

**Bastrop Special Meeting Hunters Crossing Local
Government Corporation Board Agenda**
Bastrop Convention Center & Exhibit,
Classroom, 1408 Chestnut Street, Bastrop
Texas 78602
(512) 332-8800



July 16, 2026

Agenda - Special Meeting Hunters Crossing Local Government Corporation Board at 6:30 PM

Bastrop Hunters Crossing Local Government Corporation Board meetings are available to all persons regardless of disability. If you require special assistance, please contact the City Secretary at (512) 332-8800 or write 1311 Chestnut Street, 78602, or by calling through a T.D.D. (Telecommunication Device for the Deaf) to Relay Texas at 1-800-735-2989 at least 48 hours in advance of the meeting.

1. CALL TO ORDER

2. CITIZEN COMMENTS

At this time, three (3) minute comments will be taken from the audience on any topic. Anyone in attendance wishing to address the Board/Commission must complete a citizen comment form and give the completed form to the Board/Commission Secretary prior to the start of the Board/Commission meeting. In accordance with the Texas Open Meetings Act, if a citizen discusses any item not on the agenda, the Board/Commission cannot discuss issues raised or make any decision at this time. Instead, the Board/Commission is limited to making a statement of specific factual information or a recitation of existing policy in response to the inquiry. Issues may be referred to the City Manager for research and possible future action. Profanity, physical or other threats are not allowed and may subject the speaker to loss of the time for comment, and if disruptive to the conduct of business, could result in removal of the speaker.

3. REPORTS

3A. Informational update to Board by President, on matters related to the Hunters Crossing Local Government Corporation and/or Public Improvement District.

Submitted by: Sylvia Carrillo-Trevino, ICMA-CM, CPM, City Manager and Board President.

4. PRESENTATIONS

5. ITEMS FOR INDIVIDUAL CONSIDERATION

- 5A. Discussion and possible action between the Hunters Crossing Public Improvement District Board and Hunters Crossing Homeowners' Association regarding the ownership and maintenance responsibilities for the common areas within the Hunters Crossing Subdivision, including but not limited to the transference of ownership and assigning of financial obligations for maintenance.

Submitted by: Sylvia Carrillo-Trevino, ICMA-CM, CPM, City Manager and Board President

- 5B. Conduct the annual review and update to the proposed FY2027 Hunters Crossing Public Improvement District Service and Assessment Plan (SAP) for the purpose of determining the annual budget as provided by Texas Local Government Code 372.013 and consider a resolution recommending the updated Service and Assessment Plan (SAP) to the City Council of the City of Bastrop, Texas.

Submitted by: Sylvia Carrillo-Trevino, ICMA-CM, CPM, City Manager and Board President

6. ADJOURNMENT

I, the undersigned authority, do hereby certify that this Notice of Meeting as posted in accordance with the regulations of the Texas Open Meetings Act on the bulletin board located at the entrance to the City of Bastrop City Hall, a place convenient and readily accessible to the general public, as well as to the City's website, www.cityofbastrop.org and said Notice was posted on the following date and time: July 8, 2026 at 10:00 AM. and remained posted for at least two hours after said meeting was convened.



Judy Sandroussi, Finance Director

Fund **Series 2021**

Combination Tax and Revenue Certificates of Obligation / PID Fund

Date	Principal	Interest	Total
09/30/2026	55,000.00	19,899.98	74,899.98
09/30/2027	55,000.00	17,149.98	72,149.98
09/30/2028	60,000.00	14,399.98	74,399.98
09/30/2029	65,000.00	11,399.98	76,399.98
09/30/2030	65,000.00	8,149.98	73,149.98
09/30/2031	70,000.00	4,899.98	74,899.98
09/30/2032	70,000.00	2,099.98	72,099.98
Total	440,000.00	77,999.86	517,999.86

Preliminary

City of Bastrop, Texas

2026 Defeasance of Series 2021 CO (Hunter's Crossing Portion)

For Purposes of Illustration Only

Sources & Uses**Dated 10/14/2026****Sources Of Funds**

Additional required Equity contribution	427,594.61
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Total Sources	\$427,594.61
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Uses Of Funds

Defeasance Costs	15,000.00
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Deposit to Net Cash Escrow Fund	412,594.61
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Total Uses	\$427,594.61
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Preliminary

City of Bastrop, Texas

2026 Defeasance of Series 2021 CO (Hunter's Crossing Portion)

For Purposes of Illustration Only

Debt Service Comparison

Date	Net New D/S	Old Net D/S	Savings
10/14/2026	427,594.61	-	(427,594.61)
10/14/2027	-	72,150.00	72,150.00
10/14/2028	-	74,400.00	74,400.00
10/14/2029	-	76,400.00	76,400.00
10/14/2030	-	73,150.00	73,150.00
10/14/2031	-	74,900.00	74,900.00
10/14/2032	-	72,100.00	72,100.00
Total	\$427,594.61	\$443,100.00	\$15,505.39

2026 payoff of Hunters Cr | SINGLE PURPOSE | 7/ 7/2026 | 12:45 PM

Preliminary

City of Bastrop, Texas

2026 Defeasance of Series 2021 CO (Hunter's Crossing Portion)

For Purposes of Illustration Only

Escrow Fund Cashflow

Date	Principal	Rate	Interest	Receipts	Disbursements	Cash Balance
10/14/2026	-	-	-	1.61	-	1.61
02/01/2027	6,725.00	-	1,849.58	8,574.58	8,575.00	1.19
08/01/2027	60,482.00	-	3,093.83	63,575.83	63,575.00	2.02
02/01/2028	4,106.00	-	3,093.83	7,199.83	7,200.00	1.85
08/01/2028	64,106.00	-	3,093.83	67,199.83	67,200.00	1.68
02/01/2029	2,606.00	-	3,093.83	5,699.83	5,700.00	1.51
08/01/2029	68,587.00	-	3,093.83	71,680.83	70,700.00	982.34
02/01/2030	-	-	3,093.83	3,093.83	4,075.00	1.17
08/01/2030	205,981.00	3.004%	3,093.83	209,074.83	209,075.00	1.00
Total	\$412,593.00	-	\$23,506.39	\$436,101.00	\$436,100.00	-

Investment Parameters

Investment Model [PV, GIC, or Securities]	Securities
Default investment yield target	Bond Yield
Cash Deposit	1.61
Cost of Investments Purchased with Bond Proceeds	412,593.00
Total Cost of Investments	\$412,594.61
Target Cost of Investments at bond yield	\$412,581.72
Actual positive or (negative) arbitrage	(12.89)
Yield to Receipt	2.0324259%
Yield for Arbitrage Purposes	2.0326526%
State and Local Government Series (SLGS) rates for	7/07/2026

2026 payoff of Hunters Cr | SINGLE PURPOSE | 7/ 7/2026 | 12:45 PM

Preliminary

City of Bastrop, Texas

2026 Defeasance of Series 2021 CO (Hunter's Crossing Portion)

For Purposes of Illustration Only

Escrow Summary Cost

Maturity	Type	Coupon	Yield	\$ Price	Par Amount	Principal Cost	+Accrued Interest	= Total Cost
Escrow								
02/01/2027	SLGS-CI	-	-	100.0000000%	6,725	6,725.00	-	6,725.00
08/01/2027	SLGS-CI	-	-	100.0000000%	60,482	60,482.00	-	60,482.00
02/01/2028	SLGS-NT	-	-	100.0000000%	4,106	4,106.00	-	4,106.00
08/01/2028	SLGS-NT	-	-	100.0000000%	64,106	64,106.00	-	64,106.00
02/01/2029	SLGS-NT	-	-	100.0000000%	2,606	2,606.00	-	2,606.00
08/01/2029	SLGS-NT	-	-	100.0000000%	68,587	68,587.00	-	68,587.00
08/01/2030	SLGS-NT	3.004%	3.004%	100.0000000%	205,981	205,981.00	-	205,981.00
Subtotal		-	-	-	\$412,593	\$412,593.00	-	\$412,593.00
Total		-	-	-	\$412,593	\$412,593.00	-	\$412,593.00

Escrow

Cash Deposit	1.61
Cost of Investments Purchased with Bond Proceeds	412,593.00
Total Cost of Investments	\$412,594.61

Delivery Date	10/14/2026
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Preliminary

City of Bastrop, Texas

2026 Defeasance of Series 2021 CO (Hunter's Crossing Portion)

For Purposes of Illustration Only

Summary Of Bonds Refunded

		Issue	Purpose	Maturity	Type	of Bond	Coupon	Maturity Value	Call Date	Call Price
Dated 8/05/2021 Delivered 8/05/2021										
2021	\$35.7mm C/O (7/13) FINAL alloc	PID	08/01/2027	Serial	Coupon	5.000%	55,000	-	-	-
2021	\$35.7mm C/O (7/13) FINAL alloc	PID	08/01/2028	Serial	Coupon	5.000%	60,000	-	-	-
2021	\$35.7mm C/O (7/13) FINAL alloc	PID	08/01/2029	Serial	Coupon	5.000%	65,000	-	-	-
2021	\$35.7mm C/O (7/13) FINAL alloc	PID	08/01/2030	Serial	Coupon	5.000%	65,000	-	-	-
2021	\$35.7mm C/O (7/13) FINAL alloc	PID	08/01/2031	Serial	Coupon	4.000%	70,000	08/01/2030	100.000%	-
2021	\$35.7mm C/O (7/13) FINAL alloc	PID	08/01/2032	Serial	Coupon	3.000%	70,000	08/01/2030	100.000%	-
Subtotal			-	-	-	-	\$385,000	-	-	-
Total			-	-	-	-	\$385,000	-	-	-

2026 payoff of Hunters Cr | SINGLE PURPOSE | 7/ 7/2026 | 12:45 PM

Preliminary

City of Bastrop, Texas**\$580,000 Combination Tax & Revenue Certificates of Obligation, Series 2021**

PID Portion

Debt Service To Maturity And To Call

Date	Refunded Bonds	Refunded Interest	D/S To Call	Principal	Coupon	Interest	Refunded D/S
10/14/2026	-	-	-	-	-	-	-
02/01/2027	-	8,575.00	8,575.00	-	-	8,575.00	8,575.00
08/01/2027	55,000.00	8,575.00	63,575.00	55,000.00	5.000%	8,575.00	63,575.00
02/01/2028	-	7,200.00	7,200.00	-	-	7,200.00	7,200.00
08/01/2028	60,000.00	7,200.00	67,200.00	60,000.00	5.000%	7,200.00	67,200.00
02/01/2029	-	5,700.00	5,700.00	-	-	5,700.00	5,700.00
08/01/2029	65,000.00	5,700.00	70,700.00	65,000.00	5.000%	5,700.00	70,700.00
02/01/2030	-	4,075.00	4,075.00	-	-	4,075.00	4,075.00
08/01/2030	205,000.00	4,075.00	209,075.00	65,000.00	5.000%	4,075.00	69,075.00
02/01/2031	-	-	-	-	-	2,450.00	2,450.00
08/01/2031	-	-	-	70,000.00	4.000%	2,450.00	72,450.00
02/01/2032	-	-	-	-	-	1,050.00	1,050.00
08/01/2032	-	-	-	70,000.00	3.000%	1,050.00	71,050.00
Total	\$385,000.00	\$51,100.00	\$436,100.00	\$385,000.00	-	\$58,100.00	\$443,100.00

Yield Statistics

Base date for Avg. Life & Avg. Coupon Calculation	10/14/2026
Average Life	3.434 Years
Average Coupon	4.3950872%
Weighted Average Maturity (Par Basis)	3.434 Years
Weighted Average Maturity (Original Price Basis)	3.387 Years

Refunding Bond Information

Refunding Dated Date	10/14/2026
Refunding Delivery Date	10/14/2026

2021 \$35.7mm C/O (7/13) F | PID | 7/ 7/2026 | 12:45 PM

Summary:	FY2022 - 2023	\$	86,316.36	
	FY2023 - 2024	\$	94,089.43	
	FY2024 - 2025	\$	79,488.77	
				As of 07/06/2026 - does not include internal
	FY2025 - 2026	\$	37,199.99	personnel, only contractors
	Total	\$	297,094.55	

City of Bastrop
Hunters Crossing
Mowing/Landscaping Costs

Exhibit C

Item 5A.

