixture
Lighting Pole / Wire	0 Pole
Lighting Fuel Charge	1523 kWh @ \$0.03363/kWh
Storm Protection Charge	1523 kWh @ \$0.00559/kWh
Clean Energy Transition Mechanism	1523 kWh @ \$0.00043/kWh
Storm Surcharge	1523 kWh @ \$0.01230/kWh
Florida Gross Receipt Tax	\$3.36
State Tax	\$284.00
Lighting Charges	\$4,053.63

Total Current Month's Charges **\$4,053.63**

Important Messages

Final Invoice. Thank you for being a valued customer. This is your final bill. A refund check will be mailed to you if funds remain after your account has been settled and any deposits or credits have been applied.

For more information about your bill and understanding your charges, please visit TampaElectric.com

Ways To Pay Your Bill



Bank Draft

Visit TECOaccount.com for free recurring or one time payments via checking or savings account.



In-Person

Find list of Payment Agents at TampaElectric.com



Mail A Check

Payments:
TECO
P.O. Box 31318
Tampa, FL 33631-3318
Mail your payment in the enclosed envelope.

All Other Correspondences:

Tampa Electric
P.O. Box 111
Tampa, FL 33601-0111



Credit or Debit Card

Pay by credit Card using KUBRA EZ-Pay at TECOaccount.com. Convenience fee will be charged.



Phone

Toll Free:
866-689-6469

Contact Us

Online:

TampaElectric.com

Phone:

Commercial Customer Care:

866-832-6249

Residential Customer Care:

813-223-0800 (Hillsborough)

863-299-0800 (Polk County)

888-223-0800 (All Other Counties)

Hearing Impaired/TTY:

7-1-1

Power Outage:

877-588-1010

Energy-Saving Programs:

813-275-3909

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WATERSET SOUTH CDD
C/O WATERSET SOUTH CDD
WATERSET PH G2 WOLF CREEK
APOLLO BEACH, FL 33572

Statement Date: October 24, 2025

Amount Due: \$4,016.67

Due Date: November 14, 2025

Account #: 221008954077

FINAL INVOICE

Account Summary

Current Service Period: September 27, 2025 - October 24, 2025

Previous Amount Due	\$6,700.74
Payment(s) Received Since Last Statement	-\$6,700.74
Current Month's Charges	\$4,016.67

Amount Due by November 14, 2025 **\$4,016.67**



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To ensure prompt credit, please return stub portion of this bill with your payment.

Account #: 221008954077

Due Date: November 14, 2025

Amount Due: \$4,016.67

Payment Amount: \$ _____

6797793589102210089540770000004016678

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WATERSET SOUTH CDD
C/O WATERSET SOUTH CDD
2700 S FALKENBURG RD, 2745
RIVERVIEW, FL 33578

Mail payment to:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Make check payable to: TECO
Please write your account number on the memo line of your check.

6797793589102210089540770000004016678

Notice a streetlight out? Report it as easy as...

1 Note the pole ID number and/or the nearest street address or intersection.

2 Report the light out:

- TampaElectric.com/ReportLight
- Call toll-free **888-223-0800** weekdays from 7:30 a.m. to 6:00 p.m.

3 Provide your contact information so we can follow up with you.

Streetlights help make our community safer. We typically replace all reported lights within five* business days with energy-efficient light-emitting diodes (LED). LEDs use up to 60 percent less energy and last longer than conventional lighting.

*Extensive repairs may take longer.



Our Bright Choices® outdoor lighting program brings safe, stylish lighting to neighborhoods, parks and public spaces – no upfront costs. Discover your options at TampaElectric.com/BrightChoices.



TEST YOUR KNOWLEDGE.

Visit TampaElectric.com/StormCenter for essential tips on staying safe around electricity when severe weather strikes.

Portable generators can be a lifesaver during a power outage, but do you know how to operate one properly?

- A. Outside in a dry, well-ventilated area
- B. 20 or more feet away from your home with the exhaust pointing away
- C. Away from windows, doors, garage openings and air conditioning units
- D. All of the above

If you picked "D. All of the above," you're right!

If not used properly, portable generators can be deadly, posing a threat of fire, carbon monoxide poisoning and electrocution. Always follow the manufacturer's instructions.





