

***Towne Park***  
***Community Development District***

***Proposed Budget***  
***FY2022***



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**Towne Park**  
**Community Development District**  
**Proposed Budget**  
**General Fund**

	Amended Budget FY 2021	Actual Thru 2/28/21	Projected Next 7 Months	Total Projected 9/30/21	Proposed Budget FY 2022
<b>Revenues</b>					
Assessments	\$ 460,900	\$ 341,870	\$ 119,030	\$ 460,900	\$ 860,473
Assessments - Lot Closings	\$ -	\$ 60,528	\$ -	\$ 60,528	\$ -
Developer Contributions/Additional Assessments	\$ 71,190	\$ -	\$ -	\$ -	\$ -
Other Income	\$ -	\$ -	\$ -	\$ -	\$ 2,400
Interest Income	\$ 300	\$ -	\$ -	\$ -	\$ -
Carry Forward Surplus	\$ 36,108	\$ 164,283	\$ -	\$ 164,283	\$ -
<b>Total Revenues</b>	<b>\$ 568,498</b>	<b>\$ 566,681</b>	<b>\$ 119,030</b>	<b>\$ 685,711</b>	<b>\$ 862,873</b>

**Expenditures**

Administrative:

Supervisor Fees	\$ 12,000	\$ 4,600	\$ 7,000	\$ 11,600	\$ 12,000
Engineering Fees	\$ 10,000	\$ 668	\$ 5,833	\$ 6,501	\$ 10,000
Attorney	\$ 40,000	\$ 17,652	\$ 23,333	\$ 40,985	\$ 50,000
Annual Audit	\$ 8,000	\$ -	\$ 4,000	\$ 4,000	\$ 7,500
Assessment Roll Services	\$ 20,000	\$ 20,000	\$ -	\$ 20,000	\$ 5,000
Reamortization Schedules	\$ 625	\$ -	\$ 625	\$ 625	\$ 625
Arbitrage	\$ 3,600	\$ -	\$ 3,600	\$ 3,600	\$ 2,700
Dissemination	\$ 5,500	\$ 917	\$ 3,208	\$ 4,125	\$ 10,000
Trustee Fees	\$ 20,000	\$ 15,277	\$ 8,590	\$ 23,867	\$ 23,867
Management Fees	\$ 35,000	\$ 14,583	\$ 20,417	\$ 35,000	\$ 36,050
Information Technology	\$ 900	\$ 1,656	\$ 525	\$ 2,181	\$ 1,800
Website Maintenance	\$ 1,800	\$ -	\$ 1,050	\$ 1,050	\$ 2,400
Telephone	\$ 200	\$ -	\$ 117	\$ 117	\$ 200
Postage & Delivery	\$ 500	\$ 144	\$ 292	\$ 436	\$ 500
Insurance	\$ 5,707	\$ 5,707	\$ -	\$ 5,707	\$ 6,300
Printing & Binding	\$ 1,000	\$ 39	\$ 583	\$ 622	\$ 1,000
Legal Advertising	\$ 7,000	\$ 3,797	\$ 3,203	\$ 7,000	\$ 7,000
Other Current Charges	\$ 5,000	\$ 850	\$ 2,917	\$ 3,766	\$ 5,000
Office Supplies	\$ 200	\$ 17	\$ 117	\$ 133	\$ 200
Property Appraiser	\$ 16,166	\$ 16,166	\$ -	\$ 16,166	\$ -
Dues, Licenses & Subscriptions	\$ 175	\$ 175	\$ -	\$ 175	\$ 175
<b>Total Administrative</b>	<b>\$ 193,373</b>	<b>\$ 102,247</b>	<b>\$ 85,409</b>	<b>\$ 187,656</b>	<b>\$ 182,317</b>

Operations & Maintenance

**Field Expenses**

Property Insurance	\$ 20,000	\$ 13,345	\$ -	\$ 13,345	\$ 30,000
Field Management	\$ 15,000	\$ 6,250	\$ 8,750	\$ 15,000	\$ 15,000
Landscape Maintenance	\$ 180,000	\$ 63,520	\$ 122,353	\$ 185,873	\$ 265,000
Landscape Enhancements/Replacement	\$ 5,000	\$ 2,715	\$ 2,917	\$ 5,632	\$ 35,000
Pond Maintenance	\$ 25,000	\$ 12,623	\$ 14,322	\$ 26,945	\$ 32,000
Electric	\$ 5,400	\$ 1,482	\$ 1,400	\$ 2,882	\$ 5,400
Streetlighting	\$ -	\$ -	\$ -	\$ -	\$ 20,000
Water & Sewer	\$ 8,000	\$ 229	\$ 560	\$ 789	\$ 2,500
Irrigation Repairs	\$ 5,000	\$ 2,820	\$ 2,917	\$ 5,737	\$ 10,000
Hurricane Cleanup	\$ 5,000	\$ -	\$ -	\$ -	\$ -
General Repairs & Maintenance	\$ -	\$ -	\$ 8,750	\$ 8,750	\$ 15,000
Contingency	\$ 1,000	\$ 286	\$ 5,833	\$ 6,119	\$ 10,000
<b>Subtotal Field Expenses</b>	<b>\$ 269,400</b>	<b>\$ 103,270</b>	<b>\$ 167,802</b>	<b>\$ 271,072</b>	<b>\$ 439,900</b>

**Towne Park**  
**Community Development District**  
**Proposed Budget**  
**General Fund**

	Amended Budget FY 2021	Actual Thru 2/28/21	Projected Next 7 Months	Total Projected 9/30/21	Proposed Budget FY 2022
<b>Amenity Expenses</b>					
Electric	\$ 15,000	\$ 2,685	\$ 7,000	\$ 9,685	\$ 15,000
Water	\$ 7,500	\$ 925	\$ 2,800	\$ 3,725	\$ 7,500
Internet & Phone	\$ 1,950	\$ 631	\$ 1,517	\$ 2,148	\$ 2,600
Playground Lease	\$ -	\$ 8,633	\$ 11,813	\$ 20,446	\$ 20,251
Pool Service Contract	\$ 27,300	\$ 10,400	\$ 19,600	\$ 30,000	\$ 33,600
Janitorial Services	\$ 41,025	\$ 8,855	\$ 11,410	\$ 20,265	\$ 19,560
Pest Control	\$ 4,950	\$ -	\$ -	\$ -	\$ 4,500
Amenity Access Management	\$ -	\$ -	\$ -	\$ -	\$ 5,000
Amenity Repair & Maintenance	\$ 7,500	\$ 4,742	\$ 8,750	\$ 13,492	\$ 15,000
Contingency	\$ -	\$ -	\$ -	\$ -	\$ 10,000
<b>Subtotal Amenity Expenses</b>	<b>\$ 105,225</b>	<b>\$ 36,871</b>	<b>\$ 62,890</b>	<b>\$ 99,761</b>	<b>\$ 133,011</b>
<b>Total Operations &amp; Maintenance</b>	<b>\$ 374,625</b>	<b>\$ 140,141</b>	<b>\$ 230,691</b>	<b>\$ 370,833</b>	<b>\$ 572,911</b>
<b>Other Expenses</b>					
Transfer Out - Capital Reserve	\$ 500	\$ -	\$ 500	\$ 500	\$ 107,646
<b>Total Other Expenses</b>	<b>\$ 500</b>	<b>\$ -</b>	<b>\$ 500</b>	<b>\$ 500</b>	<b>\$ 107,646</b>
<b>Total Expenditures</b>	<b>\$ 568,498</b>	<b>\$ 242,388</b>	<b>\$ 316,601</b>	<b>\$ 558,989</b>	<b>\$ 862,873</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$ -</b>	<b>\$ 324,293</b>	<b>\$ (197,571)</b>	<b>\$ 126,722</b>	<b>\$ -</b>

Product Type	Assessable Units	ERU/Unit	Total ERUs	Net Assessment	Net Per Unit	Gross Per Unit
Phase 2A Single-Family (Platted) (TP Estates Phase 2A)	148	1.00	148	\$87,827.64	\$593.43	\$638.10
Phase 2B Single-Family (Platted) (TP Estates Phase 2B)	130	1.00	130	\$77,145.90	\$593.43	\$638.10
Phase 3A Single-Family (Platted) (Riverstone Phase 1)	433	1.00	433	\$256,955.19	\$593.43	\$638.10
Phase 3B Single-Family (Platted) (Riverstone Phase 2)	277	1.00	277	\$164,380.11	\$593.43	\$638.10
Phase 3C Single-Family (Platted) (Riverstone Phases 3 and 4)	186	1.00	186	\$110,377.98	\$593.43	\$638.10
Riverstone Phases 5 & 6 (Platted)	276	1.00	276	\$163,786.68	\$593.43	\$638.10
	<b>1450</b>		<b>1450</b>	<b>\$860,473.49</b>		

# Towne Park Community Development District General Fund Budget

## **Revenues:**

### Assessments

The District will levy a non-ad valorem assessment on all the assessable property within the District in order to pay for operating expenditures during the fiscal year.