Detail:

FY2022 - 2023						
Post Date	Packet #	Source Trans	Pmt #	Description	Vendor	Amount
02/10/2023	POPKT01015	8282601	14315	HUNTERS CROSSING MOWING CONTRACT	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 7,024.52
02/10/2023	POPKT01015	8282666	14315	HUNTERS CROSSING MOWING CONTRACT	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 7,024.52
02/27/2023	POPKT01058	8289227	14453	HUNTERS CROSSING MAIN LINE IRRIGATION LEAK REPAIR	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 2,278.62
03/15/2023	POPKT01174	8320239	14462	HUNTERS CROSSING MOWING CONTRACT	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 7,024.52
04/24/2023	POPKT01355	8356510	14686	HUNTERS CROSSING MOWING CONTRACT	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 7,024.52
05/01/2023	POPKT01468	8411240	14847	HUNTERS CROSSING MOWING CONTRACT	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 7,024.52
06/01/2023	POPKT01553	8442700	15000	HUNTERS CROSSING MOWING CONTRACT	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 7,024.52
07/01/2023	POPKT01635	22804798HC	15139	HUNTERS CROSSING MOWING CONTRACT	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 7,024.52
08/01/2023	POPKT01736	8528254	15337	HUNTERS CROSSING MOWING CONTRACT	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 7,024.52
09/01/2023	POPKT01844	8576342	15429	HUNTERS CROSSING MOWING CONTRACT	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 7,024.52
10/27/2022	POPKT00491	139635	13842	MONTHLY LANDSCAPING MAINTENANCE SERVICE FOR FY23	915340 - CLEAN SCAPES - AUSTIN, LLC	\$ 6,591.91
10/27/2022	POPKT00491	139636	13842	MONTHLY LANDSCAPING MAINTENANCE SERVICE FOR FY23	915340 - CLEAN SCAPES - AUSTIN, LLC	\$ 347.11
11/05/2022	POPKT00659	140699	13922	MONTHLY LANDSCAPING MAINTENANCE SERVICE FOR FY23	915340 - CLEAN SCAPES - AUSTIN, LLC	\$ 6,591.91
11/05/2022	POPKT00659	140700	13922	MONTHLY LANDSCAPING MAINTENANCE SERVICE FOR FY23	915340 - CLEAN SCAPES - AUSTIN, LLC	\$ 347.11
12/20/2022	POPKT00808	141762	14066	MONTHLY LANDSCAPING MAINTENANCE SERVICE FOR FY23	915340 - CLEAN SCAPES - AUSTIN, LLC	\$ 6,591.91
12/20/2022	POPKT00808	141763	14066	MONTHLY LANDSCAPING MAINTENANCE SERVICE FOR FY23	915340 - CLEAN SCAPES - AUSTIN, LLC	\$ 347.11
Total						\$ 86,316.36

FY2023 - 2024						
Post Date	Packet #	Source Trans	Pmt #	Description	Vendor	Amount
10/20/2023	POPKT02054	8616939	15613	HUNTERS CROSSING MOWING CONTRACT	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 7,024.52
11/01/2023	POPKT02221	8662472	15747	HUNTERS CROSSING MOWING CONTRACT	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 7,024.52
12/01/2023	POPKT02335	8701268	15873	HUNTERS CROSSING MOWING CONTRACT	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 7,024.52
01/01/2024	POPKT02484	8737964	16030	HUNTERS CROSSING MOWING CONTRACT	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 7,024.52
02/11/2024	POPKT02552	8777285	16087	Maintenance, Mowing,- Services- Jan- Sept	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 7,375.75
04/11/2024	POPKT02977	8854862	16664	Maintenance, Mowing,- Services- Jan- Sept	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 7,375.75
05/01/2024	POPKT02864	8891036	16525	Maintenance, Mowing,- Services- Jan- Sept	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 7,375.75
06/01/2024	POPKT03042	8932010	16742	Maintenance, Mowing,- Services- Jan- Sept	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 7,375.75
07/19/2024	POPKT03152	8972232	16937	Maintenance, Mowing,- Services- Jan- Sept	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 7,375.75
08/29/2024	APPKT02855	8998306	17256	HUNTERS CROSSING EXT MAINT FOR AUG	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 7,375.75
09/11/2024	POPKT03382	9037729	17324	Maintenance, Mowing,- Services- Jan- Sept	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 7,375.75
09/11/2024	POPKT03382	9055737	17324	Hunters Crossing Irrigation SO#8457872	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 3,377.72
09/11/2024	POPKT03382	9058253	17324	Hunters Crossing SO#8457915	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 5,251.00
09/11/2024	POPKT03382	9058321	17324	SO#8457938 Hunters Crossing Repairs around pool	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 3,518.32
09/30/2024	POPKT03561	9073028	17575	Pool Bed Redo SO#8486100	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 2,214.06
Total						\$ 94,089.43

FY2024 - 2025						
Post Date	Packet #	Source Trans	Pmt #	Description	Vendor	Amount
10/25/2024	POPKT03762	9443621	17698	TREE REMOVAL	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 1,500.12
10/25/2024	POPKT03835	9077671	17764	Mowing services at Hunters Crossing	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 7,375.75
11/01/2024	POPKT03835	9115414	17764	Mowing services at Hunters Crossing	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 7,375.75
11/06/2024	POPKT03835	9141891	17764	Irrigation repairs	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 3,635.68
12/01/2024	POPKT03939	9153175	17889	Mowing services at Hunters Crossing	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 7,375.75
08/13/2025	POPKT04947	8819244	19060	HUNTERS CROSSING MOWING	913450 - BRIGHTVIEW LANDSCAPE SERVICES, INC.	\$ 7,375.75
01/10/2025	POPKT04104	000092	154916	Mowing for Hunters Crossing	9127151 - NEIGHBOURS, SEAN MARCUS	\$ 4,983.33
02/05/2025	POPKT04213	000094	155060	Mowing for Hunters Crossing	9127151 - NEIGHBOURS, SEAN MARCUS	\$ 4,983.33
03/04/2025	POPKT04306	000102	155242	Mowing for Hunters Crossing	9127151 - NEIGHBOURS, SEAN MARCUS	\$ 4,983.33
04/01/2025	POPKT04424	000108	155383	Mowing for Hunters Crossing	9127151 - NEIGHBOURS, SEAN MARCUS	\$ 4,983.33
05/01/2025	POPKT04531	000119	155487	Mowing for Hunters Crossing	9127151 - NEIGHBOURS, SEAN MARCUS	\$ 4,983.33
06/01/2025	POPKT04683	000125	155706	Mowing for Hunters Crossing	9127151 - NEIGHBOURS, SEAN MARCUS	\$ 4,983.33
07/01/2025	POPKT04780	000140	155860	Mowing for Hunters Crossing	9127151 - NEIGHBOURS, SEAN MARCUS	\$ 4,983.33
08/15/2025	POPKT04895	000146	156006	Mowing for Hunters Crossing	9127151 - NEIGHBOURS, SEAN MARCUS	\$ 4,983.33
09/01/2025	POPKT05019	000156	156233	Mowing for Hunters Crossing	9127151 - NEIGHBOURS, SEAN MARCUS	\$ 4,983.33
Total						\$ 79,488.77

FY2025 - 2026						
Post Date	Packet #	Source Trans	Pmt #	Description	Vendor	Amount
10/20/2025	POPKT05228	000163	19330	Contract Mowing for HC for Oct-Dec 2025	9127151 - NEIGHBOURS, SEAN MARCUS	\$ 4,983.33
11/02/2025	POPKT05364	000170	19434	Contract Mowing for HC for Oct-Dec 2025	9127151 - NEIGHBOURS, SEAN MARCUS	\$ 4,983.33
12/01/2025	POPKT05527	000172	19576	Contract Mowing for HC for Oct-Dec 2025	9127151 - NEIGHBOURS, SEAN MARCUS	\$ 4,983.33
02/15/2026	POPKT05746	226	157308	Mowing Contract for Hunters Crossing	9131205 - MARK NELSON	\$ 4,450.00
03/15/2026	POPKT05873	326	157441	Mowing Contract for Hunters Crossing	9131205 - MARK NELSON	\$ 4,450.00
04/22/2026	POPKT05992	426	157606	Mowing Contract for Hunters Crossing	9131205 - MARK NELSON	\$ 4,450.00
05/21/2026	POPKT06110	526	157741	Mowing Contract for Hunters Crossing	9131205 - MARK NELSON	\$ 4,450.00
06/16/2026	POPKT06211	626	157918	Mowing Contract for Hunters Crossing	9131205 - MARK NELSON	\$ 4,450.00
Total						\$ 37,488.77



STAFF REPORT

MEETING DATE: June 25, 2026

TITLE:

Conduct the annual review and update to the proposed FY2027 Hunters Crossing Public Improvement District Service and Assessment Plan (SAP) for the purpose of determining the annual budget as provided by Texas Local Government Code 372.013 and consider a resolution recommending the updated Service and Assessment Plan (SAP) to the City Council of the City of Bastrop, Texas.

AGENDA ITEM SUBMITTED BY:

Submitted by: Sylvia Carrillo-Trevino, ICMA-CM, CPM, City Manager and Board President.

BACKGROUND/HISTORY:

Annually, the PID Board is required to review the service and assessment plan (SAP) in order to determine the budget (an assessments to residents and businesses) for the following fiscal year.

P3 Works has prepared the attached plan.

This item may need to be tabled dependent on the discussion of the assets listed earlier in the agenda.

FISCAL IMPACT: Unknown at this time.

RECOMMENDATION: NA

ATTACHMENTS: P3 Service and Assessment Plan documents



HUNTERS CROSSING PUBLIC IMPROVEMENT DISTRICT FY 2027 ANNUAL SERVICE PLAN UPDATE

July 14, 2026

INTRODUCTION

Capitalized terms used in this 2026 Annual Service Plan Update not otherwise defined herein shall have the meanings set forth in the Hunters Crossing Public Improvement District 2019 Amended and Restated Service and Assessment Plan, dated September 24, 2019 (the “A&R SAP”).

On September 11, 2001, the City passed and approved Resolution No. R-2001-19 authorizing the establishment of the Bastrop Hunters Crossing Public Improvement District in accordance with the Act, which authorization was effective upon publication as required by the Act. On November 11, 2003, the City Council approved Resolution No. R-2003-34 amending the Original Creation Authorization by reducing the estimated costs of the Authorized Improvements from \$14,500,000 to \$12,476,000 and modifying the method of assessment.

On December 9, 2003, the City passed and approved Ordinance No. 2003-35, the initial levy of assessments on the approximately 283.001 acre parcel comprising the District, at \$11,961,260 for Capital Assessments and \$5,400,000 for the operation and maintenance of the District (Assessment levied is a grand total of \$17,361,260 in the aggregate). The purpose of the District is to finance certain public improvement projects that confer a special benefit on approximately 283.001 acres within the corporate limits of the City, located south of State Highway No. 71, west of State Highway No. 304, and east of Bear Hunter Drive.

Incorporated in the Original Assessment Ordinance was the 2003 SAP and Assessment Roll for the District and levied in lump sum the assessments shown on the 2003 Assessment Roll. On December 14, 2004, the City Council passed and approved Ordinance No. 2004-42 to correct omissions or mistakes discovered in the Assessment Roll consisting of scrivener's and mathematical errors as well as a failure to denote the effects of rounding in the conversion of square feet. Section 4 of Ordinance No. 2004-42 states: All ordinances, parts of ordinances or resolutions in conflict herewith are expressly repealed.