WATERSET SOUTH CDD
C/O WATERSET SOUTH CDD
WATERSET COVINGTON DR PHB
APOLLO BEACH, FL 33572

Statement Date: October 24, 2025

Amount Due: **\$127.10**

Due Date: November 14, 2025

Account #: 221009082118

FINAL INVOICE

Account Summary

Current Service Period: September 27, 2025 - October 24, 2025

Previous Amount Due	\$457.84
Payment(s) Received Since Last Statement	-\$457.84
Current Month's Charges	\$127.10

Amount Due by November 14, 2025 **\$127.10**



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your account online.

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websites and
spoofed phone
numbers to pose
as us and steal your
money. Learn how to
stop them at
TampaElectric.com/Scam.



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To ensure prompt credit, please return stub portion of this bill with your payment.

Account #: 221009082118

Due Date: November 14, 2025

Amount Due: **\$127.10**

Payment Amount: \$ _____

6797793589112210090821180000000127100



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00003717 FTECO110252500285210 00000 02 00000000 11091 004

WATERSET SOUTH CDD
C/O WATERSET SOUTH CDD
2700 S FALKENBURG RD, 2745
RIVERVIEW, FL 33578

Mail payment to:

TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Make check payable to: TECO

Please write your account number on the memo line of your check.

Notice a streetlight out? Report it as easy as...

1 Note the pole ID number and/or the nearest street address or intersection.

2 Report the light out:

- TampaElectric.com/ReportLight
- Call toll-free **888-223-0800** weekdays from 7:30 a.m. to 6:00 p.m.

3 Provide your contact information so we can follow up with you.

Streetlights help make our community safer. We typically replace all reported lights within five* business days with energy-efficient light-emitting diodes (LED). LEDs use up to 60 percent less energy and last longer than conventional lighting.

*Extensive repairs may take longer.



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Portable generators can be a lifesaver during a power outage, but do you know how to operate one properly?

A. Outside in a dry, well-ventilated area
 B. 20 or more feet away from your home with the exhaust pointing away
 C. Away from windows, doors, garage openings and air conditioning units
 D. All of the above

If you picked "D. All of the above," you're right! If not used properly, portable generators can be deadly, posing a threat of fire, carbon monoxide poisoning and electrocution. Always follow the manufacturer's instructions.

Visit TampaElectric.com/StormCenter for essential tips on staying safe around electricity when severe weather strikes.



WATERSET SOUTH CDD
C/O WOLF CREEK PH A, D1
6160 TURNBUCKLE DR
APOLLO BEACH, FL 33572

Statement Date: November 18, 2025

Amount Due: \$607.34

Due Date: December 09, 2025

Account #: 221009517212

NOV 21 2025

Account Summary

Current Service Period: October 14, 2025 - November 12, 2025

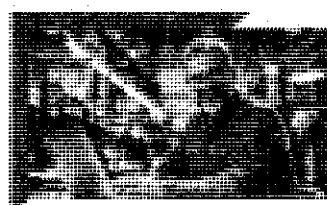
Previous Amount Due	\$610.80
Payment(s) Received Since Last Statement	-\$610.80
Current Month's Charges	\$607.34

Amount Due by December 09, 2025 **\$607.34**

Amount not paid by due date may be assessed a late payment charge and an additional deposit.



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your service, pay bills, enroll in programs,
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To ensure prompt credit, please return stub portion of this bill with your payment.



Account #: 221009517212

Due Date: December 09, 2025

Amount Due: \$607.34

Payment Amount: \$ _____

684717604608

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WATERSET SOUTH CDD
C/O WOLF CREEK PH A, D1
3434 COLWELL AVE, STE 200
TAMPA, FL 33614-8390

Mail payment to:

TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Make check payable to: TECO
Please write your account number on the memo line of your check.

6847176046042210095172120000000607344



Service For:
6160 TURNBUCKLE DR
APOLLO BEACH, FL 33572

Account #: 221009517212
Statement Date: November 18, 2025
Charges Due: December 09, 2025

Service Period: Oct 14, 2025 - Nov 12, 2025

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 30 days

Lighting Energy Charge	289 kWh @ \$0.03412/kWh	\$9.86
Fixture & Maintenance Charge	11 Fixtures	\$227.71
Lighting Pole / Wire	11 Poles	\$311.52
Lighting Fuel Charge	289 kWh @ \$0.03363/kWh	\$9.72
Storm Protection Charge	289 kWh @ \$0.00559/kWh	\$1.62
Clean Energy Transition Mechanism	289 kWh @ \$0.00043/kWh	\$0.12
Storm Surcharge	289 kWh @ \$0.01230/kWh	\$3.55
Florida Gross Receipt Tax		\$0.64
State Tax		\$42.60
Lighting Charges		\$607.34

Total Current Month's Charges

\$607.34

Important Messages

Quarterly Fuel Source Update

Tampa Electric's diverse fuel mix for the 12-month period ending September 2025 includes 78% natural gas, 12% purchased power, 10% solar and 0% coal.