### Other Income

Represents miscellaneous funds the District may receive such as amenity rental fees.

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## **Expenditures:**

### **General & Administrative:**

#### Supervisor Fees

Chapter 190, Florida Statutes, allows for each Board member to receive \$200 per meeting, not to exceed \$4,800 per year paid to each Supervisor for the time devoted to District business and meetings.

#### Engineering

The District's engineer, Absolute Engineering, Inc., provides general engineering services to the District, e.g. attendance and preparation for monthly board meetings, review invoices and various projects as directed by the Board of Supervisors and the District Manager.

#### Attorney

The District's legal counsel, Hopping, Green & Sams, provides general legal services to the District, e.g. attendance and preparation for meetings, preparation and review of agreements, resolutions, etc. as directed by the Board of Supervisors and the District Manager.

#### Annual Audit

The District is required by Florida Statutes to arrange for an independent audit of its financial records on an annual basis. The District is currently contracted with McDermitt Davis for these services.

#### Assessment Administration

The District will contract to levy and administer the collection of non-ad valorem assessment on all assessable property within the District.

#### Reamortization Schedules

Represents the cost of having revised amortization schedules issued on the District's bonds when extraordinary redemptions are made.

#### Arbitrage

The District will contract with an independent certified public accountant to annually calculate the District's Arbitrage Rebate Liability on its Series 2016 2A, Series 2018 2B, Series 2018 3A, Series 2019 3B, Series 2019 3C and Series 2020 3D bonds.

# Towne Park Community Development District General Fund Budget

Dissemination

The District is required by the Security and Exchange Commission to comply with Rule 15c2-12(b)(5) which relates to additional reporting requirements for unrated bond issues. This cost is based upon the Series 2016 2A, Series 2018 2B, Series 2018 3A, Series 2019 3B, Series 2019 3C and Series 2020 3D bonds.

Trustee Fees

The District will incur trustee related costs with the issuance of its' issued bonds.

Description	Annually
Series 2016 2A	\$3,717
Series 2018 2B & 3A	\$8,027
Series 2019 3B	\$4,041
Series 2019 3C	\$4,041
Series 2020 3D	\$4,041
<b>Total</b>	<b>\$23,867</b>

Management Fees

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Governmental Management Services-Central Florida, LLC. The services include but are not limited to, recording and transcription of board meetings, administrative services, budget preparation, all financial reports, annual audits, etc.

Information Technology

Represents costs related to the District's information systems, which include but are not limited to video conferencing services, cloud storage services and servers, security, accounting software, etc.

Website Maintenance

Represents the costs associated with monitoring and maintaining the District's website created in accordance with Chapter 189, Florida Statutes. These services include site performance assessments, security and firewall maintenance, updates, document uploads, hosting and domain renewals, website backups, etc.

Description	Annually
Website Maintenance – GMS	\$1,200
ADA Quarterly Audits – VGlobalTech	\$1,200
<b>Total</b>	<b>\$2,400</b>

Telephone

Telephone and fax machine.

# Towne Park Community Development District General Fund Budget

## Postage & Delivery

The District incurs charges for mailing of Board meeting agenda packages, overnight deliveries, correspondence, etc.

## Insurance

The District's general liability and public official's liability insurance coverages.

## Printing & Binding

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

## Legal Advertising

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

## Other Current Charges

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

## Office Supplies

Any supplies that may need to be purchased during the fiscal year, e.g., paper, minute books, file folders, labels, paper clips, etc.

## Dues, Licenses & Subscriptions

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

## **Operations & Maintenance:**

### **Field Expenses**

#### Property Insurance

The District's property insurance coverages.

#### Field Management

The District is contracted with Governmental Management Services-Central Florida, LLC for onsite field management of contracts for the District such as landscape and lake maintenance. Services include onsite inspections, meetings with contractors, monitoring of utility accounts, attend Board meetings and receive and respond to property owner phone calls and emails.

# Towne Park Community Development District General Fund Budget

## Landscape Maintenance

Represents the estimated maintenance of the landscaping within the common areas of the District after the installation of landscape material has been completed. The District has contracted with Floralawn, Inc. to provide these services.

Description	Monthly	Annually
Maintenance – Amenities, Phase 1&2, Fertilization	\$14,988	<b>\$179,856</b>
Maintenance – Phase 3&4	\$3,430	<b>\$41,160</b>
Maintenance – Estimated Additional Areas		<b>\$43,984</b>
<b>Total</b>		<b>\$265,000</b>

## Landscape Enhancements/Replacement

Represents the estimated cost of replacing landscaping within the common areas of the District.

## Pond Maintenance

The District has contracted with The Lake Doctors for the care and maintenance of its ponds which includes shoreline grass, brush and vegetation control.

Description	Monthly	Annually
Maintenance – 16 Ponds	\$2,046	<b>\$24,552</b>
Maintenance – Estimated Additional Ponds		<b>\$7,448</b>
<b>Total</b>		<b>\$32,000</b>

## Electric

Represents current and estimated electric charges of common areas throughout the District.

## Water & Sewer

Represents current and estimated costs for water and refuse services provided for common areas throughout the District.

## Irrigation Repairs

Represents the cost of maintaining and repairing the irrigation system. This includes the sprinklers, and irrigation wells.

## General Repairs & Maintenance

Represents estimated costs for general repairs and maintenance of the District's common areas. These can include pressure washing, and repairs to fences, monuments, lighting and other assets.



# Towne Park Community Development District General Fund Budget

Contingency

Represents funds allocated to expenses that the District could incur throughout the fiscal year that do not fit into any field category.

**Amenity Expenses**

Amenity - Electric

Represents estimated electric charges for the District’s amenity facilities.

Amenity – Water

Represents estimated water charges for the District’s amenity facilities.

Internet

Internet service will be added for use at the Amenity Center.

Playground Lease

The District has entered into a leasing agreement with Navitas, Inc. for a playground installed in the community.

Description	Monthly	Annually
Playground Lease	\$1,688	<u>\$20,251</u>
<b>Total</b>		<b>\$20,251</b>

Pool Service Contract

Grunit Pool Contractors has been contracted to provide regular cleaning and treatments of the District’s two pools.

Description	Monthly	Annually
Pool Maintenance – Amenity #1	\$1,350	<b>\$16,200</b>
Pool Maintenance – Amenity #2	\$1,450	<u><b>\$17,400</b></u>
<b>Total</b>		<b>\$33,600</b>

Janitorial Services

Represents the costs to provide janitorial services for the District’s amenity facilities. These services are provided by Fuqua Janitorial Services at a per clean rate for each amenity facility.

Amenity Access Management

Represents the cost of managing and monitoring access to the District’s amenity facilities.

**Towne Park**  
**Community Development District**  
**General Fund Budget**

*Amenity Repairs & Maintenance*

Represents estimated costs for repairs and maintenance of the District's amenity facilities and equipment.

*Other Expenses:*

*Transfer Out – Capital Reserves*

Funds collected and reserved for the replacement of and/or purchase of new capital improvements throughout the District.