Under the 2003 SAP, assessments were levied in lump sum on a 283.001-acre parcel of property comprising the District. Under the 2019 Amended and Restated SAP, the assessments were allocated on a parcel-by-parcel basis to 27.434 acres of commercial property, 24.523 acres of multi-family property, 510 single family lots, and 37.937 acres of undeveloped land. Parcel 90301 was excluded from the Capital Assessment portion of the 2019 Amended and Restated SAP because that property's Capital Assessment was reduced to zero by a developer contribution payment. Parcel 98555 was also excluded from the 2019 Amended and Restated SAP because its use is limited to drainage, so its Assessment was reduced to zero as it is non-benefited property. The 37.937 acres of undeveloped property is anticipated to be developed with multi-family uses.

In the Fall of 2017, property owner inquiries regarding the operation of the District resulted in the Hunters Crossing Local Government Corporation and the new City Council to engage professionals to examine the state of the District and engage with the Original Developer and subsequently the current Developer to reconcile the District operation. Contemporaneously, approximately 15 residents of the District initiated legal action against a host of civil defendants alleging liability for flood damage to their homes in the District. The legal action placed the City, Hunters Crossing Local Government Corporation, the Original Developer, among several others in litigation as Defendants.

Municipal records prior to the Fall of 2017 do not clearly demonstrate statutory compliance in the operation of the District. Legal counsel for the City, the Hunters Crossing Local Government Corporation and the Developer found several provisions of the existing 2003 SAP unworkable, necessitating the 2019 Amended and Restated SAP.

The Original Developer issued written notice of assignment of the District Development and Reimbursement Agreement to TF Hunters Crossing, LP., the current Developer in February 2018, placing additional complexities into the examination. After months of examination, evaluation, and development of materials to reconcile the District operation, the preparation of amended and restated documentation including the 2019 Amended and Restated SAP, were necessary to support the continued operation of the District to its conclusion.

On September 10, 2019, the City Council approved Ordinance No. 2019-40, and on September 24, 2019, City Council adopted Ordinance No. 2019-40 , which approved and accepted the 2019 Amended and Restated SAP, including the updated Assessment Roll, which replaced the 2003 SAP in its entirety.

On October 29, 2019, three property owners within the District challenged Ordinance No. 2019-40, by filing claims in the U.S. District Court, Western District, Austin Division.

On August 25, 2020, the City Council approved Ordinance No. 2020-23 which updated the Assessment Roll for 2020.

On July 13, 2021, the City Council approved Ordinance No. 2021-08 which updated the Assessment Roll for 2021.

On September 29, 2021, U.S. District Judge Pitman entered judgment in favor of the city and the District, dismissing all claims.

On October 28, 2021, two of the three property owners who challenged the ordinance, appealed the judgment in favor of the city and the District to the U.S. Fifth Circuit Court of appeals.

On July 12, 2022, the City Council approved Ordinance No. 2022-17 which updated the Assessment Roll for 2022.

On April 11, 2023, the U.S. Fifth Circuit Court of Appeals vacated the District Court's judgement and remanded the case to the District Court for further consideration regarding the property owners' claims asserted under the Texas Constitution.

On July 11, 2023, the City approved Ordinance No. 2023-20 which updated the Assessment Roll for 2023.

On September 17, 2024, the City approved Ordinance No. 2024-23 which updated the Assessment Roll for 2024.

On July 22, 2025, the City approved Ordinance No. 2025-62 which updated the Assessment Roll for 2025.

The 2019 Amended and Restated SAP identified the Authorized Improvements to be constructed for the benefit of the Assessed Parcels within the District, the costs of the Authorized Improvements, the indebtedness to be incurred for the Authorized Improvements, and the manner of assessing the property in the District for the costs of the Authorized Improvements. Pursuant to the PID Act, the 2019 Amended and Restated SAP must be reviewed and updated annually. This document is the Annual Service Plan Update for 2026.

AUTHORIZED IMPROVEMENTS

A summary of the Authorized Improvements, including the original estimated costs of the Authorized Improvements and allocation of such costs, is provided in the A&R SAP. The Authorized Improvements and estimated costs as described in the A&R SAP are for Assessment purposes and do not represent a guarantee of construction timing or Actual Costs.

Information regarding the status of Authorized Improvements, including construction progress, estimated completion timing, and budget information, including any updates to the original estimates of costs, is based on information provided by the Developer and other available project information at the time such information is compiled. Such information may be updated from time to time.

OUTSTANDING ASSESSMENTS

The District has an outstanding Capital Assessment of \$2,441,828.73, which is less than the debt service due on the outstanding Capital Assessment due to Prepayment of Assessment for which Improvement Area #1 Bonds have not yet been redeemed.

Property ID	Capital Assessment Unpaid	Capital Assessment FY 2026 Principal Installment	Capital Assessment Unpaid After FY 2026 Installment
Commercial Lots			
.071/square foot			
90301	\$ -	\$ -	\$ -
90754	\$ 14,177.20	\$ 3,544.30	\$ 10,632.90
90302	\$ 12,507.12	\$ 3,126.78	\$ 9,380.34
97463	\$ 7,311.28	\$ 1,827.82	\$ 5,483.46
97464	\$ 11,900.96	\$ 2,975.24	\$ 8,925.72
90303	\$ 28,744.08	\$ 4,790.69	\$ 23,953.39
92325	\$ 15,698.84	\$ 3,924.71	\$ 11,774.13
95378	\$ 15,139.07	\$ 3,027.81	\$ 12,111.26
95379	\$ 19,298.84	\$ 4,824.71	\$ 14,474.13
115192	\$ 37,137.88	\$ 4,642.23	\$ 32,495.65
30102	\$ 158,938.36	\$ 19,862.96	\$ 139,075.40
114958	\$ 181,020.10	\$ 22,626.63	\$ 158,393.47
127995 [a]	\$ 136,783.13	\$ 9,593.74	\$ 127,189.39
114957	\$ 723.69	\$ 80.41	\$ 643.28
Multi-Family Lots			
.068/square foot			
104899	\$ 570,309.03	\$ 37,141.52	\$ 533,167.51
113268 [b]	\$ 617,466.27	\$ 35,497.57	\$ 581,968.70
Undeveloped Lots			
.068/square foot			
47760	\$ -	\$ -	\$ -
Single Family Lots			
Per Lot	\$ 1,900.00	\$ 380.00	\$ 1,520.00
Total (510 Lots, 2 Prepaid in Full)	\$ 965,200.00	\$ 193,040.00	\$ 772,160.00
DISTRICT TOTAL	\$ 2,792,355.85	\$ 350,527.12	\$ 2,441,828.73

[a] Per the 2019 Amended and Restated Service and Assessment Plan, the annual installment for the Capital Assessment was established to be \$9,593.74 and will be collected through 2034. This will result in an amount of \$50,439.47 that will not be paid.

[b] Per the 2019 Amended and Restated Service and Assessment Plan, the annual installment for the Capital Assessment was established to be \$35,497.57 and will be collected through 2041. This will result in an amount of \$49,505.15 that will not be paid.

ANNUAL INSTALLMENTS DUE 1/31/2027

- **Capital Assessment** - The Fiscal Year 2019 SAP Update identified annual installment for each property type for the Capital Assessment. Commercial Property is billed at \$0.071 per square foot of land area, Multifamily Property is billed at \$0.068 per square foot of

land area, and residential lots are billed at \$380 per unit. The undeveloped lot prepaid the Capital Assessment. The total installment relating to the Capital Assessment due January 31, 2027, equals \$350,527.12, and a breakdown by parcel is shown in the table below.

- **Operation and Maintenance Supplemental Services Assessment** - The Fiscal Year 2026 SAP Update identified annual installment for each property type for the Operation and Maintenance Supplemental Services Assessment. Commercial, Multifamily, and Undeveloped Property is billed at \$0.045 per square foot of land area, and residential lots are billed at \$35.00 per unit. The total installment relating to the Operation and Maintenance Supplemental Services Assessment due January 31, 2027, equals \$221,533.22, and a breakdown by parcel is shown in the table below. A summary of the anticipated operation and maintenance expenses for Fiscal Year 2027 is attached as **Exhibit B**.

Property ID	Square Feet	Capital Assessment FY 2027 Installment	O&M Assessment FY 2027 Installment	Total FY 2027 Installment
Commercial Lots				
		.071/square foot	.045/square foot	
90301	611,233.92	\$ -	\$ 27,505.53	\$ 27,505.53
90754	49,919.76	\$ 3,544.30	\$ 2,246.39	\$ 5,790.69
90302	44,039.16	\$ 3,126.78	\$ 1,981.76	\$ 5,108.54
97463	25,743.96	\$ 1,827.82	\$ 1,158.48	\$ 2,986.30
97464	41,904.72	\$ 2,975.24	\$ 1,885.71	\$ 4,860.95
90303	67,474.44	\$ 4,790.69	\$ 3,036.35	\$ 7,827.04
92325	55,277.64	\$ 3,924.71	\$ 2,487.49	\$ 6,412.20
95378	42,645.24	\$ 3,027.81	\$ 1,919.04	\$ 4,946.85
95379	67,953.60	\$ 4,824.71	\$ 3,057.91	\$ 7,882.62
115192	65,383.56	\$ 4,642.23	\$ 2,942.26	\$ 7,584.49
30102	279,760.00	\$ 19,862.96	\$ 12,589.20	\$ 32,452.16
114958	318,684.96	\$ 22,626.63	\$ 14,340.82	\$ 36,967.45
127995	135,123.12	\$ 9,593.74	\$ 6,080.54	\$ 15,674.28
114957	1,132.56	\$ 80.41	\$ 50.97	\$ 131.38
Multi-Family Lots				
		.068/square foot	.045/square foot	
104899	546,198.84	\$ 37,141.52	\$ 24,578.95	\$ 61,720.47
113268	522,023.04	\$ 35,497.57	\$ 23,491.04	\$ 58,988.61
Undeveloped Lots				
		.068/square foot	.045/square foot	
47760	1,651,795.20	\$ -	\$ 74,330.78	\$ 74,330.78
Single Family Lots				
Per Lot	NA	\$ 380.00	\$ 35.00	\$ 415.00
Per Prepaid Lot	NA	\$ -	\$ 35.00	\$ 35.00
Total (510 Lots)	NA	\$ 193,040.00	\$ 17,850.00	\$ 210,890.00
DISTRICT TOTAL		\$ 350,527.12	\$ 221,533.22	\$ 572,060.34

PREPAYMENT OF ASSESSMENTS

Information regarding any full or partial Prepayments of the Assessments are reflected in the corresponding Assessment Roll.

SERVICE PLAN - FIVE YEAR BUDGET FORECAST

The PID Act requires the annual indebtedness and projected costs for the Authorized Improvements to be reviewed and updated in the Annual Service Plan Update, and the projection shall cover a period of not less than five years, and is included below.

Installment Due	1/31/2027	1/31/2028	1/31/2029	1/31/2030	1/31/2031
Capital Assessment Installment	\$ 350,527.12	\$ 350,527.12	\$ 350,527.12	\$ 350,527.12	\$ 330,303.56
O&M Assessment Installment [a]	\$ 221,533.22	\$ -	\$ -	\$ -	\$ -
	<u>\$ 572,060.34</u>	<u>\$ 350,527.12</u>	<u>\$ 350,527.12</u>	<u>\$ 350,527.12</u>	<u>\$ 330,303.56</u>

[a] The City Council will approve the O&M Assessment rate annually for future years.