For more information about your bill and understanding your charges, please visit TampaElectric.com

Ways To Pay Your Bill



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Payments:
TECO
P.O. Box 31318
Tampa, FL 33631-3318
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Credit or Debit Card

Pay by credit Card using KUBRA EZ-Pay at TECOaccount.com. Convenience fee will be charged.



Phone

Toll Free:
866-689-6469

Contact Us

Online:

TampaElectric.com

Phone:

Commercial Customer Care:

866-832-6249

Residential Customer Care:

813-223-0800 (Hillsborough)

863-299-0800 (Polk County)

888-223-0800 (All Other Counties)

Hearing Impaired/TTY:

7-1-1

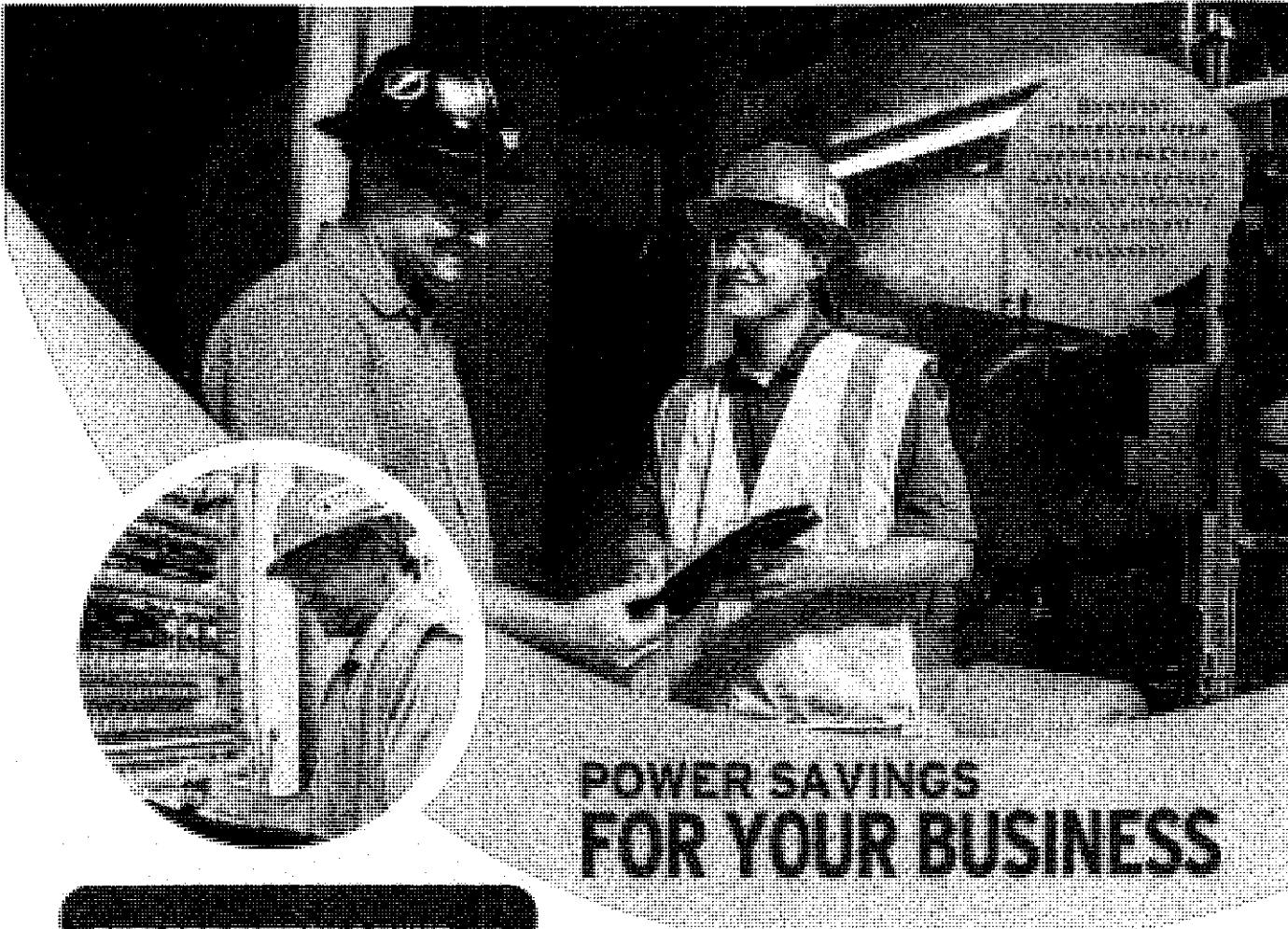
Power Outage:

877-588-1010

Energy-Saving Programs:

813-275-3909

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POWER SAVINGS FOR YOUR BUSINESS

EXPLORE ENERGY SAVING OPTIONS WITH REBATES

Lighting

Farm a rebate when you replace existing fluorescent lighting fixtures. This will reduce your electrical demand.

Variable Frequency Drive and Motor Centers

Maximize your production efficiency and reduce your electricity use when you install a variable frequency drive for continuous and start/stop equipment.

Water Heating

Receive a rebate when you install a high-efficiency water heating system. See details.

FREE COMMERCIAL ENERGY AUDIT

Get clear insights into your energy use and discover ways to save. Whether you run a restaurant, retail shop or manufacturing facility, you'll get practical solutions to reduce costs and guidance on rebate programs that can help you save even more.

PAID ENERGY AUDIT

Building upon the benefits of our free audit, with this option, we'll sub-meter and monitor* your energy-consuming equipment to give you deeper insights. Our analyst will review equipment size and operating hours, pinpoint process inefficiencies and more. At the end, you'll receive tailored recommendations to help maximize your energy efficiency. A typical paid audit starts at just \$75.

*Available on equipment or panels < 480 volts.

Visit TampaElectric.com/BizSave to learn more about all our energy-saving programs. You can also call our energy experts at **813-275-3909** from 8 a.m. to 5 p.m. weekdays.





WATERSET SOUTH CDD
C/O WOLF CREEK PH A, D1
6144 TURNBUCKLE DR, MAINT.
APOLLO BEACH, FL 33572

NOV 21 2025

Statement Date: November 18, 2025

Amount Due: \$30.96

Due Date: December 09, 2025

Account #: 221009547813

Account Summary

Current Service Period: October 14, 2025 - November 12, 2025

Previous Amount Due \$25.76

Payment(s) Received Since Last Statement \$25.76

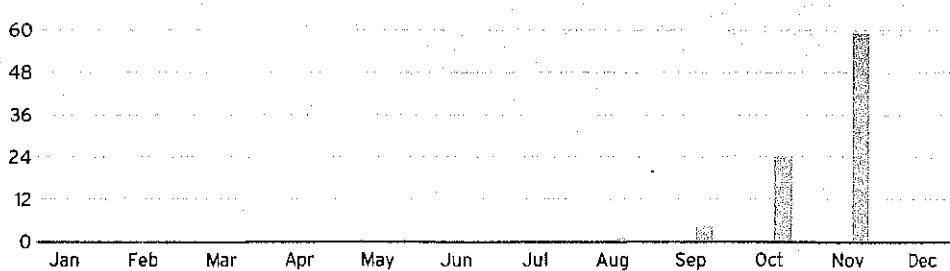
Current Month's Charges \$30.96

Amount Due by December 09, 2025 \$30.96

Amount not paid by due date may be assessed a late payment charge and an additional deposit.

00006731-0014747-Page 5 of 8

Monthly Usage (kWh)



Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com

To ensure prompt credit, please return stub portion of this bill with your payment.

Account #: 221009547813

Due Date: December 09, 2025

Amount Due: \$30.96

Payment Amount: \$ _____

6847176046092210095478130000000030965

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WATERSET SOUTH CDD
C/O WOLF CREEK PH A, D1
3434 COLWELL AVE, STE 200
TAMPA, FL 33614-8390

Mail payment to:

TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Make check payable to: TECO
Please write your account number on the memo line of your check.