**Towne Park**  
**Community Development District**  
**Proposed Budget**  
**Series 2016 2A Debt Service Fund**

	Adopted Budget FY 2021	Actuals Thru 2/28/21	Projected Next 7 Months	Total Projected 9/30/21	Proposed Budget FY 2022
<b>Revenues</b>					
Assessments	\$ 173,625	\$ 94,951	\$ 16,764	\$ 111,715	\$ 111,715
Interest	\$ -	\$ 3	\$ -	\$ 3	\$ -
Carry Forward Surplus	\$ -	\$ 79,010	\$ -	\$ 79,010	\$ 82,815
<b>Total Revenues</b>	<b>\$ 173,625</b>	<b>\$ 173,964</b>	<b>\$ 16,764</b>	<b>\$ 190,727</b>	<b>\$ 194,530</b>
<b>Expenditures</b>					
Interest - 11/1	\$ 41,625	\$ 41,769	\$ -	\$ 41,769	\$ 41,144
Principal - 11/1	\$ 25,000	\$ 25,000	\$ -	\$ 25,000	\$ 25,000
Interest - 5/1	\$ 41,000	\$ -	\$ 41,144	\$ 41,144	\$ 40,519
<b>Total Expenditures</b>	<b>\$ 107,625</b>	<b>\$ 66,769</b>	<b>\$ 41,144</b>	<b>\$ 107,913</b>	<b>\$ 106,663</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$ 66,000</b>	<b>\$ 107,195</b>	<b>\$ (24,380)</b>	<b>\$ 82,815</b>	<b>\$ 87,867</b>

Interest - 11/1/22	\$40,519
Principal - 11/1/22	\$30,000
	<u>\$70,519</u>

**Towne Park**  
**Community Development District**  
**Series 2016 Special Assessment Bonds**  
**Amortization Schedule**

Date	Balance	Principal	Interest	Total
05/01/21	\$ 1,465,000.00	\$ -	\$ 41,143.75	
11/01/21	\$ 1,465,000.00	\$ 25,000.00	\$ 41,143.75	\$ 107,287.50
05/01/22	\$ 1,440,000.00	\$ -	\$ 40,518.75	
11/01/22	\$ 1,440,000.00	\$ 30,000.00	\$ 40,518.75	\$ 111,037.50
05/01/23	\$ 1,410,000.00	\$ -	\$ 39,768.75	
11/01/23	\$ 1,410,000.00	\$ 30,000.00	\$ 39,768.75	\$ 109,537.50
05/01/24	\$ 1,380,000.00	\$ -	\$ 39,018.75	
11/01/24	\$ 1,380,000.00	\$ 30,000.00	\$ 39,018.75	\$ 108,037.50
05/01/25	\$ 1,350,000.00	\$ -	\$ 38,268.75	
11/01/25	\$ 1,350,000.00	\$ 35,000.00	\$ 38,268.75	\$ 111,537.50
05/01/26	\$ 1,315,000.00	\$ -	\$ 37,393.75	
11/01/26	\$ 1,315,000.00	\$ 35,000.00	\$ 37,393.75	\$ 109,787.50
05/01/27	\$ 1,280,000.00	\$ -	\$ 36,518.75	
11/01/27	\$ 1,280,000.00	\$ 35,000.00	\$ 36,518.75	\$ 108,037.50
05/01/28	\$ 1,245,000.00	\$ -	\$ 35,643.75	
11/01/28	\$ 1,245,000.00	\$ 40,000.00	\$ 35,643.75	\$ 111,287.50
05/01/29	\$ 1,205,000.00	\$ -	\$ 34,643.75	
11/01/29	\$ 1,205,000.00	\$ 40,000.00	\$ 34,643.75	\$ 109,287.50
05/01/30	\$ 1,165,000.00	\$ -	\$ 33,493.75	
11/01/30	\$ 1,165,000.00	\$ 40,000.00	\$ 33,493.75	\$ 106,987.50
05/01/31	\$ 1,125,000.00	\$ -	\$ 32,343.75	
11/01/31	\$ 1,125,000.00	\$ 45,000.00	\$ 32,343.75	\$ 109,687.50
05/01/32	\$ 1,080,000.00	\$ -	\$ 31,050.00	
11/01/32	\$ 1,080,000.00	\$ 45,000.00	\$ 31,050.00	\$ 107,100.00
05/01/33	\$ 1,035,000.00	\$ -	\$ 29,756.25	
11/01/33	\$ 1,035,000.00	\$ 50,000.00	\$ 29,756.25	\$ 109,512.50
05/01/34	\$ 985,000.00	\$ -	\$ 28,318.75	
11/01/34	\$ 985,000.00	\$ 55,000.00	\$ 28,318.75	\$ 111,637.50
05/01/35	\$ 930,000.00	\$ -	\$ 26,737.50	
11/01/35	\$ 930,000.00	\$ 55,000.00	\$ 26,737.50	\$ 108,475.00
05/01/36	\$ 875,000.00	\$ -	\$ 25,156.25	
11/01/36	\$ 875,000.00	\$ 60,000.00	\$ 25,156.25	\$ 110,312.50
05/01/37	\$ 815,000.00	\$ -	\$ 23,431.25	
11/01/37	\$ 815,000.00	\$ 60,000.00	\$ 23,431.25	\$ 106,862.50
05/01/38	\$ 755,000.00	\$ -	\$ 21,706.25	
11/01/38	\$ 755,000.00	\$ 65,000.00	\$ 21,706.25	\$ 108,412.50
05/01/39	\$ 690,000.00	\$ -	\$ 19,837.50	
11/01/39	\$ 690,000.00	\$ 70,000.00	\$ 19,837.50	\$ 109,675.00
05/01/40	\$ 620,000.00	\$ -	\$ 17,825.00	
11/01/40	\$ 620,000.00	\$ 75,000.00	\$ 17,825.00	\$ 110,650.00
05/01/41	\$ 545,000.00	\$ -	\$ 15,668.75	

**Towne Park**  
**Community Development District**  
**Series 2016 Special Assessment Bonds**  
**Amortization Schedule**

Date	Balance	Principal	Interest	Total
11/01/41	\$ 545,000.00	\$ 80,000.00	\$ 15,668.75	\$ 111,337.50
05/01/42	\$ 465,000.00	-	\$ 13,368.75	
11/01/42	\$ 465,000.00	\$ 85,000.00	\$ 13,368.75	\$ 111,737.50
05/01/43	\$ 380,000.00	-	\$ 10,925.00	
11/01/43	\$ 380,000.00	\$ 85,000.00	\$ 10,925.00	\$ 106,850.00
05/01/44	\$ 295,000.00	-	\$ 8,481.25	
11/01/44	\$ 295,000.00	\$ 90,000.00	\$ 8,481.25	\$ 106,962.50
05/01/45	\$ 205,000.00	-	\$ 5,893.75	
11/01/45	\$ 205,000.00	\$ 100,000.00	\$ 5,893.75	\$ 111,787.50
05/01/46	\$ 105,000.00	-	\$ 3,018.75	
11/01/46	\$ 105,000.00	\$ 105,000.00	\$ 3,018.75	\$ 111,037.50
		<b>\$ 1,465,000.00</b>	<b>\$ 1,379,862.50</b>	<b>\$ 2,844,862.50</b>

**Towne Park**  
**Community Development District**  
**Proposed Budget**  
**Series 2018 2B Debt Service Fund**

	Adopted Budget FY 2021	Actuals Thru 2/28/21	Projected Next 7 Months	Total Projected 9/30/21	Proposed Budget FY 2022
<b>Revenues</b>					
Assessments	\$ 247,156	\$ 110,750	\$ 19,554	\$ 130,304	\$ 130,304
Interest	\$ -	\$ 2	\$ -	\$ 2	\$ -
Carry Forward Surplus	\$ -	\$ 78,077	\$ -	\$ 78,077	\$ 59,580
<b>Total Revenues</b>	<b>\$ 247,156</b>	<b>\$ 188,830</b>	<b>\$ 19,554</b>	<b>\$ 208,384</b>	<b>\$ 189,884</b>
<b>Expenditures</b>					
Interest - 11/1	\$ 69,319	\$ 47,281	\$ -	\$ 47,281	\$ 46,022
Special Call - 11/1	\$ -	\$ 30,000	\$ -	\$ 30,000	\$ -
Interest - 5/1	\$ 69,319	\$ -	\$ 46,522	\$ 46,522	\$ 46,022
Principal - 5/1	\$ 40,000	\$ -	\$ 25,000	\$ 25,000	\$ 25,000
<b>Total Expenditures</b>	<b>\$ 178,638</b>	<b>\$ 77,281</b>	<b>\$ 71,522</b>	<b>\$ 148,803</b>	<b>\$ 117,044</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$ 68,519</b>	<b>\$ 111,549</b>	<b>\$ (51,968)</b>	<b>\$ 59,580</b>	<b>\$ 72,840</b>