ASSESSMENT ROLL

The list of current Parcels or Lots within the District, the corresponding total Assessments, and current Annual Installment are shown on the corresponding Assessment Roll attached hereto as **Exhibit A**. The Annual Installment due on each Parcel or Lot may be updated to reflect prepayments and/or redemptions paid prior to the Annual Installment being billed to the owner of the Parcel or Lot. The Parcels or Lots of Assessed Property shown on the corresponding Assessment Roll will receive the bills for the 2026 Annual Installments which will be delinquent if not paid by January 31, 2027. The Parcel IDs shown within an Assessment Roll are subject to change based on the final certified rolls provided by the County prior to billing.

ADDITIONAL INFORMATION

If the owner of a Parcel claims that an error has been made in any Assessment Roll required by the A&R SAP, a prior Annual Service Plan Update, or this 2026 Annual Service Plan Update, the owner's sole and exclusive remedy shall be to submit a written notice of error to the Administrator (at admin@p3-works.com) by December 1st of the year in connection with the approval of such year's Annual Service Plan Update. Otherwise, the owner shall be deemed to have unconditionally approved and accepted the Annual Service Plan Update. The Administrator shall provide a written response to the City Council and the owner not later than 30 days after receipt of such written notice of error by the Administrator. The City Council shall consider the owner's notice of error and the Administrator's response at a public meeting, and, not later than 30 days after closing such meeting, the City Council shall make a final determination as to whether an error has been made. If the City Council determines that an error has been made, the City Council shall take such corrective action as is authorized by the PID Act, this 2026 Annual Service Plan Update, the applicable Assessment Ordinance, the applicable Indenture, or as otherwise authorized by the discretionary power of the City Council. The determination by the City Council as to whether an error has been made, and any corrective action taken by the City Council shall be final and binding on the owner and the Administrator.

EXHIBIT A – ASSESSMENT ROLL

Property ID	Outstanding Capital Assessment	Capital Assessment FY 2027 Installment	O&M Assessment FY 2027 Installment	Total FY 2027 Installment
90301	\$ -	\$ -	\$ 27,505.53	\$ 27,505.53
90754	\$ 10,632.90	\$ 3,544.30	\$ 2,246.39	\$ 5,790.69
90302	\$ 9,380.34	\$ 3,126.78	\$ 1,981.76	\$ 5,108.54
97463	\$ 5,483.46	\$ 1,827.82	\$ 1,158.48	\$ 2,986.30
97464	\$ 8,925.72	\$ 2,975.24	\$ 1,885.71	\$ 4,860.95
90303	\$ 23,953.39	\$ 4,790.69	\$ 3,036.35	\$ 7,827.04
92325	\$ 11,774.13	\$ 3,924.71	\$ 2,487.49	\$ 6,412.20
95378	\$ 12,111.26	\$ 3,027.81	\$ 1,919.04	\$ 4,946.85
95379	\$ 14,474.13	\$ 4,824.71	\$ 3,057.91	\$ 7,882.62
115192	\$ 32,495.65	\$ 4,642.23	\$ 2,942.26	\$ 7,584.49
30102	\$ 139,075.40	\$ 19,862.96	\$ 12,589.20	\$ 32,452.16
114958	\$ 158,393.47	\$ 22,626.63	\$ 14,340.82	\$ 36,967.45
127995 [a]	\$ 127,189.39	\$ 9,593.74	\$ 6,080.54	\$ 15,674.28
114957	\$ 643.28	\$ 80.41	\$ 50.97	\$ 131.38
104899	\$ 533,167.51	\$ 37,141.52	\$ 24,578.95	\$ 61,720.47
113268 [b]	\$ 581,968.70	\$ 35,497.57	\$ 23,491.04	\$ 58,988.61
47760 [c]	\$ -	\$ -	\$ 74,330.78	\$ 74,330.78
98372	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98370	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95416	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98355	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98380	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98354	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95395	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95386	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98373	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95415	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95390	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98356	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95396	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98374	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95414	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95389	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98359	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98352	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95397	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95384	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98351	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95398	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95412	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00

Property ID	Outstanding Capital Assessment	Capital Assessment FY 2027 Installment	O&M Assessment FY 2027 Installment	Total FY 2027 Installment
95387	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98350	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95399	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95411	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98627	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95400	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95410	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98626	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95401	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95409	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98625	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95402	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98601	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95408	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95407	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95404	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98622	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98621	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98619	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98617	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104777	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98338	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98346	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104871	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95391	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98361	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98369	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95392	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98347	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98337	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98345	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104870	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98371	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98360	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98379	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104854	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98353	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95381	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95385	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95393	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98336	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98344	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98357	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98378	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95394	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98335	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98343	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98375	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95413	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95388	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00

Property ID	Outstanding Capital Assessment	Capital Assessment FY 2027 Installment	O&M Assessment FY 2027 Installment	Total FY 2027 Installment
98358	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98377	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98366	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98342	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98376	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98365	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98333	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98341	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98364	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98340	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98602	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98339	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104857	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104856	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98624	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95403	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98600	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98623	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98599	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95405	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98598	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98638	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98620	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98628	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98597	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98604	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98639	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98596	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98640	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98618	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98630	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98595	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98641	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98631	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98594	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98616	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98632	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98593	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98643	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98615	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98592	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98644	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98614	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98634	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98591	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98645	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98613	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98635	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98590	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98646	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00

Property ID	Outstanding Capital Assessment	Capital Assessment FY 2027 Installment	O&M Assessment FY 2027 Installment	Total FY 2027 Installment
98612	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98647	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98611	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98637	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98648	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95202	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104881	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
99616	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98362	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104855	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104889	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104872	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104863	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104882	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
99617	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104890	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98368	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104873	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104869	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104862	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104883	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
99618	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104853	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104891	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98367	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104874	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104868	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104861	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104884	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
99619	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104852	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104892	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104875	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98334	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104867	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104860	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104885	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
99620	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104851	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104893	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104876	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104859	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104886	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
99621	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104850	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109244	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104877	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104865	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104858	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104887	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00

Property ID	Outstanding Capital Assessment	Capital Assessment FY 2027 Installment	O&M Assessment FY 2027 Installment	Total FY 2027 Installment
99622	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104849	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109243	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104846	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104878	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104888	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
99623	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104847	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104879	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109241	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104848	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109240	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95406	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98629	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98605	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98606	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98607	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98642	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98608	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109258	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98633	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98609	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98610	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98636	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98589	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104809	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104766	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104773	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104767	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104774	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104768	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104791	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104812	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104769	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104792	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104813	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104793	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104814	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104771	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104794	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104815	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104772	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104795	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104796	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104834	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104797	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104833	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104798	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104832	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104799	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00

Property ID	Outstanding Capital Assessment	Capital Assessment FY 2027 Installment	O&M Assessment FY 2027 Installment	Total FY 2027 Installment
104831	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104800	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104830	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104801	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104829	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104828	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104802	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104827	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104803	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104826	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104804	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104825	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104806	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104866	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104864	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95380	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95383	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
95382	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104845	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109242	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109263	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109251	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109239	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109262 [c]	\$ -	\$ -	\$ 35.00	\$ 35.00
109252	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109238	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109261 [c]	\$ -	\$ -	\$ 35.00	\$ 35.00
109253	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109237	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109260	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109254	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109236	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109259	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109250	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109255	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109235	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109249	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109256	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109234	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109248	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109221	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109233	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104819	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104810	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109222	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109228	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109232	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104820	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104811	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109223	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00

Property ID	Outstanding Capital Assessment	Capital Assessment FY 2027 Installment	O&M Assessment FY 2027 Installment	Total FY 2027 Installment
103255	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104786	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104775	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109227	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109231	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104821	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109224	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109246	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104787	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104776	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109226	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109230	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104822	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104770	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109225	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109247	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109229	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104823	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104778	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104824	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104779	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104816	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104780	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104817	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104781	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104818	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104782	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104783	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104785	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104805	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
98603	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104788	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104789	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104790	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
104784	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111961	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111986	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111987	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111974	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111988	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111973	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111989	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111971	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111970	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111991	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111964	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111966	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111968	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111983	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111969	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00

Property ID	Outstanding Capital Assessment	Capital Assessment FY 2027 Installment	O&M Assessment FY 2027 Installment	Total FY 2027 Installment
111982	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111980	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111979	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111978	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115217	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115218	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115219	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115220	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115221	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115222	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115240	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115223	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115224	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115242	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115243	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115226	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111976	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115227	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111975	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111972	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111990	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
109644	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111962	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111992	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111963	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111965	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111967	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111984	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111981	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
111977	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115215	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115230	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115213	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115231	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115214	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115254	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115253	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115256	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115252	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115216	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115257	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115234	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115251	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115258	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115235	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115250	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115259	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115236	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115249	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115260	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00

Property ID	Outstanding Capital Assessment	Capital Assessment FY 2027 Installment	O&M Assessment FY 2027 Installment	Total FY 2027 Installment
115237	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115261	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115238	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115247	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115262	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115239	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115246	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115263	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115245	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115241	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115244	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115229	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115228	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124637	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124639	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124640	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124642	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124643	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124644	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124645	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124648	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115233	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115248	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115265	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124660	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124673	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124661	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124674	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124659	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124662	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124638	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124675	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124663	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124676	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124657	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124664	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124677	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124656	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124665	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124641	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124678	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124655	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124666	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124679	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124654	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124667	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124680	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124653	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124668	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124681	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00

Property ID	Outstanding Capital Assessment	Capital Assessment FY 2027 Installment	O&M Assessment FY 2027 Installment	Total FY 2027 Installment
124652	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124669	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124682	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124651	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124670	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124646	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124650	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124671	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124647	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124684	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124649	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124685	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127971	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127978	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127946	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127917	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127990	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127979	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127922	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127947	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127969	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127918	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127989	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127980	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127921	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127948	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127968	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127919	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127988	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127949	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127967	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127966	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127951	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127965	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127952	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127964	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127953	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127955	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127987	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127945	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
115232	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127986	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127944	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127957	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127985	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127943	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127984	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127942	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127959	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127983	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00

Property ID	Outstanding Capital Assessment	Capital Assessment FY 2027 Installment	O&M Assessment FY 2027 Installment	Total FY 2027 Installment
127941	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127960	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127991	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127982	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127940	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127961	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127981	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127939	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127962	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
113267	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127938	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127963	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127937	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127935	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127934	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127933	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124658	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
124683	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127924	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127923	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127910	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127911	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127915	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127914	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127913	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127936	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127970	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127920	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127950	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127954	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127956	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127958	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127992	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127908	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127909	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127916	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
127912	\$ 1,520.00	\$ 380.00	\$ 35.00	\$ 415.00
Total	\$ 2,441,828.73	\$ 350,527.12	\$ 221,533.22	\$ 572,060.34

[a] Per the 2019 Amended and Restated Service and Assessment Plan, the annual installment for the Capital Assessment was established to be \$9,593.74 and will be collected through 2034. This will result in an amount of \$50,439.47 that will not be paid.

[b] Per the 2019 Amended and Restated Service and Assessment Plan, the annual installment for the Capital Assessment was established to be \$35,497.57 and will be collected through 2041. This will result in an amount of \$49,505.15 that will not be paid.

[c] Parcel has prepaid the Capital Assessment in full and is only subject to the O&M Assessment.

[d] The Annual Installment due on each Parcel or Lot may be updated to reflect prepayments and/or redemptions paid prior to the Annual Installment being billed to the owner of the Parcel or Lot.

EXHIBIT B – OPERATION AND MAINTENANCE EXPENSES

	Fiscal Year 2027 [a]
Expenses	
Maintenance & Operations	\$ 111,144
Utilities	-
Professional Services	-
Property Tax Collector/Appraisal	1,725
Legal Services	15,000
Legal Services - Taxes	250
Admin Support	11,220
Advertising	-
Transfer Out - Debt Service	74,900
	<u>\$ 214,239</u>
Contingency	
Contingency	<u>\$ 7,328</u>
	<u>\$ 7,328</u>
Total	\$ 221,567

[a] Expenditures were determined by the City on June 16, 2026.