6847176046092210095478130000000030965



Service For:
6144 TURNBUCKLE DR
MAINT, APOLLO BEACH, FL 33572

Account #: 221009547813
Statement Date: November 18, 2025
Charges Due: December 09, 2025

Meter Read

Meter Location: MAINT

Service Period: Oct 14, 2025 - Nov 12, 2025

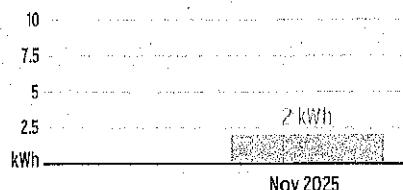
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000967360	11/12/2025	88	29	=	59 kWh	1	30 Days

Charge Details

Electric Charges		
Daily Basic Service Charge	30 days @ \$0.63000	\$18.90
Energy Charge	59 kWh @ \$0.08641/kWh	\$5.10
Fuel Charge	59 kWh @ \$0.03391/kWh	\$2.00
Storm Protection Charge	59 kWh @ \$0.00577/kWh	\$0.34
Clean Energy Transition Mechanism	59 kWh @ \$0.00418/kWh	\$0.25
Storm Surcharge	59 kWh @ \$0.02121/kWh	\$1.25
Florida Gross Receipt Tax		\$0.71
Electric Service Cost		\$28.55
State Tax		\$2.41
Total Electric Cost, Local Fees and Taxes		\$30.96

Avg kWh Used Per Day



Important Messages

Quarterly Fuel Source Update

Tampa Electric's diverse fuel mix for the 12-month period ending September 2025 includes 78% natural gas, 12% purchased power, 10% solar and 0% coal.

Total Current Month's Charges

\$30.96

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Ways To Pay Your Bill



Bank Draft
Visit TECOaccount.com for free recurring or one time payments via checking or savings account.



In-Person
Find list of Payment Agents at TampaElectric.com



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TECO
P.O. Box 31318
Tampa, FL 33631-3318
Mail your payment in the enclosed envelope.



Credit or Debit Card
Pay by credit Card using KUBRA EZ-Pay at TECOaccount.com. Convenience fee will be charged.



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Contact Us

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TampaElectric.com

Hearing Impaired/TTY:

7-1-1

Phone:
Commercial Customer Care:

Power Outage:

877-588-1010

866-832-6249

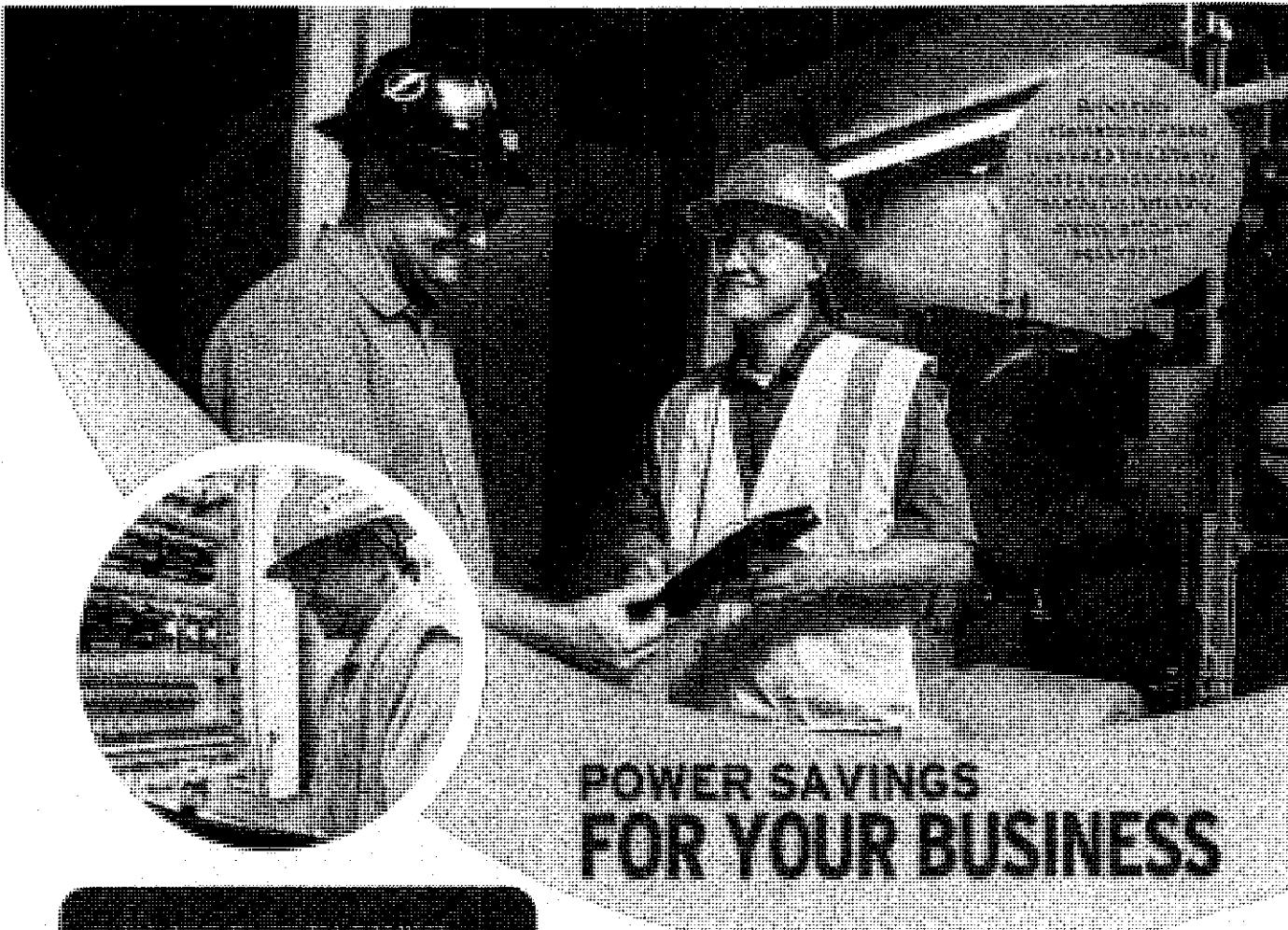
Energy-Saving Programs:

Residential Customer Care:

813-223-0800 (Hillsborough)

863-299-0800 (Polk County)

888-223-0800 (All Other Counties)



POWER SAVINGS FOR YOUR BUSINESS

EXPLORE ENERGY-SAVING OPTIONS WITH REBATES

Lighting

Switch to LED lighting to reduce energy efficient lighting systems that can reduce your electricity demand.

Variable Frequency Drive and Motor Controls

Maximize your production efficiency and reduce your electricity use with variable frequency drives that can be connected to your existing equipment.

Water Heating

Receive a rebate when you install a high-efficiency water heating system at your facility.

FREE COMMERCIAL ENERGY AUDIT

Get clear insights into your energy use and discover ways to save. Whether you run a restaurant, retail shop or manufacturing facility, you'll get practical solutions to reduce costs and guidance on rebate programs that can help you save even more.

PAID ENERGY AUDIT

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*Available on equipment or panels < 480 volts.

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12276 San Jose Blvd.
Suite 747
Jacksonville, FL 32223

Invoice 177436

Date	PO#
11/01/25	
Due Date	Terms
12/16/25	Net 45

BILL TO
Waterset South CDD
Rizzetta & Company 2700 falkenburg Rd riverview , FL 33578

RECEIVED
10-29-25

Property Address
Waterset South CDD Waterset Blvd Apollo Beach, FL 33572

Item	Amount
Job #151025 - Waterset South CDD All In Landscape Maintenance November 2025	\$47,943.91

**Waterset South CDD Landscape
Maintenance Fee Summary
Breakdown**

	Part 1 -General Maintenance	Part 2 - Fertilization	Part 3 - Pest Control (Billed Month After Services)	Monthly Total	2025
Jan	\$ 32,839.75			\$ 32,839.75	
Feb	\$ 32,839.75			\$ 32,839.75	
Mar	\$ 32,839.75			\$ 32,839.75	
Apr	\$ 32,839.75	\$ 15,104.16	\$ 10,000 budget for the year to apply pest control to be invoiced month after application	\$ 47,943.91	
May	\$ 32,839.75	\$ 12,543.33		\$ 45,383.08	
Jun	\$ 32,839.75	\$ 15,104.16		\$ 47,943.91	
Jul	\$ 32,839.75			\$ 32,839.75	
Aug	\$ 32,839.75	\$ 12,543.33		\$ 45,383.08	
Sep	\$ 32,839.75	\$ 12,543.33		\$ 45,383.08	
Oct	\$ 32,839.75			\$ 32,839.75	
Nov	\$ 32,839.75	\$ 15,104.16		\$ 47,943.91	
Dec	\$ 32,839.75	\$ 437.50		\$ 33,277.25	

Thank you for your business.

REMIT PAYMENT TO:
United Land Services
12276 San Jose Blvd Suite 747
Jacksonville FL 32223

Subtotal	\$47,943.91
Sales Tax	\$0.00
Total	\$47,943.91
Credits/Payments	(\$0.00)
Balance Due	\$47,943.91