Interest - 11/1/22                      \$45,522

**Towne Park**  
**Community Development District**  
**Series 2018 Special Assessment Bonds 2B**  
**Amortization Schedule**

Date	Balance	Principal	Interest	Total
05/01/21	\$ 1,740,000.00	\$ 25,000.00	\$ 46,521.88	
11/01/21	\$ 1,715,000.00	\$ -	\$ 46,021.88	\$ 117,543.75
05/01/22	\$ 1,715,000.00	\$ 25,000.00	\$ 46,021.88	\$ -
11/01/22	\$ 1,690,000.00	\$ -	\$ 45,521.88	\$ 116,543.75
05/01/23	\$ 1,690,000.00	\$ 30,000.00	\$ 45,521.88	\$ -
11/01/23	\$ 1,660,000.00	\$ -	\$ 44,921.88	\$ 120,443.75
05/01/24	\$ 1,660,000.00	\$ 30,000.00	\$ 44,921.88	\$ -
11/01/24	\$ 1,630,000.00	\$ -	\$ 44,171.88	\$ 119,093.75
05/01/25	\$ 1,630,000.00	\$ 30,000.00	\$ 44,171.88	\$ -
11/01/25	\$ 1,600,000.00	\$ -	\$ 43,421.88	\$ 117,593.75
05/01/26	\$ 1,600,000.00	\$ 35,000.00	\$ 43,421.88	\$ -
11/01/26	\$ 1,565,000.00	\$ -	\$ 42,546.88	\$ 120,968.75
05/01/27	\$ 1,565,000.00	\$ 35,000.00	\$ 42,546.88	\$ -
11/01/27	\$ 1,530,000.00	\$ -	\$ 41,671.88	\$ 119,218.75
05/01/28	\$ 1,530,000.00	\$ 35,000.00	\$ 41,671.88	\$ -
11/01/28	\$ 1,495,000.00	\$ -	\$ 40,796.88	\$ 117,468.75
05/01/29	\$ 1,495,000.00	\$ 40,000.00	\$ 40,796.88	\$ -
11/01/29	\$ 1,455,000.00	\$ -	\$ 39,721.88	\$ 120,518.75
05/01/30	\$ 1,455,000.00	\$ 40,000.00	\$ 39,721.88	\$ -
11/01/30	\$ 1,415,000.00	\$ -	\$ 38,646.88	\$ 118,368.75
05/01/31	\$ 1,415,000.00	\$ 45,000.00	\$ 38,646.88	\$ -
11/01/31	\$ 1,370,000.00	\$ -	\$ 37,437.50	\$ 121,084.38
05/01/32	\$ 1,370,000.00	\$ 45,000.00	\$ 37,437.50	\$ -
11/01/32	\$ 1,325,000.00	\$ -	\$ 36,228.13	\$ 118,665.63
05/01/33	\$ 1,325,000.00	\$ 50,000.00	\$ 36,228.13	\$ -
11/01/33	\$ 1,275,000.00	\$ -	\$ 34,884.38	\$ 121,112.50
05/01/34	\$ 1,275,000.00	\$ 50,000.00	\$ 34,884.38	\$ -
11/01/34	\$ 1,225,000.00	\$ -	\$ 33,540.63	\$ 118,425.00
05/01/35	\$ 1,225,000.00	\$ 55,000.00	\$ 33,540.63	\$ -
11/01/35	\$ 1,170,000.00	\$ -	\$ 32,062.50	\$ 120,603.13
05/01/36	\$ 1,170,000.00	\$ 55,000.00	\$ 32,062.50	\$ -
11/01/36	\$ 1,115,000.00	\$ -	\$ 30,584.38	\$ 117,646.88
05/01/37	\$ 1,115,000.00	\$ 60,000.00	\$ 30,584.38	\$ -
11/01/37	\$ 1,055,000.00	\$ -	\$ 28,971.88	\$ 119,556.25
05/01/38	\$ 1,055,000.00	\$ 65,000.00	\$ 28,971.88	\$ -
11/01/38	\$ 990,000.00	\$ -	\$ 27,225.00	\$ 121,196.88
05/01/39	\$ 990,000.00	\$ 65,000.00	\$ 27,225.00	\$ -
11/01/39	\$ 925,000.00	\$ -	\$ 25,437.50	\$ 117,662.50
05/01/40	\$ 925,000.00	\$ 70,000.00	\$ 25,437.50	\$ -
11/01/40	\$ 855,000.00	\$ -	\$ 23,512.50	\$ 118,950.00
05/01/41	\$ 855,000.00	\$ 75,000.00	\$ 23,512.50	\$ -
11/01/41	\$ 780,000.00	\$ -	\$ 21,450.00	\$ 119,962.50
05/01/42	\$ 780,000.00	\$ 80,000.00	\$ 21,450.00	\$ -
11/01/42	\$ 700,000.00	\$ -	\$ 19,250.00	\$ 120,700.00
05/01/43	\$ 700,000.00	\$ 85,000.00	\$ 19,250.00	\$ -
11/01/43	\$ 615,000.00	\$ -	\$ 16,912.50	\$ 121,162.50

**Towne Park**  
**Community Development District**  
**Series 2018 Special Assessment Bonds 2B**  
**Amortization Schedule**

Date	Balance	Principal	Interest	Total
05/01/44	\$ 615,000.00	\$ 90,000.00	\$ 16,912.50	\$ -
11/01/44	\$ 525,000.00	\$ -	\$ 14,437.50	\$ 121,350.00
05/01/45	\$ 525,000.00	\$ 95,000.00	\$ 14,437.50	\$ -
11/01/45	\$ 430,000.00	\$ -	\$ 11,825.00	\$ 121,262.50
05/01/46	\$ 430,000.00	\$ 100,000.00	\$ 11,825.00	\$ -
11/01/46	\$ 330,000.00	\$ -	\$ 9,075.00	\$ 120,900.00
05/01/47	\$ 330,000.00	\$ 105,000.00	\$ 9,075.00	\$ -
11/01/47	\$ 225,000.00	\$ -	\$ 6,187.50	\$ 120,262.50
05/01/48	\$ 225,000.00	\$ 110,000.00	\$ 6,187.50	\$ -
11/01/48	\$ 115,000.00	\$ -	\$ 3,162.50	\$ 119,350.00
05/01/49	\$ 115,000.00	\$ 115,000.00	\$ 3,162.50	\$ 118,162.50
		<b>\$ 1,740,000.00</b>	<b>\$ 1,725,778.13</b>	<b>\$ 3,465,778.13</b>



**Towne Park**  
**Community Development District**  
**Proposed Budget**  
**Series 2018 3A Debt Service Fund**

	Adopted Budget FY 2021	Actuals Thru 2/28/21	Projected Next 7 Months	Total Projected 9/30/21	Proposed Budget FY 2022
<b>Revenues</b>					
Assessments	\$ 797,778	\$ 450,932	\$ 79,613	\$ 530,545	\$ 525,011
Interest	\$ -	\$ 10	\$ -	\$ 10	\$ -
Carry Forward Surplus	\$ -	\$ 308,411	\$ -	\$ 308,411	\$ 212,385
<b>Total Revenues</b>	<b>\$ 797,778</b>	<b>\$ 759,353</b>	<b>\$ 79,613</b>	<b>\$ 838,966</b>	<b>\$ 737,396</b>
<b>Expenditures</b>					
Interest - 11/1	\$ 223,459	\$ 202,281	\$ -	\$ 202,281	\$ 197,000
Special Call - 11/1	\$ -	\$ 105,000	\$ -	\$ 105,000	\$ -
Interest - 5/1	\$ 223,459	\$ -	\$ 199,300	\$ 199,300	\$ 197,000
Principal - 5/1	\$ 130,000	\$ -	\$ 115,000	\$ 115,000	\$ 120,000
Special Call - 5/1	\$ -	\$ -	\$ 5,000	\$ 5,000	\$ -
<b>Total Expenditures</b>	<b>\$ 576,919</b>	<b>\$ 307,281</b>	<b>\$ 319,300</b>	<b>\$ 626,581</b>	<b>\$ 514,000</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$ 220,859</b>	<b>\$ 452,072</b>	<b>\$ (239,687)</b>	<b>\$ 212,385</b>	<b>\$ 223,396</b>