HOMEBUYER DISCLOSURES

Homebuyer Disclosures for each Parcel within the District are found in this Exhibit:

- Residential Lot
- Parcel 109262
- Parcel 109261
- Parcel 90301
- Parcel 90754
- Parcel 90302
- Parcel 97463
- Parcel 97464
- Parcel 90303
- Parcel 92325
- Parcel 95378
- Parcel 95379
- Parcel 115192
- Parcel 30102
- Parcel 114958
- Parcel 127995
- Parcel 114957
- Parcel 104899
- Parcel 113268
- Parcel 47760

HUNTERS CROSSING PUBLIC IMPROVEMENT DISTRICT – RESIDENTIAL LOT BUYER DISCLOSURE

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.0035), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF BASTROP, TEXAS
CONCERNING THE FOLLOWING PROPERTY

PROPERTY ADDRESS

RESIDENTIAL LOT PRINCIPAL ASSESSMENT: \$1,555.00²

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Bastrop, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within ***Hunters Crossing Public Improvement District*** (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Bastrop. The exact amount of each annual installment will be approved each year by the Bastrop City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Bastrop.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

² Includes all outstanding capital assessment installments and the O&M assessment installment due 1/31/27. The amount of the O&M annual installment shall be updated annually by the City Council.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²

² To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER_____
SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF BASTROP

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The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³

³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER_____
SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF BASTROP

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The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

ANNUAL INSTALLMENTS - RESIDENTIAL LOT

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2027	\$ 380.00	\$ 35.00	\$ 415.00
2028	\$ 380.00	\$ -	\$ 380.00
2029	\$ 380.00	\$ -	\$ 380.00
2030	\$ 380.00	\$ -	\$ 380.00
2031	\$ -	\$ -	\$ -
2032	\$ -	\$ -	\$ -
Total	\$ 1,520.00	\$ 35.00	\$ 1,555.00

[a] Pursuant to Ordinance No. 2003-35 levying the assessments on December 9, 2003 and as amended by Ordinance No. 2004-42 on December 14, 2004, the levied amount is calculated as the aggregate annual installment payments. The Fiscal Year 2025 SAP Update showed an outstanding balance of \$2,280 per lot, with an annual installment of \$380. Following the payment due 1/31/26, \$1,520 remains outstanding per residential lot.

[b] Pursuant to Ordinance No. 2003-35 levying the assessments on December 9, 2003 and as amended by Ordinance No. 2004-42 on December 14, 2004, the levied amount is a total of \$650.00 per Single Family Residential Lot. To date, the District has collected \$2,455,803.30 in the aggregate for the payment of Operational and Maintenance Supplemental Services. Of the original \$5,400,000 of the estimated Costs of the Operational and Maintenance Supplemental Services, 54.52% remains to be levied on an annual basis for the maintenance and operation of the District. The O&M assessments levied will be approved and may be adjusted annually by City Council, and may extend beyond 2030.

HUNTERS CROSSING PUBLIC IMPROVEMENT DISTRICT – PARCEL 109262 BUYER DISCLOSURE

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.0035), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF BASTROP, TEXAS
CONCERNING THE FOLLOWING PROPERTY

PROPERTY ADDRESS

PARCEL 109262 PRINCIPAL ASSESSMENT: \$35.00²

As the purchaser of the real property described above, you are obligated to pay assessments to The City of Bastrop, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within ***Hunters Crossing Public Improvement District*** (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Bastrop. The exact amount of each annual installment will be approved each year by the Bastrop City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Bastrop.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

² Includes all outstanding capital assessment installments and the O&M assessment installment due 1/31/27. The amount of the O&M annual installment shall be updated annually by the City Council.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²

² To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER_____
SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF BASTROP

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The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³

³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS §
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COUNTY OF BASTROP §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

ANNUAL INSTALLMENTS - PARCEL 109262

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2027	\$ -	\$ 35.00	\$ 35.00
2028	\$ -	\$ -	\$ -
2029	\$ -	\$ -	\$ -
2030	\$ -	\$ -	\$ -
2031	\$ -	\$ -	\$ -
2032	\$ -	\$ -	\$ -
Total	\$ -	\$ 35.00	\$ 35.00

[a] Parcel has prepaid the Capital Assessment in full and is only subject to the O&M Assessment.

[b] Pursuant to Ordinance No. 2003-35 levying the assessments on December 9, 2003 and as amended by Ordinance No. 2004-42 on December 14, 2004, the levied amount is a total of \$650.00 per Single Family Residential Lot. To date, the District has collected \$2,455,803.30 in the aggregate for the payment of Operational and Maintenance Supplemental Services. Of the original \$5,400,000 of the estimated Costs of the Operational and Maintenance Supplemental Services, 54.52% remains to be levied on an annual basis for the maintenance and operation of the District. The O&M assessments levied will be approved and may be adjusted annually by City Council, and may extend beyond 2030.

HUNTERS CROSSING PUBLIC IMPROVEMENT DISTRICT – PARCEL 109261 BUYER DISCLOSURE

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.0035), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF BASTROP, TEXAS
CONCERNING THE FOLLOWING PROPERTY

PROPERTY ADDRESS

PARCEL 109261 PRINCIPAL ASSESSMENT: \$35.00²

As the purchaser of the real property described above, you are obligated to pay assessments to The City of Bastrop, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within ***Hunters Crossing Public Improvement District*** (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

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Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

² Includes all outstanding capital assessment installments and the O&M assessment installment due 1/31/27. The amount of the O&M annual installment shall be updated annually by the City Council.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²

² To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER_____
SIGNATURE OF PURCHASER

STATE OF TEXAS

§

§

COUNTY OF BASTROP

§

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³

³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER_____
SIGNATURE OF SELLER

STATE OF TEXAS

§

§

COUNTY OF BASTROP

§

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

ANNUAL INSTALLMENTS - PARCEL 109261

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2027	\$ -	\$ 35.00	\$ 35.00
2028	\$ -	\$ -	\$ -
2029	\$ -	\$ -	\$ -
2030	\$ -	\$ -	\$ -
2031	\$ -	\$ -	\$ -
2032	\$ -	\$ -	\$ -
Total	\$ -	\$ 35.00	\$ 35.00

[a] Parcel has prepaid the Capital Assessment in full and is only subject to the O&M Assessment.

[b] Pursuant to Ordinance No. 2003-35 levying the assessments on December 9, 2003 and as amended by Ordinance No. 2004-42 on December 14, 2004, the levied amount is a total of \$650.00 per Single Family Residential Lot. To date, the District has collected \$2,455,803.30 in the aggregate for the payment of Operational and Maintenance Supplemental Services. Of the original \$5,400,000 of the estimated Costs of the Operational and Maintenance Supplemental Services, 54.52% remains to be levied on an annual basis for the maintenance and operation of the District. The O&M assessments levied will be approved and may be adjusted annually by City Council, and may extend beyond 2030.

HUNTERS CROSSING PUBLIC IMPROVEMENT DISTRICT – PARCEL 90301 BUYER DISCLOSURE

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.0035), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF BASTROP, TEXAS
CONCERNING THE FOLLOWING PROPERTY

PROPERTY ADDRESS

PARCEL 90301 PRINCIPAL ASSESSMENT: \$27,505.53²

As the purchaser of the real property described above, you are obligated to pay assessments to The City of Bastrop, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within ***Hunters Crossing Public Improvement District*** (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Bastrop. The exact amount of each annual installment will be approved each year by the Bastrop City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Bastrop.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

² Includes all outstanding capital assessment installments and the O&M assessment installment due 1/31/27. The amount of the O&M annual installment shall be updated annually by the City Council.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²

² To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER_____
SIGNATURE OF PURCHASER

STATE OF TEXAS

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§

COUNTY OF BASTROP

§

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³

³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER_____
SIGNATURE OF SELLER

STATE OF TEXAS

§

§

COUNTY OF BASTROP

§

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

ANNUAL INSTALLMENTS - PARCEL 90301

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2027	\$ -	\$ 27,505.53	\$ 27,505.53
2028	\$ -	\$ -	\$ -
2029	\$ -	\$ -	\$ -
2030	\$ -	\$ -	\$ -
2031	\$ -	\$ -	\$ -
2032	\$ -	\$ -	\$ -
2033	\$ -	\$ -	\$ -
2034	\$ -	\$ -	\$ -
Total	\$ -	\$ 27,505.53	\$ 27,505.53

[a] Parcel 90301 assessment was reduced to zero by a developer contribution payment.

[b] The City Council has adjusted the Operational and Maintenance Supplemental Services to \$0.045 per square foot, beginning in Fiscal Year 2022. The City Council will approve the rate annually. To date, the District has collected \$2,455,803.30 in the aggregate for the payment of Operational and Maintenance Supplemental Services. Of the original \$5,400,000 of the estimated Costs of the Operational and Maintenance Supplemental Services, 54.52% remains to be levied on an annual basis for the maintenance and operation of the District. The O&M assessments levied will be approved and may be adjusted annually by City Council, and may extend beyond 2034.

HUNTERS CROSSING PUBLIC IMPROVEMENT DISTRICT – PARCEL 90754 BUYER DISCLOSURE

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.0035), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF BASTROP, TEXAS
CONCERNING THE FOLLOWING PROPERTY

PROPERTY ADDRESS

PARCEL 90754 PRINCIPAL ASSESSMENT: \$12,879.29²

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Bastrop, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within ***Hunters Crossing Public Improvement District*** (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Bastrop. The exact amount of each annual installment will be approved each year by the Bastrop City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Bastrop.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

² Includes all outstanding capital assessment installments and the O&M assessment installment due 1/31/27. The amount of the O&M annual installment shall be updated annually by the City Council.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²

² To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER_____
SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF BASTROP

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The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³

³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER_____
SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF BASTROP

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The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

ANNUAL INSTALLMENTS - PARCEL 90754

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2027	\$ 3,544.30	\$ 2,246.39	\$ 5,790.69
2028	\$ 3,544.30	\$ -	\$ 3,544.30
2029	\$ 3,544.30	\$ -	\$ 3,544.30
2030	\$ -	\$ -	\$ -
2031	\$ -	\$ -	\$ -
2032	\$ -	\$ -	\$ -
2033	\$ -	\$ -	\$ -
2034	\$ -	\$ -	\$ -
Total	\$ 10,632.90	\$ 2,246.39	\$ 12,879.29

[a] Pursuant to Ordinance No. 2003-35 levying the assessments on December 9, 2003 and as amended by Ordinance No. 2004-42 on December 14, 2004, the levied amount is calculated as the aggregate annual installment payments. The Fiscal Year 2026 SAP Update collects the Capital Assessments at a rate of \$0.071 per square foot.

[b] The City Council has adjusted the Operational and Maintenance Supplemental Services to \$0.045 per square foot, beginning in Fiscal Year 2022. The City Council will approve the rate annually. To date, the District has collected \$2,455,803.30 in the aggregate for the payment of Operational and Maintenance Supplemental Services. Of the original \$5,400,000 of the estimated Costs of the Operational and Maintenance Supplemental Services, 54.52% remains to be levied on an annual basis for the maintenance and operation of the District. The O&M assessments levied will be approved and may be adjusted annually by City Council, and may extend beyond 2034.