Interest - 11/1/22                      \$194,600

**Towne Park**  
**Community Development District**  
**Series 2018 Special Assessment Bonds 3A**  
**Amortization Schedule**

Date	Balance	Principal	Interest	Total
05/01/21	\$ 7,460,000.00	\$ 115,000.00	\$ 199,300.00	
11/01/21	\$ 7,345,000.00	\$ -	\$ 197,000.00	\$ 511,300.00
05/01/22	\$ 7,345,000.00	\$ 120,000.00	\$ 197,000.00	\$ -
11/01/22	\$ 7,225,000.00	\$ -	\$ 194,600.00	\$ 511,600.00
05/01/23	\$ 7,225,000.00	\$ 125,000.00	\$ 194,600.00	\$ -
11/01/23	\$ 7,100,000.00	\$ -	\$ 192,100.00	\$ 511,700.00
05/01/24	\$ 7,100,000.00	\$ 130,000.00	\$ 192,100.00	\$ -
11/01/24	\$ 6,970,000.00	\$ -	\$ 188,850.00	\$ 510,950.00
05/01/25	\$ 6,970,000.00	\$ 135,000.00	\$ 188,850.00	\$ -
11/01/25	\$ 6,835,000.00	\$ -	\$ 185,475.00	\$ 509,325.00
05/01/26	\$ 6,835,000.00	\$ 145,000.00	\$ 185,475.00	\$ -
11/01/26	\$ 6,690,000.00	\$ -	\$ 181,850.00	\$ 512,325.00
05/01/27	\$ 6,690,000.00	\$ 150,000.00	\$ 181,850.00	\$ -
11/01/27	\$ 6,540,000.00	\$ -	\$ 178,100.00	\$ 509,950.00
05/01/28	\$ 6,540,000.00	\$ 160,000.00	\$ 178,100.00	\$ -
11/01/28	\$ 6,380,000.00	\$ -	\$ 174,100.00	\$ 512,200.00
05/01/29	\$ 6,380,000.00	\$ 170,000.00	\$ 174,100.00	\$ -
11/01/29	\$ 6,210,000.00	\$ -	\$ 169,531.25	\$ 513,631.25
05/01/30	\$ 6,210,000.00	\$ 175,000.00	\$ 169,531.25	\$ -
11/01/30	\$ 6,035,000.00	\$ -	\$ 164,828.13	\$ 509,359.38
05/01/31	\$ 6,035,000.00	\$ 185,000.00	\$ 164,828.13	\$ -
11/01/31	\$ 5,850,000.00	\$ -	\$ 159,856.25	\$ 509,684.38
05/01/32	\$ 5,850,000.00	\$ 195,000.00	\$ 159,856.25	\$ -
11/01/32	\$ 5,655,000.00	\$ -	\$ 154,615.63	\$ 509,471.88
05/01/33	\$ 5,655,000.00	\$ 210,000.00	\$ 154,615.63	\$ -
11/01/33	\$ 5,445,000.00	\$ -	\$ 148,971.88	\$ 513,587.50
05/01/34	\$ 5,445,000.00	\$ 220,000.00	\$ 148,971.88	\$ -
11/01/34	\$ 5,225,000.00	\$ -	\$ 143,059.38	\$ 512,031.25
05/01/35	\$ 5,225,000.00	\$ 230,000.00	\$ 143,059.38	\$ -
11/01/35	\$ 4,995,000.00	\$ -	\$ 136,878.13	\$ 509,937.50
05/01/36	\$ 4,995,000.00	\$ 245,000.00	\$ 136,878.13	\$ -
11/01/36	\$ 4,750,000.00	\$ -	\$ 130,293.75	\$ 512,171.88
05/01/37	\$ 4,750,000.00	\$ 260,000.00	\$ 130,293.75	\$ -
11/01/37	\$ 4,490,000.00	\$ -	\$ 123,306.25	\$ 513,600.00
05/01/38	\$ 4,490,000.00	\$ 270,000.00	\$ 123,306.25	\$ -
11/01/38	\$ 4,220,000.00	\$ -	\$ 116,050.00	\$ 509,356.25
05/01/39	\$ 4,220,000.00	\$ 285,000.00	\$ 116,050.00	\$ -
11/01/39	\$ 3,935,000.00	\$ -	\$ 108,212.50	\$ 509,262.50
05/01/40	\$ 3,935,000.00	\$ 305,000.00	\$ 108,212.50	\$ -
11/01/40	\$ 3,630,000.00	\$ -	\$ 99,825.00	\$ 513,037.50
05/01/41	\$ 3,630,000.00	\$ 320,000.00	\$ 99,825.00	\$ -
11/01/41	\$ 3,310,000.00	\$ -	\$ 91,025.00	\$ 510,850.00
05/01/42	\$ 3,310,000.00	\$ 340,000.00	\$ 91,025.00	\$ -
11/01/42	\$ 2,970,000.00	\$ -	\$ 81,675.00	\$ 512,700.00
05/01/43	\$ 2,970,000.00	\$ 360,000.00	\$ 81,675.00	\$ -
11/01/43	\$ 2,610,000.00	\$ -	\$ 71,775.00	\$ 513,450.00

**Towne Park**  
**Community Development District**  
**Series 2018 Special Assessment Bonds 3A**  
**Amortization Schedule**

Date	Balance	Prinicipal	Interest	Total
05/01/44	\$ 2,610,000.00	\$ 380,000.00	\$ 71,775.00	\$ -
11/01/44	\$ 2,230,000.00	\$ -	\$ 61,325.00	\$ 513,100.00
05/01/45	\$ 2,230,000.00	\$ 400,000.00	\$ 61,325.00	\$ -
11/01/45	\$ 1,830,000.00	\$ -	\$ 50,325.00	\$ 511,650.00
05/01/46	\$ 1,830,000.00	\$ 420,000.00	\$ 50,325.00	\$ -
11/01/46	\$ 1,410,000.00	\$ -	\$ 38,775.00	\$ 509,100.00
05/01/47	\$ 1,410,000.00	\$ 445,000.00	\$ 38,775.00	\$ -
11/01/47	\$ 965,000.00	\$ -	\$ 26,537.50	\$ 510,312.50
05/01/48	\$ 965,000.00	\$ 470,000.00	\$ 26,537.50	\$ -
11/01/48	\$ 495,000.00	\$ -	\$ 13,612.50	\$ 510,150.00
05/01/49	\$ 495,000.00	\$ 495,000.00	\$ 13,612.50	\$ 508,612.50
		<b>\$ 7,460,000.00</b>	<b>\$ 7,364,406.25</b>	<b>\$ 14,824,406.25</b>

**Towne Park**  
**Community Development District**  
**Proposed Budget**  
**Series 2019 3B Debt Service Fund**

	Adopted Budget FY 2021	Actuals Thru 2/28/21	Projected Next 7 Months	Total Projected 9/30/21	Proposed Budget FY 2022
<b>Revenues</b>					
Assessments	\$ 454,791	\$ 285,447	\$ 50,396	\$ 335,844	\$ 335,844
Assessments - Lot Closings	\$ -	\$ 15,224	\$ -	\$ 15,224	\$ -
Interest	\$ -	\$ 8	\$ -	\$ 8	\$ -
Carry Forward Surplus	\$ -	\$ 331,902	\$ -	\$ 331,902	\$ 135,591
<b>Total Revenues</b>	<b>\$ 454,791</b>	<b>\$ 632,581</b>	<b>\$ 50,396</b>	<b>\$ 682,977</b>	<b>\$ 471,434</b>
<b>Expenditures</b>					
Interest - 11/1	\$ 120,484	\$ 120,484	\$ -	\$ 120,484	\$ 118,282
Interest - 5/1	\$ 120,484	\$ -	\$ 120,484	\$ 120,484	\$ 118,822
Principal - 5/1	\$ 95,000	\$ -	\$ 95,000	\$ 95,000	\$ 95,000
Miscellaneous Expense	\$ -	\$ 43,496	\$ -	\$ 43,496	\$ -
<b>Total Expenditures</b>	<b>\$ 335,969</b>	<b>\$ 163,981</b>	<b>\$ 215,484</b>	<b>\$ 379,465</b>	<b>\$ 332,104</b>
<b>Other Financing Sources/(Uses)</b>					
Transfer In/(Out)	\$ -	\$ (167,922)	\$ -	\$ (167,922)	\$ -
<b>Total Other Financing Sources/(Uses)</b>	<b>\$ -</b>	<b>\$ (167,922)</b>	<b>\$ -</b>	<b>\$ (167,922)</b>	<b>\$ -</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$ 118,822</b>	<b>\$ 300,679</b>	<b>\$ (165,088)</b>	<b>\$ 135,591</b>	<b>\$ 139,331</b>

Interest - 11/1/22                      \$117,159

**Towne Park**  
**Community Development District**  
**Series 2019 Special Assessment Bonds 3B**  
**Amortization Schedule**

Date	Balance	Principal	Interest	Total
05/01/21	\$ 5,485,000.00	\$ 95,000.00	\$ 120,484.38	
11/01/21	\$ 5,390,000.00	\$ -	\$ 118,821.88	\$ 334,306.25
05/01/22	\$ 5,390,000.00	\$ 95,000.00	\$ 118,821.88	
11/01/22	\$ 5,295,000.00	\$ -	\$ 117,159.38	\$ 330,981.25
05/01/23	\$ 5,295,000.00	\$ 100,000.00	\$ 117,159.38	
11/01/23	\$ 5,195,000.00	\$ -	\$ 115,409.38	\$ 332,568.75
05/01/24	\$ 5,195,000.00	\$ 105,000.00	\$ 115,409.38	
11/01/24	\$ 5,090,000.00	\$ -	\$ 113,571.88	\$ 333,981.25
05/01/25	\$ 5,090,000.00	\$ 110,000.00	\$ 113,571.88	
11/01/25	\$ 4,980,000.00	\$ -	\$ 111,371.88	\$ 334,943.75
05/01/26	\$ 4,980,000.00	\$ 115,000.00	\$ 111,371.88	
11/01/26	\$ 4,865,000.00	\$ -	\$ 109,071.88	\$ 335,443.75
05/01/27	\$ 4,865,000.00	\$ 120,000.00	\$ 109,071.88	
11/01/27	\$ 4,745,000.00	\$ -	\$ 106,671.88	\$ 335,743.75
05/01/28	\$ 4,745,000.00	\$ 120,000.00	\$ 106,671.88	
11/01/28	\$ 4,625,000.00	\$ -	\$ 104,271.88	\$ 330,943.75
05/01/29	\$ 4,625,000.00	\$ 125,000.00	\$ 104,271.88	
11/01/29	\$ 4,500,000.00	\$ -	\$ 101,771.88	\$ 331,043.75
05/01/30	\$ 4,500,000.00	\$ 135,000.00	\$ 101,771.88	
11/01/30	\$ 4,365,000.00	\$ -	\$ 99,071.88	\$ 335,843.75
05/01/31	\$ 4,365,000.00	\$ 140,000.00	\$ 99,071.88	
11/01/31	\$ 4,225,000.00	\$ -	\$ 96,009.38	\$ 335,081.25
05/01/32	\$ 4,225,000.00	\$ 145,000.00	\$ 96,009.38	
11/01/32	\$ 4,080,000.00	\$ -	\$ 92,837.50	\$ 333,846.88
05/01/33	\$ 4,080,000.00	\$ 150,000.00	\$ 92,837.50	
11/01/33	\$ 3,930,000.00	\$ -	\$ 89,556.25	\$ 332,393.75
05/01/34	\$ 3,930,000.00	\$ 160,000.00	\$ 89,556.25	
11/01/34	\$ 3,770,000.00	\$ -	\$ 86,056.25	\$ 335,612.50
05/01/35	\$ 3,770,000.00	\$ 165,000.00	\$ 86,056.25	
11/01/35	\$ 3,605,000.00	\$ -	\$ 82,446.88	\$ 333,503.13
05/01/36	\$ 3,605,000.00	\$ 170,000.00	\$ 82,446.88	
11/01/36	\$ 3,435,000.00	\$ -	\$ 78,728.13	\$ 331,175.00
05/01/37	\$ 3,435,000.00	\$ 180,000.00	\$ 78,728.13	
11/01/37	\$ 3,255,000.00	\$ -	\$ 74,790.63	\$ 333,518.75
05/01/38	\$ 3,255,000.00	\$ 190,000.00	\$ 74,790.63	
11/01/38	\$ 3,065,000.00	\$ -	\$ 70,634.38	\$ 335,425.00
05/01/39	\$ 3,065,000.00	\$ 195,000.00	\$ 70,634.38	
11/01/39	\$ 2,870,000.00	\$ -	\$ 66,368.75	\$ 332,003.13
05/01/40	\$ 2,870,000.00	\$ 205,000.00	\$ 66,368.75	
11/01/40	\$ 2,665,000.00	\$ -	\$ 61,628.13	\$ 332,996.88
05/01/41	\$ 2,665,000.00	\$ 215,000.00	\$ 61,628.13	
11/01/41	\$ 2,450,000.00	\$ -	\$ 56,656.25	\$ 333,284.38
05/01/42	\$ 2,450,000.00	\$ 225,000.00	\$ 56,656.25	
11/01/42	\$ 2,225,000.00	\$ -	\$ 51,453.13	\$ 333,109.38
05/01/43	\$ 2,225,000.00	\$ 235,000.00	\$ 51,453.13	
11/01/43	\$ 1,990,000.00	\$ -	\$ 46,018.75	\$ 332,471.88

**Towne Park**  
**Community Development District**  
**Series 2019 Special Assessment Bonds 3B**  
**Amortization Schedule**

Date	Balance	Principal	Interest	Total
05/01/44	\$ 1,990,000.00	\$ 245,000.00	\$ 46,018.75	
11/01/44	\$ 1,745,000.00	\$ -	\$ 40,353.13	\$ 331,371.88
05/01/45	\$ 1,745,000.00	\$ 260,000.00	\$ 40,353.13	
11/01/45	\$ 1,485,000.00	\$ -	\$ 34,340.63	\$ 334,693.75
05/01/46	\$ 1,485,000.00	\$ 270,000.00	\$ 34,340.63	
11/01/46	\$ 1,215,000.00	\$ -	\$ 28,096.88	\$ 332,437.50
05/01/47	\$ 1,215,000.00	\$ 285,000.00	\$ 28,096.88	
11/01/47	\$ 930,000.00	\$ -	\$ 21,506.25	\$ 334,603.13
05/01/48	\$ 930,000.00	\$ 295,000.00	\$ 21,506.25	
11/01/48	\$ 635,000.00	\$ -	\$ 14,684.38	\$ 331,190.63
05/01/49	\$ 635,000.00	\$ 310,000.00	\$ 14,684.38	
11/01/49	\$ 325,000.00	\$ -	\$ 7,515.63	\$ 332,200.00
05/01/50	\$ 325,000.00	\$ 325,000.00	\$ 7,515.63	\$ 332,515.63
		<b>\$ 5,485,000.00</b>	<b>\$ 4,514,234.38</b>	<b>\$ 9,999,234.38</b>

**Towne Park**  
**Community Development District**  
**Proposed Budget**  
**Series 2019 3C Debt Service Fund**

	Adopted Budget FY 2021	Actuals Thru 2/28/21	Projected Next 7 Months	Total Projected 9/30/21	Proposed Budget FY 2022
<b>Revenues</b>					
Assessments	\$ 435,197	\$ -	\$ 117,770	\$ 117,770	\$ 229,319
Assessments - Prepayments	\$ -	\$ 1,231,447	\$ 246,289	\$ 1,477,737	\$ -
Assessments - Lot Closings	\$ -	\$ 201,818	\$ -	\$ 201,818	\$ -
Interest	\$ -	\$ 21	\$ -	\$ 21	\$ -
Carry Forward Surplus	\$ -	\$ 115,609	\$ -	\$ 115,609	\$ 112,960
<b>Total Revenues</b>	<b>\$ 435,197</b>	<b>\$ 1,548,895</b>	<b>\$ 364,059</b>	<b>\$ 1,912,954</b>	<b>\$ 342,279</b>
<b>Expenditures</b>					
Interest - 11/1	\$ 115,609	\$ 115,609	\$ -	\$ 115,609	\$ 80,843
Interest - 2/1	\$ -	\$ 13,541	\$ -	\$ 13,541	\$ -
Special Call - 2/1	\$ -	\$ 1,230,000	\$ -	\$ 1,230,000	\$ -
Interest - 5/1	\$ 115,609	\$ -	\$ 80,843	\$ 80,843	\$ 80,843
Principal - 5/1	\$ 90,000	\$ -	\$ 70,000	\$ 70,000	\$ 65,000
Special Call - 5/1	\$ -	\$ -	\$ 290,000	\$ 290,000	\$ -
<b>Total Expenditures</b>	<b>\$ 321,219</b>	<b>\$ 1,359,150</b>	<b>\$ 440,843</b>	<b>\$ 1,799,993</b>	<b>\$ 226,686</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$ 113,978</b>	<b>\$ 189,744</b>	<b>\$ (76,784)</b>	<b>\$ 112,960</b>	<b>\$ 115,593</b>