HUNTERS CROSSING PUBLIC IMPROVEMENT DISTRICT – PARCEL 90302 BUYER DISCLOSURE

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.0035), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF BASTROP, TEXAS
CONCERNING THE FOLLOWING PROPERTY

PROPERTY ADDRESS

PARCEL 90302 PRINCIPAL ASSESSMENT: \$11,362.10²

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Bastrop, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within ***Hunters Crossing Public Improvement District*** (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Bastrop. The exact amount of each annual installment will be approved each year by the Bastrop City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Bastrop.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

² Includes all outstanding capital assessment installments and the O&M assessment installment due 1/31/27. The amount of the O&M annual installment shall be updated annually by the City Council.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²

² To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER_____
SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF BASTROP

§

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³

³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF BASTROP

§

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

ANNUAL INSTALLMENTS - PARCEL 90302

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2027	\$ 3,126.78	\$ 1,981.76	\$ 5,108.54
2028	\$ 3,126.78	\$ -	\$ 3,126.78
2029	\$ 3,126.78	\$ -	\$ 3,126.78
2030	\$ -	\$ -	\$ -
2031	\$ -	\$ -	\$ -
2032	\$ -	\$ -	\$ -
2033	\$ -	\$ -	\$ -
2034	\$ -	\$ -	\$ -
Total	\$ 9,380.34	\$ 1,981.76	\$ 11,362.10

[a] Pursuant to Ordinance No. 2003-35 levying the assessments on December 9, 2003 and as amended by Ordinance No. 2004-42 on December 14, 2004, the levied amount is calculated as the aggregate annual installment payments. The Fiscal Year 2026 SAP Update collects the Capital Assessments at a rate of \$0.071 per square foot.

[b] The City Council has adjusted the Operational and Maintenance Supplemental Services to \$0.045 per square foot, beginning in Fiscal Year 2022. The City Council will approve the rate annually. To date, the District has collected \$2,455,803.30 in the aggregate for the payment of Operational and Maintenance Supplemental Services. Of the original \$5,400,000 of the estimated Costs of the Operational and Maintenance Supplemental Services, 54.52% remains to be levied on an annual basis for the maintenance and operation of the District. The O&M assessments levied will be approved and may be adjusted annually by City Council, and may extend beyond 2034.

HUNTERS CROSSING PUBLIC IMPROVEMENT DISTRICT – PARCEL 97463 BUYER DISCLOSURE

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.0035), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF BASTROP, TEXAS
CONCERNING THE FOLLOWING PROPERTY

PROPERTY ADDRESS

PARCEL 97463 PRINCIPAL ASSESSMENT: \$6,641.94²

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Bastrop, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within ***Hunters Crossing Public Improvement District*** (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Bastrop. The exact amount of each annual installment will be approved each year by the Bastrop City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Bastrop.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

² Includes all outstanding capital assessment installments and the O&M assessment installment due 1/31/27. The amount of the O&M annual installment shall be updated annually by the City Council.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²

² To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER_____
SIGNATURE OF PURCHASER

STATE OF TEXAS

§

§

COUNTY OF BASTROP

§

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³

³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER_____
SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF BASTROP

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The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

ANNUAL INSTALLMENTS - PARCEL 97463

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2027	\$ 1,827.82	\$ 1,158.48	\$ 2,986.30
2028	\$ 1,827.82	\$ -	\$ 1,827.82
2029	\$ 1,827.82	\$ -	\$ 1,827.82
2030	\$ -	\$ -	\$ -
2031	\$ -	\$ -	\$ -
2032	\$ -	\$ -	\$ -
2033	\$ -	\$ -	\$ -
2034	\$ -	\$ -	\$ -
Total	\$ 5,483.46	\$ 1,158.48	\$ 6,641.94

[a] Pursuant to Ordinance No. 2003-35 levying the assessments on December 9, 2003 and as amended by Ordinance No. 2004-42 on December 14, 2004, the levied amount is calculated as the aggregate annual installment payments. The Fiscal Year 2026 SAP Update collects the Capital Assessments at a rate of \$0.071 per square foot.

[b] The City Council has adjusted the Operational and Maintenance Supplemental Services to \$0.045 per square foot, beginning in Fiscal Year 2022. The City Council will approve the rate annually. To date, the District has collected \$2,455,803.30 in the aggregate for the payment of Operational and Maintenance Supplemental Services. Of the original \$5,400,000 of the estimated Costs of the Operational and Maintenance Supplemental Services, 54.52% remains to be levied on an annual basis for the maintenance and operation of the District. The O&M assessments levied will be approved and may be adjusted annually by City Council, and may extend beyond 2034.

HUNTERS CROSSING PUBLIC IMPROVEMENT DISTRICT – PARCEL 97464 BUYER DISCLOSURE

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.0035), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF BASTROP, TEXAS
CONCERNING THE FOLLOWING PROPERTY

PROPERTY ADDRESS

PARCEL 97464 PRINCIPAL ASSESSMENT: \$10,811.43²

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Bastrop, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within ***Hunters Crossing Public Improvement District*** (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Bastrop. The exact amount of each annual installment will be approved each year by the Bastrop City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Bastrop.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

² Includes all outstanding capital assessment installments and the O&M assessment installment due 1/31/27. The amount of the O&M annual installment shall be updated annually by the City Council.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²

² To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER_____
SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF BASTROP

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The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³

³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER_____
SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF BASTROP

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The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

ANNUAL INSTALLMENTS - PARCEL 97464

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2027	\$ 2,975.24	\$ 1,885.71	\$ 4,860.95
2028	\$ 2,975.24	\$ -	\$ 2,975.24
2029	\$ 2,975.24	\$ -	\$ 2,975.24
2030	\$ -	\$ -	\$ -
2031	\$ -	\$ -	\$ -
2032	\$ -	\$ -	\$ -
2033	\$ -	\$ -	\$ -
2034	\$ -	\$ -	\$ -
Total	\$ 8,925.72	\$ 1,885.71	\$ 10,811.43

[a] Pursuant to Ordinance No. 2003-35 levying the assessments on December 9, 2003 and as amended by Ordinance No. 2004-42 on December 14, 2004, the levied amount is calculated as the aggregate annual installment payments. The Fiscal Year 2026 SAP Update collects the Capital Assessments at a rate of \$0.071 per square foot.

[b] The City Council has adjusted the Operational and Maintenance Supplemental Services to \$0.045 per square foot, beginning in Fiscal Year 2022. The City Council will approve the rate annually. To date, the District has collected \$2,455,803.30 in the aggregate for the payment of Operational and Maintenance Supplemental Services. Of the original \$5,400,000 of the estimated Costs of the Operational and Maintenance Supplemental Services, 54.52% remains to be levied on an annual basis for the maintenance and operation of the District. The O&M assessments levied will be approved and may be adjusted annually by City Council, and may extend beyond 2034.

HUNTERS CROSSING PUBLIC IMPROVEMENT DISTRICT – PARCEL 90303 BUYER DISCLOSURE

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.0035), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF BASTROP, TEXAS
CONCERNING THE FOLLOWING PROPERTY

PROPERTY ADDRESS

PARCEL 90303 PRINCIPAL ASSESSMENT: \$26,989.74²

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Bastrop, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within ***Hunters Crossing Public Improvement District*** (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Bastrop. The exact amount of each annual installment will be approved each year by the Bastrop City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Bastrop.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

² Includes all outstanding capital assessment installments and the O&M assessment installment due 1/31/27. The amount of the O&M annual installment shall be updated annually by the City Council.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²

² To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER_____
SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF BASTROP

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The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³

³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER_____
SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF BASTROP

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The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

ANNUAL INSTALLMENTS - PARCEL 90303

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2027	\$ 4,790.69	\$ 3,036.35	\$ 7,827.04
2028	\$ 4,790.69	\$ -	\$ 4,790.69
2029	\$ 4,790.69	\$ -	\$ 4,790.69
2030	\$ 4,790.69	\$ -	\$ 4,790.69
2031	\$ 4,790.63	\$ -	\$ 4,790.63
2032	\$ -	\$ -	\$ -
2033	\$ -	\$ -	\$ -
2034	\$ -	\$ -	\$ -
Total	\$ 23,953.39	\$ 3,036.35	\$ 26,989.74

[a] Pursuant to Ordinance No. 2003-35 levying the assessments on December 9, 2003 and as amended by Ordinance No. 2004-42 on December 14, 2004, the levied amount is calculated as the aggregate annual installment payments. The Fiscal Year 2026 SAP Update collects the Capital Assessments at a rate of \$0.071 per square foot.

[b] The City Council has adjusted the Operational and Maintenance Supplemental Services to \$0.045 per square foot, beginning in Fiscal Year 2022. The City Council will approve the rate annually. To date, the District has collected \$2,455,803.30 in the aggregate for the payment of Operational and Maintenance Supplemental Services. Of the original \$5,400,000 of the estimated Costs of the Operational and Maintenance Supplemental Services, 54.52% remains to be levied on an annual basis for the maintenance and operation of the District. The O&M assessments levied will be approved and may be adjusted annually by City Council, and may extend beyond 2034.

HUNTERS CROSSING PUBLIC IMPROVEMENT DISTRICT – PARCEL 92325 BUYER DISCLOSURE

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.0035), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF BASTROP, TEXAS
CONCERNING THE FOLLOWING PROPERTY

PROPERTY ADDRESS

PARCEL 92325 PRINCIPAL ASSESSMENT: \$14,261.62²

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Bastrop, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within ***Hunters Crossing Public Improvement District*** (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Bastrop. The exact amount of each annual installment will be approved each year by the Bastrop City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Bastrop.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

² Includes all outstanding capital assessment installments and the O&M assessment installment due 1/31/27. The amount of the O&M annual installment shall be updated annually by the City Council.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²

² To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER_____
SIGNATURE OF PURCHASER

STATE OF TEXAS

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§

COUNTY OF BASTROP

§

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³

³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER_____
SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF BASTROP

§

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

ANNUAL INSTALLMENTS - PARCEL 92325

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2027	\$ 3,924.71	\$ 2,487.49	\$ 6,412.20
2028	\$ 3,924.71	\$ -	\$ 3,924.71
2029	\$ 3,924.71	\$ -	\$ 3,924.71
2030	\$ -	\$ -	\$ -
2031	\$ -	\$ -	\$ -
2032	\$ -	\$ -	\$ -
2033	\$ -	\$ -	\$ -
2034	\$ -	\$ -	\$ -
Total	\$ 11,774.13	\$ 2,487.49	\$ 14,261.62

[a] Pursuant to Ordinance No. 2003-35 levying the assessments on December 9, 2003 and as amended by Ordinance No. 2004-42 on December 14, 2004, the levied amount is calculated as the aggregate annual installment payments. The Fiscal Year 2026 SAP Update collects the Capital Assessments at a rate of \$0.071 per square foot.

[b] The City Council has adjusted the Operational and Maintenance Supplemental Services to \$0.045 per square foot, beginning in Fiscal Year 2022. The City Council will approve the rate annually. To date, the District has collected \$2,455,803.30 in the aggregate for the payment of Operational and Maintenance Supplemental Services. Of the original \$5,400,000 of the estimated Costs of the Operational and Maintenance Supplemental Services, 54.52% remains to be levied on an annual basis for the maintenance and operation of the District. The O&M assessments levied will be approved and may be adjusted annually by City Council, and may extend beyond 2034.