Interest - 11/1/22                      \$79,665

**Towne Park**  
**Community Development District**  
**Series 2019 Special Assessment Bonds 3C**  
**Amortization Schedule**

Date	Balance	Principal	Interest	Total
05/01/21	\$ 3,660,000.00	\$ -	\$ 80,843.13	
11/01/21	\$ 3,660,000.00	\$ -	\$ 80,843.13	\$ 161,686.25
05/01/22	\$ 3,660,000.00	\$ 65,000.00	\$ 80,843.13	\$ -
11/01/22	\$ 3,595,000.00	\$ -	\$ 79,665.00	\$ 225,508.13
05/01/23	\$ 3,595,000.00	\$ 70,000.00	\$ 79,665.00	\$ -
11/01/23	\$ 3,525,000.00	\$ -	\$ 78,396.25	\$ 228,061.25
05/01/24	\$ 3,525,000.00	\$ 70,000.00	\$ 78,396.25	\$ -
11/01/24	\$ 3,455,000.00	\$ -	\$ 77,127.50	\$ 225,523.75
05/01/25	\$ 3,455,000.00	\$ 75,000.00	\$ 77,127.50	\$ -
11/01/25	\$ 3,380,000.00	\$ -	\$ 75,768.13	\$ 227,895.63
05/01/26	\$ 3,380,000.00	\$ 75,000.00	\$ 75,768.13	\$ -
11/01/26	\$ 3,305,000.00	\$ -	\$ 74,268.13	\$ 225,036.25
05/01/27	\$ 3,305,000.00	\$ 80,000.00	\$ 74,268.13	\$ -
11/01/27	\$ 3,225,000.00	\$ -	\$ 72,668.13	\$ 226,936.25
05/01/28	\$ 3,225,000.00	\$ 85,000.00	\$ 72,668.13	\$ -
11/01/28	\$ 3,140,000.00	\$ -	\$ 70,968.13	\$ 228,636.25
05/01/29	\$ 3,140,000.00	\$ 85,000.00	\$ 70,968.13	\$ -
11/01/29	\$ 3,055,000.00	\$ -	\$ 69,268.13	\$ 225,236.25
05/01/30	\$ 3,055,000.00	\$ 90,000.00	\$ 69,268.13	\$ -
11/01/30	\$ 2,965,000.00	\$ -	\$ 67,468.13	\$ 226,736.25
05/01/31	\$ 2,965,000.00	\$ 95,000.00	\$ 67,468.13	\$ -
11/01/31	\$ 2,870,000.00	\$ -	\$ 65,568.13	\$ 228,036.25
05/01/32	\$ 2,870,000.00	\$ 100,000.00	\$ 65,568.13	\$ -
11/01/32	\$ 2,770,000.00	\$ -	\$ 63,343.13	\$ 228,911.25
05/01/33	\$ 2,770,000.00	\$ 100,000.00	\$ 63,343.13	\$ -
11/01/33	\$ 2,670,000.00	\$ -	\$ 61,118.13	\$ 224,461.25
05/01/34	\$ 2,670,000.00	\$ 105,000.00	\$ 61,118.13	\$ -
11/01/34	\$ 2,565,000.00	\$ -	\$ 58,781.88	\$ 224,900.00
05/01/35	\$ 2,565,000.00	\$ 110,000.00	\$ 58,781.88	\$ -
11/01/35	\$ 2,455,000.00	\$ -	\$ 56,334.38	\$ 225,116.25
05/01/36	\$ 2,455,000.00	\$ 115,000.00	\$ 56,334.38	\$ -
11/01/36	\$ 2,340,000.00	\$ -	\$ 53,775.63	\$ 225,110.00
05/01/37	\$ 2,340,000.00	\$ 120,000.00	\$ 53,775.63	\$ -
11/01/37	\$ 2,220,000.00	\$ -	\$ 51,105.63	\$ 224,881.25
05/01/38	\$ 2,220,000.00	\$ 130,000.00	\$ 51,105.63	\$ -
11/01/38	\$ 2,090,000.00	\$ -	\$ 48,213.13	\$ 229,318.75
05/01/39	\$ 2,090,000.00	\$ 135,000.00	\$ 48,213.13	\$ -
11/01/39	\$ 1,955,000.00	\$ -	\$ 45,209.38	\$ 228,422.50
05/01/40	\$ 1,955,000.00	\$ 140,000.00	\$ 45,209.38	\$ -
11/01/40	\$ 1,815,000.00	\$ -	\$ 41,971.88	\$ 227,181.25
05/01/41	\$ 1,815,000.00	\$ 145,000.00	\$ 41,971.88	\$ -
11/01/41	\$ 1,670,000.00	\$ -	\$ 38,618.75	\$ 225,590.63
05/01/42	\$ 1,670,000.00	\$ 155,000.00	\$ 38,618.75	\$ -
11/01/42	\$ 1,515,000.00	\$ -	\$ 35,034.38	\$ 228,653.13
05/01/43	\$ 1,515,000.00	\$ 160,000.00	\$ 35,034.38	\$ -
11/01/43	\$ 1,355,000.00	\$ -	\$ 31,334.38	\$ 226,368.75



**Towne Park**  
**Community Development District**  
**Series 2019 Special Assessment Bonds 3C**  
**Amortization Schedule**

Date	Balance	Principal	Interest	Total
05/01/44	\$ 1,355,000.00	\$ 170,000.00	\$ 31,334.38	\$ -
11/01/44	\$ 1,185,000.00	\$ -	\$ 27,403.13	\$ 228,737.50
05/01/45	\$ 1,185,000.00	\$ 175,000.00	\$ 27,403.13	\$ -
11/01/45	\$ 1,010,000.00	\$ -	\$ 23,356.25	\$ 225,759.38
05/01/46	\$ 1,010,000.00	\$ 185,000.00	\$ 23,356.25	\$ -
11/01/46	\$ 825,000.00	\$ -	\$ 19,078.13	\$ 227,434.38
05/01/47	\$ 825,000.00	\$ 195,000.00	\$ 19,078.13	\$ -
11/01/47	\$ 630,000.00	\$ -	\$ 14,568.75	\$ 228,646.88
05/01/48	\$ 630,000.00	\$ 200,000.00	\$ 14,568.75	\$ -
11/01/48	\$ 430,000.00	\$ -	\$ 9,943.75	\$ 224,512.50
05/01/49	\$ 430,000.00	\$ 210,000.00	\$ 9,943.75	\$ -
11/01/49	\$ 220,000.00	\$ -	\$ 5,087.50	\$ 225,031.25
05/01/50	\$ 220,000.00	\$ 220,000.00	\$ 5,087.50	\$ 225,087.50
		<b>\$ 3,660,000.00</b>	<b>\$ 3,073,416.88</b>	<b>\$ 6,733,416.88</b>

**Towne Park**  
**Community Development District**  
**Proposed Budget**  
**Series 2020 3D Debt Service Fund**

	Proposed Budget FY 2021	Actuals Thru 2/28/21	Projected Next 7 Months	Total Projected 9/30/21	Proposed Budget FY 2022
<b>Revenues</b>					
Assessments	\$ -	\$ -	\$ 130,172	\$ 130,172	\$ 399,907
Interest	\$ -	\$ -	\$ -	\$ 3	\$ -
Carry Forward Surplus	\$ -	\$ -	\$ -	\$ -	\$ 130,173
<b>Total Revenues</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 130,172</b>	<b>\$ 130,175</b>	<b>\$ 530,080</b>
<b>Expenditures</b>					
Interest - 11/1	\$ -	\$ -	\$ -	\$ -	\$ 130,172
Interest - 5/1	\$ 94,013	\$ -	\$ 94,013	\$ 94,013	\$ 130,172
Principal - 5/1	\$ -	\$ -	\$ -	\$ -	\$ 140,000
<b>Total Expenditures</b>	<b>\$ 94,013</b>	<b>\$ -</b>	<b>\$ 94,013</b>	<b>\$ 94,013</b>	<b>\$ 400,344</b>
<b>Other Financing Sources/(Uses)</b>					
Bond Proceeds	\$ 494,019	\$ -	\$ -	\$ 494,019	\$ -
Transfer In/(Out)	\$ -	\$ -	\$ -	\$ (3)	\$ -
<b>Total Other Financing Sources/(Uses)</b>	<b>\$ 494,019</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 494,017</b>	<b>\$ -</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$ 400,006</b>	<b>\$ -</b>	<b>\$ 36,159</b>	<b>\$ 530,179</b>	<b>\$ 129,736</b>
				Interest - 11/1/22	\$128,334

**Towne Park**  
**Community Development District**  
**Series 2020 Special Assessment Bonds 3D**  
**Amortization Schedule**

Date	Balance	Principal	Interest	Total
05/01/21	\$ 7,090,000.00	\$ -	\$ 94,013.02	
11/01/21	\$ 7,090,000.00	\$ -	\$ 130,171.88	\$ 224,184.90
05/01/22	\$ 7,090,000.00	\$ 140,000.00	\$ 130,171.88	\$ -
11/01/22	\$ 6,950,000.00	\$ -	\$ 128,334.38	\$ 398,506.25
05/01/23	\$ 6,950,000.00	\$ 145,000.00	\$ 128,334.38	\$ -
11/01/23	\$ 6,805,000.00	\$ -	\$ 126,431.25	\$ 399,765.63
05/01/24	\$ 6,805,000.00	\$ 145,000.00	\$ 126,431.25	\$ -
11/01/24	\$ 6,660,000.00	\$ -	\$ 124,528.13	\$ 395,959.38
05/01/25	\$ 6,660,000.00	\$ 150,000.00	\$ 124,528.13	\$ -
11/01/25	\$ 6,510,000.00	\$ -	\$ 122,559.38	\$ 397,087.50
05/01/26	\$ 6,510,000.00	\$ 155,000.00	\$ 122,559.38	\$ -
11/01/26	\$ 6,355,000.00	\$ -	\$ 120,137.50	\$ 397,696.88
05/01/27	\$ 6,355,000.00	\$ 160,000.00	\$ 120,137.50	\$ -
11/01/27	\$ 6,195,000.00	\$ -	\$ 117,637.50	\$ 397,775.00
05/01/28	\$ 6,195,000.00	\$ 165,000.00	\$ 117,637.50	\$ -
11/01/28	\$ 6,030,000.00	\$ -	\$ 115,059.38	\$ 397,696.88
05/01/29	\$ 6,030,000.00	\$ 170,000.00	\$ 115,059.38	\$ -
11/01/29	\$ 5,860,000.00	\$ -	\$ 112,403.13	\$ 397,462.50
05/01/30	\$ 5,860,000.00	\$ 175,000.00	\$ 112,403.13	\$ -
11/01/30	\$ 5,685,000.00	\$ -	\$ 109,668.75	\$ 397,071.88
05/01/31	\$ 5,685,000.00	\$ 180,000.00	\$ 109,668.75	\$ -
11/01/31	\$ 5,505,000.00	\$ -	\$ 106,406.25	\$ 396,075.00
05/01/32	\$ 5,505,000.00	\$ 190,000.00	\$ 106,406.25	\$ -
11/01/32	\$ 5,315,000.00	\$ -	\$ 102,962.50	\$ 399,368.75
05/01/33	\$ 5,315,000.00	\$ 195,000.00	\$ 102,962.50	\$ -
11/01/33	\$ 5,120,000.00	\$ -	\$ 99,428.13	\$ 397,390.63
05/01/34	\$ 5,120,000.00	\$ 200,000.00	\$ 99,428.13	\$ -
11/01/34	\$ 4,920,000.00	\$ -	\$ 95,803.13	\$ 395,231.25
05/01/35	\$ 4,920,000.00	\$ 210,000.00	\$ 95,803.13	\$ -
11/01/35	\$ 4,710,000.00	\$ -	\$ 91,996.88	\$ 397,800.00
05/01/36	\$ 4,710,000.00	\$ 220,000.00	\$ 91,996.88	\$ -
11/01/36	\$ 4,490,000.00	\$ -	\$ 88,009.38	\$ 400,006.25
05/01/37	\$ 4,490,000.00	\$ 225,000.00	\$ 88,009.38	\$ -
11/01/37	\$ 4,265,000.00	\$ -	\$ 83,931.25	\$ 396,940.63
05/01/38	\$ 4,265,000.00	\$ 235,000.00	\$ 83,931.25	\$ -
11/01/38	\$ 4,030,000.00	\$ -	\$ 79,671.88	\$ 398,603.13
05/01/39	\$ 4,030,000.00	\$ 245,000.00	\$ 79,671.88	\$ -
11/01/39	\$ 3,785,000.00	\$ -	\$ 75,231.25	\$ 399,903.13
05/01/40	\$ 3,785,000.00	\$ 250,000.00	\$ 75,231.25	\$ -
11/01/40	\$ 3,535,000.00	\$ -	\$ 70,700.00	\$ 395,931.25
05/01/41	\$ 3,535,000.00	\$ 260,000.00	\$ 70,700.00	\$ -
11/01/41	\$ 3,275,000.00	\$ -	\$ 65,500.00	\$ 396,200.00
05/01/42	\$ 3,275,000.00	\$ 270,000.00	\$ 65,500.00	\$ -
11/01/42	\$ 3,005,000.00	\$ -	\$ 60,100.00	\$ 395,600.00
05/01/43	\$ 3,005,000.00	\$ 285,000.00	\$ 60,100.00	\$ -
11/01/43	\$ 2,720,000.00	\$ -	\$ 54,400.00	\$ 399,500.00

**Towne Park**  
**Community Development District**  
**Series 2020 Special Assessment Bonds 3D**  
**Amortization Schedule**

Date	Balance	Principal	Interest	Total
05/01/44	\$ 2,720,000.00	\$ 295,000.00	\$ 54,400.00	\$ -
11/01/44	\$ 2,425,000.00	\$ -	\$ 48,500.00	\$ 397,900.00
05/01/45	\$ 2,425,000.00	\$ 305,000.00	\$ 48,500.00	\$ -
11/01/45	\$ 2,120,000.00	\$ -	\$ 42,400.00	\$ 395,900.00
05/01/46	\$ 2,120,000.00	\$ 320,000.00	\$ 42,400.00	\$ -
11/01/46	\$ 1,800,000.00	\$ -	\$ 36,000.00	\$ 398,400.00
05/01/47	\$ 1,800,000.00	\$ 330,000.00	\$ 36,000.00	\$ -
11/01/47	\$ 1,470,000.00	\$ -	\$ 29,400.00	\$ 395,400.00
05/01/48	\$ 1,470,000.00	\$ 345,000.00	\$ 29,400.00	\$ -
11/01/48	\$ 1,125,000.00	\$ -	\$ 22,500.00	\$ 396,900.00
05/01/49	\$ 1,125,000.00	\$ 360,000.00	\$ 22,500.00	\$ -
11/01/49	\$ 765,000.00	\$ -	\$ 15,300.00	\$ 397,800.00
05/01/50	\$ 765,000.00	\$ 375,000.00	\$ 15,300.00	\$ -
11/1/50	\$ 390,000.00	\$ -	\$ 7,800.00	\$ 398,100.00
5/1/51	\$ 390,000.00	\$ 390,000.00	\$ 7,800.00	\$ 397,800.00
		<b>\$ 7,090,000.00</b>	<b>\$ 5,059,956.77</b>	<b>\$ 12,149,956.77</b>