HUNTERS CROSSING PUBLIC IMPROVEMENT DISTRICT – PARCEL 95378 BUYER DISCLOSURE

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.0035), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF BASTROP, TEXAS
CONCERNING THE FOLLOWING PROPERTY

PROPERTY ADDRESS

PARCEL 95378 PRINCIPAL ASSESSMENT: \$14,030.30²

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Bastrop, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within ***Hunters Crossing Public Improvement District*** (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Bastrop. The exact amount of each annual installment will be approved each year by the Bastrop City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Bastrop.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

² Includes all outstanding capital assessment installments and the O&M assessment installment due 1/31/27. The amount of the O&M annual installment shall be updated annually by the City Council.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²

² To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER_____
SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF BASTROP

§

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³

³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER_____
SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF BASTROP

§

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

ANNUAL INSTALLMENTS - PARCEL 95378

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2027	\$ 3,027.81	\$ 1,919.04	\$ 4,946.85
2028	\$ 3,027.81	\$ -	\$ 3,027.81
2029	\$ 3,027.81	\$ -	\$ 3,027.81
2030	\$ 3,027.81	\$ -	\$ 3,027.81
2031	\$ 0.02	\$ -	\$ 0.02
2032	\$ -	\$ -	\$ -
2033	\$ -	\$ -	\$ -
2034	\$ -	\$ -	\$ -
Total	\$ 12,111.26	\$ 1,919.04	\$ 14,030.30

[a] Pursuant to Ordinance No. 2003-35 levying the assessments on December 9, 2003 and as amended by Ordinance No. 2004-42 on December 14, 2004, the levied amount is calculated as the aggregate annual installment payments. The Fiscal Year 2026 SAP Update collects the Capital Assessments at a rate of \$0.071 per square foot.

[b] The City Council has adjusted the Operational and Maintenance Supplemental Services to \$0.045 per square foot, beginning in Fiscal Year 2022. The City Council will approve the rate annually. To date, the District has collected \$2,455,803.30 in the aggregate for the payment of Operational and Maintenance Supplemental Services. Of the original \$5,400,000 of the estimated Costs of the Operational and Maintenance Supplemental Services, 54.52% remains to be levied on an annual basis for the maintenance and operation of the District. The O&M assessments levied will be approved and may be adjusted annually by City Council, and may extend beyond 2034.

HUNTERS CROSSING PUBLIC IMPROVEMENT DISTRICT – PARCEL 95379 BUYER DISCLOSURE

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.0035), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF BASTROP, TEXAS
CONCERNING THE FOLLOWING PROPERTY

PROPERTY ADDRESS

PARCEL 95379 PRINCIPAL ASSESSMENT: \$17,532.04²

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Bastrop, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within ***Hunters Crossing Public Improvement District*** (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Bastrop. The exact amount of each annual installment will be approved each year by the Bastrop City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Bastrop.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

² Includes all outstanding capital assessment installments and the O&M assessment installment due 1/31/27. The amount of the O&M annual installment shall be updated annually by the City Council.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²

² To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER_____
SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF BASTROP

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The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³

³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF BASTROP

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The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

ANNUAL INSTALLMENTS - PARCEL 95379

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2027	\$ 4,824.71	\$ 3,057.91	\$ 7,882.62
2028	\$ 4,824.71	\$ -	\$ 4,824.71
2029	\$ 4,824.71	\$ -	\$ 4,824.71
2030	\$ -	\$ -	\$ -
2031	\$ -	\$ -	\$ -
2032	\$ -	\$ -	\$ -
2033	\$ -	\$ -	\$ -
2034	\$ -	\$ -	\$ -
Total	\$ 14,474.13	\$ 3,057.91	\$ 17,532.04

[a] Pursuant to Ordinance No. 2003-35 levying the assessments on December 9, 2003 and as amended by Ordinance No. 2004-42 on December 14, 2004, the levied amount is calculated as the aggregate annual installment payments. The Fiscal Year 2026 SAP Update collects the Capital Assessments at a rate of \$0.071 per square foot.

[b] The City Council has adjusted the Operational and Maintenance Supplemental Services to \$0.045 per square foot, beginning in Fiscal Year 2022. The City Council will approve the rate annually. To date, the District has collected \$2,455,803.30 in the aggregate for the payment of Operational and Maintenance Supplemental Services. Of the original \$5,400,000 of the estimated Costs of the Operational and Maintenance Supplemental Services, 54.52% remains to be levied on an annual basis for the maintenance and operation of the District. The O&M assessments levied will be approved and may be adjusted annually by City Council, and may extend beyond 2034.

HUNTERS CROSSING PUBLIC IMPROVEMENT DISTRICT – PARCEL 115192 BUYER DISCLOSURE

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.0035), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF BASTROP, TEXAS
CONCERNING THE FOLLOWING PROPERTY

PROPERTY ADDRESS

PARCEL 115192 PRINCIPAL ASSESSMENT: \$35,437.91²

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Bastrop, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within ***Hunters Crossing Public Improvement District*** (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Bastrop. The exact amount of each annual installment will be approved each year by the Bastrop City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Bastrop.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

² Includes all outstanding capital assessment installments and the O&M assessment installment due 1/31/27. The amount of the O&M annual installment shall be updated annually by the City Council.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²

² To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER_____
SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF BASTROP

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The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³

³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER_____
SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF BASTROP

§

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

ANNUAL INSTALLMENTS - PARCEL 115192

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2027	\$ 4,642.23	\$ 2,942.26	\$ 7,584.49
2028	\$ 4,642.23	\$ -	\$ 4,642.23
2029	\$ 4,642.23	\$ -	\$ 4,642.23
2030	\$ 4,642.23	\$ -	\$ 4,642.23
2031	\$ 4,642.23	\$ -	\$ 4,642.23
2032	\$ 4,642.23	\$ -	\$ 4,642.23
2033	\$ 4,642.23	\$ -	\$ 4,642.23
2034	\$ 0.04	\$ -	\$ 0.04
Total	\$ 32,495.65	\$ 2,942.26	\$ 35,437.91

[a] Pursuant to Ordinance No. 2003-35 levying the assessments on December 9, 2003 and as amended by Ordinance No. 2004-42 on December 14, 2004, the levied amount is calculated as the aggregate annual installment payments. The Fiscal Year 2026 SAP Update collects the Capital Assessments at a rate of \$0.071 per square foot.

[b] The City Council has adjusted the Operational and Maintenance Supplemental Services to \$0.045 per square foot, beginning in Fiscal Year 2022. The City Council will approve the rate annually. To date, the District has collected \$2,455,803.30 in the aggregate for the payment of Operational and Maintenance Supplemental Services. Of the original \$5,400,000 of the estimated Costs of the Operational and Maintenance Supplemental Services, 54.52% remains to be levied on an annual basis for the maintenance and operation of the District. The O&M assessments levied will be approved and may be adjusted annually by City Council, and may extend beyond 2034.

HUNTERS CROSSING PUBLIC IMPROVEMENT DISTRICT – PARCEL 30102 BUYER DISCLOSURE

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.0035), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF BASTROP, TEXAS
CONCERNING THE FOLLOWING PROPERTY

PROPERTY ADDRESS

PARCEL 30102 PRINCIPAL ASSESSMENT: \$151,664.60²

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Bastrop, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within ***Hunters Crossing Public Improvement District*** (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Bastrop. The exact amount of each annual installment will be approved each year by the Bastrop City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Bastrop.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

² Includes all outstanding capital assessment installments and the O&M assessment installment due 1/31/27. The amount of the O&M annual installment shall be updated annually by the City Council.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²

² To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER_____
SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF BASTROP

§

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³

³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER_____
SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF BASTROP

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The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

ANNUAL INSTALLMENTS - PARCEL 30102

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2027	\$ 19,862.96	\$ 12,589.20	\$ 32,452.16
2028	\$ 19,862.96	\$ -	\$ 19,862.96
2029	\$ 19,862.96	\$ -	\$ 19,862.96
2030	\$ 19,862.96	\$ -	\$ 19,862.96
2031	\$ 19,862.96	\$ -	\$ 19,862.96
2032	\$ 19,862.96	\$ -	\$ 19,862.96
2033	\$ 19,862.96	\$ -	\$ 19,862.96
2034	\$ 34.68	\$ -	\$ 34.68
Total	\$ 139,075.40	\$ 12,589.20	\$ 151,664.60

[a] Pursuant to Ordinance No. 2003-35 levying the assessments on December 9, 2003 and as amended by Ordinance No. 2004-42 on December 14, 2004, the levied amount is calculated as the aggregate annual installment payments. The Fiscal Year 2026 SAP Update collects the Capital Assessments at a rate of \$0.071 per square foot.

[b] The City Council has adjusted the Operational and Maintenance Supplemental Services to \$0.045 per square foot, beginning in Fiscal Year 2022. The City Council will approve the rate annually. To date, the District has collected \$2,455,803.30 in the aggregate for the payment of Operational and Maintenance Supplemental Services. Of the original \$5,400,000 of the estimated Costs of the Operational and Maintenance Supplemental Services, 54.52% remains to be levied on an annual basis for the maintenance and operation of the District. The O&M assessments levied will be approved and may be adjusted annually by City Council, and may extend beyond 2034.

HUNTERS CROSSING PUBLIC IMPROVEMENT DISTRICT – PARCEL 114958 BUYER DISCLOSURE

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.0035), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF BASTROP, TEXAS
CONCERNING THE FOLLOWING PROPERTY

PROPERTY ADDRESS

PARCEL 114958 PRINCIPAL ASSESSMENT: \$172,734.29²

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Bastrop, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within ***Hunters Crossing Public Improvement District*** (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Bastrop. The exact amount of each annual installment will be approved each year by the Bastrop City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Bastrop.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

² Includes all outstanding capital assessment installments and the O&M assessment installment due 1/31/27. The amount of the O&M annual installment shall be updated annually by the City Council.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²

² To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER_____
SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF BASTROP

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The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³

³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER_____
SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF BASTROP

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The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

ANNUAL INSTALLMENTS - PARCEL 114958

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2027	\$ 22,626.63	\$ 14,340.82	\$ 36,967.45
2028	\$ 22,626.63	\$ -	\$ 22,626.63
2029	\$ 22,626.63	\$ -	\$ 22,626.63
2030	\$ 22,626.63	\$ -	\$ 22,626.63
2031	\$ 22,626.63	\$ -	\$ 22,626.63
2032	\$ 22,626.63	\$ -	\$ 22,626.63
2033	\$ 22,626.63	\$ -	\$ 22,626.63
2034	\$ 7.06	\$ -	\$ 7.06
Total	\$ 158,393.47	\$ 14,340.82	\$ 172,734.29

[a] Pursuant to Ordinance No. 2003-35 levying the assessments on December 9, 2003 and as amended by Ordinance No. 2004-42 on December 14, 2004, the levied amount is calculated as the aggregate annual installment payments. The Fiscal Year 2026 SAP Update collects the Capital Assessments at a rate of \$0.071 per square foot.

[b] The City Council has adjusted the Operational and Maintenance Supplemental Services to \$0.045 per square foot, beginning in Fiscal Year 2022. The City Council will approve the rate annually. To date, the District has collected \$2,455,803.30 in the aggregate for the payment of Operational and Maintenance Supplemental Services. Of the original \$5,400,000 of the estimated Costs of the Operational and Maintenance Supplemental Services, 54.52% remains to be levied on an annual basis for the maintenance and operation of the District. The O&M assessments levied will be approved and may be adjusted annually by City Council, and may extend beyond 2034.

HUNTERS CROSSING PUBLIC IMPROVEMENT DISTRICT – PARCEL 127995 BUYER DISCLOSURE

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.0035), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF BASTROP, TEXAS
CONCERNING THE FOLLOWING PROPERTY

PROPERTY ADDRESS

PARCEL 127995 PRINCIPAL ASSESSMENT: \$127,189.39

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Bastrop, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within ***Hunters Crossing Public Improvement District*** (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Bastrop. The exact amount of each annual installment will be approved each year by the Bastrop City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Bastrop.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

² Includes all outstanding capital assessment installments and the O&M assessment installment due 1/31/27. The amount of the O&M annual installment shall be updated annually by the City Council.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²

² To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER_____
SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF BASTROP

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The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³

³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER_____
SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF BASTROP

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The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

ANNUAL INSTALLMENTS - PARCEL 127995

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2027	\$ 9,593.74	\$ 6,080.54	\$ 15,674.28
2028	\$ 9,593.74	\$ -	\$ 9,593.74
2029	\$ 9,593.74	\$ -	\$ 9,593.74
2030	\$ 9,593.74	\$ -	\$ 9,593.74
2031	\$ 9,593.74	\$ -	\$ 9,593.74
2032	\$ 9,593.74	\$ -	\$ 9,593.74
2033	\$ 9,593.74	\$ -	\$ 9,593.74
2034	\$ 9,593.74	\$ -	\$ 9,593.74
Total	\$ 76,749.92	\$ 6,080.54	\$ 82,830.46

[a] Pursuant to Ordinance No. 2003-35 levying the assessments on December 9, 2003 and as amended by Ordinance No. 2004-42 on December 14, 2004, the levied amount is calculated as the aggregate annual installment payments. The Fiscal Year 2026 SAP Update collects the Capital Assessments at a rate of \$0.071 per square foot.

[b] The City Council has adjusted the Operational and Maintenance Supplemental Services to \$0.045 per square foot, beginning in Fiscal Year 2022. The City Council will approve the rate annually. To date, the District has collected \$2,455,803.30 in the aggregate for the payment of Operational and Maintenance Supplemental Services. Of the original \$5,400,000 of the estimated Costs of the Operational and Maintenance Supplemental Services, 54.52% remains to be levied on an annual basis for the maintenance and operation of the District. The O&M assessments levied will be approved and may be adjusted annually by City Council, and may extend beyond 2034.

HUNTERS CROSSING PUBLIC IMPROVEMENT DISTRICT – PARCEL 114957 BUYER DISCLOSURE

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.0035), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF BASTROP, TEXAS
CONCERNING THE FOLLOWING PROPERTY

PROPERTY ADDRESS

PARCEL 114957 PRINCIPAL ASSESSMENT: \$694.25²

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Bastrop, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within ***Hunters Crossing Public Improvement District*** (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Bastrop. The exact amount of each annual installment will be approved each year by the Bastrop City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Bastrop.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

² Includes all outstanding capital assessment installments and the O&M assessment installment due 1/31/27. The amount of the O&M annual installment shall be updated annually by the City Council.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²

² To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER_____
SIGNATURE OF PURCHASER

STATE OF TEXAS

§

§

COUNTY OF BASTROP

§

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³

³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER_____
SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF BASTROP

§

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

ANNUAL INSTALLMENTS - PARCEL 114957

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2027	\$ 80.41	\$ 50.97	\$ 131.38
2028	\$ 80.41	\$ -	\$ 80.41
2029	\$ 80.41	\$ -	\$ 80.41
2030	\$ 80.41	\$ -	\$ 80.41
2031	\$ 80.41	\$ -	\$ 80.41
2032	\$ 80.41	\$ -	\$ 80.41
2033	\$ 80.41	\$ -	\$ 80.41
2034	\$ 80.41	\$ -	\$ 80.41
Total	\$ 643.28	\$ 50.97	\$ 694.25

[a] Pursuant to Ordinance No. 2003-35 levying the assessments on December 9, 2003 and as amended by Ordinance No. 2004-42 on December 14, 2004, the levied amount is calculated as the aggregate annual installment payments. The Fiscal Year 2026 SAP Update collects the Capital Assessments at a rate of \$0.071 per square foot.

[b] The City Council has adjusted the Operational and Maintenance Supplemental Services to \$0.045 per square foot, beginning in Fiscal Year 2022. The City Council will approve the rate annually. To date, the District has collected \$2,455,803.30 in the aggregate for the payment of Operational and Maintenance Supplemental Services. Of the original \$5,400,000 of the estimated Costs of the Operational and Maintenance Supplemental Services, 54.52% remains to be levied on an annual basis for the maintenance and operation of the District. The O&M assessments levied will be approved and may be adjusted annually by City Council, and may extend beyond 2034.

HUNTERS CROSSING PUBLIC IMPROVEMENT DISTRICT – PARCEL 104899 BUYER DISCLOSURE

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.0035), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF BASTROP, TEXAS
CONCERNING THE FOLLOWING PROPERTY

PROPERTY ADDRESS

PARCEL 104899 PRINCIPAL ASSESSMENT: \$557,746.46²

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Bastrop, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within **Hunters Crossing Public Improvement District** (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Bastrop. The exact amount of each annual installment will be approved each year by the Bastrop City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Bastrop.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

² Includes all outstanding capital assessment installments and the O&M assessment installment due 1/31/27. The amount of the O&M annual installment shall be updated annually by the City Council.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²

² To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER_____
SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF BASTROP

§

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³

³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER_____
SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF BASTROP

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The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

ANNUAL INSTALLMENTS - PARCEL 104899

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2027	\$ 37,141.52	\$ 24,578.95	\$ 61,720.47
2028	\$ 37,141.52	\$ -	\$ 37,141.52
2029	\$ 37,141.52	\$ -	\$ 37,141.52
2030	\$ 37,141.52	\$ -	\$ 37,141.52
2031	\$ 37,141.52	\$ -	\$ 37,141.52
2032	\$ 37,141.52	\$ -	\$ 37,141.52
2033	\$ 37,141.52	\$ -	\$ 37,141.52
2034	\$ 37,141.52	\$ -	\$ 37,141.52
2035	\$ 37,141.52	\$ -	\$ 37,141.52
2036	\$ 37,141.52	\$ -	\$ 37,141.52
2037	\$ 37,141.52	\$ -	\$ 37,141.52
2038	\$ 37,141.52	\$ -	\$ 37,141.52
2039	\$ 37,141.52	\$ -	\$ 37,141.52
2040	\$ 37,141.52	\$ -	\$ 37,141.52
2041	\$ 13,186.23	\$ -	\$ 13,186.23
Total	\$ 533,167.51	\$ 24,578.95	\$ 557,746.46

[a] Pursuant to Ordinance No. 2003-35 levying the assessments on December 9, 2003 and as amended by Ordinance No. 2004-42 on December 14, 2004, the levied amount is calculated as the aggregate annual installment payments. The Fiscal Year 2026 SAP Update collects the Capital Assessments at a rate of \$0.068 per square foot.

[b] The City Council has adjusted the Operational and Maintenance Supplemental Services to \$0.045 per square foot, beginning in Fiscal Year 2022. The City Council will approve the rate annually. To date, the District has collected \$2,455,803.30 in the aggregate for the payment of Operational and Maintenance Supplemental Services. Of the original \$5,400,000 of the estimated Costs of the Operational and Maintenance Supplemental Services, 54.52% remains to be levied on an annual basis for the maintenance and operation of the District. The O&M assessments levied will be approved and may be adjusted annually by City Council, and may extend beyond 2034.

HUNTERS CROSSING PUBLIC IMPROVEMENT DISTRICT – PARCEL 113268 BUYER DISCLOSURE

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.0035), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF BASTROP, TEXAS
CONCERNING THE FOLLOWING PROPERTY

PROPERTY ADDRESS

PARCEL 113268 PRINCIPAL ASSESSMENT: \$555,954.59²

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Bastrop, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within ***Hunters Crossing Public Improvement District*** (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Bastrop. The exact amount of each annual installment will be approved each year by the Bastrop City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Bastrop.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

² Includes all outstanding capital assessment installments and the O&M assessment installment due 1/31/27. The amount of the O&M annual installment shall be updated annually by the City Council.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²

² To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER_____
SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF BASTROP

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The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³

³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER_____
SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF BASTROP

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The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

ANNUAL INSTALLMENTS - PARCEL 113268

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2027	\$ 35,497.57	\$ 23,491.04	\$ 58,988.61
2028	\$ 35,497.57	\$ -	\$ 35,497.57
2029	\$ 35,497.57	\$ -	\$ 35,497.57
2030	\$ 35,497.57	\$ -	\$ 35,497.57
2031	\$ 35,497.57	\$ -	\$ 35,497.57
2032	\$ 35,497.57	\$ -	\$ 35,497.57
2033	\$ 35,497.57	\$ -	\$ 35,497.57
2034	\$ 35,497.57	\$ -	\$ 35,497.57
2035	\$ 35,497.57	\$ -	\$ 35,497.57
2036	\$ 35,497.57	\$ -	\$ 35,497.57
2037	\$ 35,497.57	\$ -	\$ 35,497.57
2038	\$ 35,497.57	\$ -	\$ 35,497.57
2039	\$ 35,497.57	\$ -	\$ 35,497.57
2040	\$ 35,497.57	\$ -	\$ 35,497.57
2041	\$ 35,497.57	\$ -	\$ 35,497.57
Total	\$ 532,463.55	\$ 23,491.04	\$ 555,954.59

[a] Pursuant to Ordinance No. 2003-35 levying the assessments on December 9, 2003 and as amended by Ordinance No. 2004-42 on December 14, 2004, the levied amount is calculated as the aggregate annual installment payments. The Fiscal Year 2026 SAP Update collects the Capital Assessments at a rate of \$0.068 per square foot.

[b] The City Council has adjusted the Operational and Maintenance Supplemental Services to \$0.045 per square foot, beginning in Fiscal Year 2022. The City Council will approve the rate annually. To date, the District has collected \$2,455,803.30 in the aggregate for the payment of Operational and Maintenance Supplemental Services. Of the original \$5,400,000 of the estimated Costs of the Operational and Maintenance Supplemental Services, 54.52% remains to be levied on an annual basis for the maintenance and operation of the District. The O&M assessments levied will be approved and may be adjusted annually by City Council, and may extend beyond 2034.

HUNTERS CROSSING PUBLIC IMPROVEMENT DISTRICT – PARCEL 47760 BUYER DISCLOSURE

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.0035), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF BASTROP, TEXAS
CONCERNING THE FOLLOWING PROPERTY

PROPERTY ADDRESS

PARCEL 47760 PRINCIPAL ASSESSMENT: \$74,330.78²

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Bastrop, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within ***Hunters Crossing Public Improvement District*** (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Bastrop. The exact amount of each annual installment will be approved each year by the Bastrop City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Bastrop.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

² Includes all outstanding capital assessment installments and the O&M assessment installment due 1/31/27. The amount of the O&M annual installment shall be updated annually by the City Council.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²

² To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER_____
SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF BASTROP

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The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³

³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER_____
SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF BASTROP

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The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Bastrop County.

ANNUAL INSTALLMENTS - PARCEL 47760

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2027	\$ -	\$ 74,330.78	\$ 74,330.78
2028	\$ -	\$ -	\$ -
2029	\$ -	\$ -	\$ -
2030	\$ -	\$ -	\$ -
2031	\$ -	\$ -	\$ -
2032	\$ -	\$ -	\$ -
2033	\$ -	\$ -	\$ -
2034	\$ -	\$ -	\$ -
2035	\$ -	\$ -	\$ -
2036	\$ -	\$ -	\$ -
2037	\$ -	\$ -	\$ -
2038	\$ -	\$ -	\$ -
2039	\$ -	\$ -	\$ -
2040	\$ -	\$ -	\$ -
2041	\$ -	\$ -	\$ -
Total	\$ -	\$ 74,330.78	\$ 74,330.78

[a] Parcel 47760 prepaid the Capital Assessment in full and is only subject to the O&M Assessment.

[b] The City Council has adjusted the Operational and Maintenance Supplemental Services to \$0.045 per square foot, beginning in Fiscal Year 2022. The City Council will approve the rate annually. To date, the District has collected \$2,455,803.30 in the aggregate for the payment of Operational and Maintenance Supplemental Services. Of the original \$5,400,000 of the estimated Costs of the Operational and Maintenance Supplemental Services, 54.52% remains to be levied on an annual basis for the maintenance and operation of the District. The O&M assessments levied will be approved and may be adjusted annually by City Council, and may extend beyond 2034.