

**Bastrop Hunters Crossing Local Government
Corporation Board Agenda**
Bastrop City Hall City Council Chambers
1311 Chestnut Street
Bastrop, TX 78602
(512) 332-8800



June 25, 2025

Hunters Crossing Local Government Corporation Board at 5:30 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.

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- 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 City Manager for research and possible future action.

It is not the intention of the City of Bastrop to provide a public forum for the embarrassment or demeaning of any individual or group. Neither is it the intention of the Board/Commission to allow a member of the public to slur the performance, honesty and/or integrity of the Board/Commission, as a body, or any member or members of the Board/Commission individually or collectively, or members of the City's staff. Accordingly, profane, insulting or threatening language directed toward the Board/Commission and/or any person in the Board/Commission's presence will not be tolerated.

3. REPORTS

- 3A. Informational update to Board by President, on matters related to the Hunters Crossing Local Government Corporation and/or Public Improvement District.
- 3B. Receive update on Maintenance.
- 3C. Invitation for input from Board Members related to issues for possible inclusion on the next meeting agenda.
- 3D. Receive report for financials dated May 31, 2025.

4. PRESENTATIONS

- 4A. Presentation of the FY2026 proposed Hunters Crossing Public Improvement District Service and Assessment Plan for the purpose of determining the annual budget as provided by the Texas Local Government Code 372.013 and of the proposed Fiscal Year 2026 Hunters Crossing Public Improvement District budget.

5. ITEMS FOR INDIVIDUAL CONSIDERATION

- 5A. Conduct the annual review and update to the proposed FY2026 Hunters Crossing Public Improvement District Service and Assessment Plan 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 to the City Council of the City of Bastrop, Texas
- 5B. Consider action to approve minutes from the February 20, 2025, meeting
- 5C. Consider action to schedule future meetings of the Hunters Crossing Local Government Corporation Board.
- 5D. Consider action to approve an Interlocal Agreement with the City of Bastrop Parks and Recreation Department for the use of the baseball and soccer fields.
- 5E. Review, discussion and possible action regarding replacement of park fixtures and repair of irrigation system within the PID.

6. EXECUTIVE SESSION

- 6A. Pursuant to Texas Government Code section 551.074 (Legal Consultation), the Board will recess its open meeting and reconvene in executive session pursuant to Texas Government Code §551.071 (Attorney Consultation) to deliberate and obtain legal advice regarding an agreement between the Hunter's Crossing Local Government Corporation and the Hunters Crossing Homeowners Association involving property and maintenance obligation transition plan.

7. RECONVENE INTO REGULAR SESSION

8 RECALL ANY ITEM FROM EXECUTIVE SESSION FOR ANY APPROPRIATE DISCUSSION AND ACTION, AS NECESSARY.

8A. Review, discussion and possible action regarding an agreement between the Hunters Crossing Local Government Corporation and the Hunters Crossing Homeowners Association involve property and maintenance obligation transition plan.

9. 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 of 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: **June 20, 2025** at **4:30** p.m. and remained posted for at least two hours after said meeting was convened.

/s/Judy Sandroussi
Judy Sandroussi, Finance Director



STAFF REPORT

MEETING DATE: June 25, 2025

TITLE:

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

AGENDA ITEM SUBMITTED BY:

Sylvia Carrillo, City Manager

BACKGROUND/HISTORY:

The Hunters Crossing Local Government Corporation has been working to reach an agreement regarding shared amenities with HOA.

POLICY EXPLANATION::

Chapter 372.008 gives this board the responsibility of developing and recommending an improvement plan to the governing body.

FUNDING SOURCE:

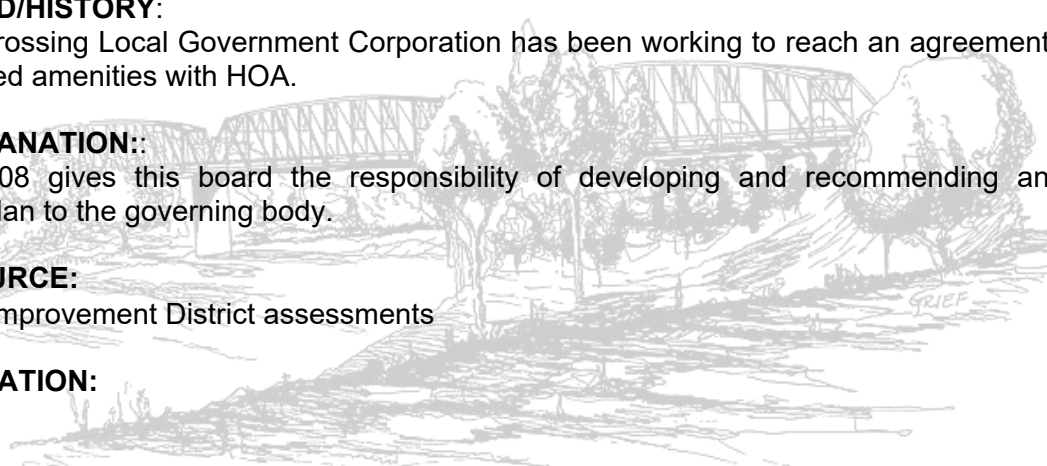
- Public Improvement District assessments

RECOMMENDATION:

- N/A

ATTACHMENTS:

- N/A





City of Bastrop, TX

Budget Report Account Summary

For Fiscal: 2024-2025 Period Ending: 05/31/2025

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Fund: 710 - HUNTERS CROSSING PID							
Revenue							
710-00-00-4001	COMMERCIAL-CURRENT-M&O	128,141.00	128,141.00	0.00	24,865.14	-103,275.86	80.60 %
710-00-00-4002	COMMERCIAL-DELINQUENT-M&O	0.00	0.00	0.00	1,981.76	1,981.76	0.00 %
710-00-00-4003	COMMERCIAL-FLAT-CURRENT M&O	27,506.00	27,506.00	0.00	101,869.64	74,363.64	370.35 %
710-00-00-4004	MULTIFAMILY-M&O	48,070.00	48,070.00	0.00	48,069.99	-0.01	0.00 %
710-00-00-4005	SINGLE FAMILY-FLAT-CURRENT-M...	17,850.00	17,850.00	126.28	7,384.27	-10,465.73	58.63 %
710-00-00-4006	SINGLE FAMILY-FLAT-DELINQ-M&O	100.00	100.00	0.00	10,372.78	10,272.78	10,372.78 %
710-00-00-4007	PENALTIES & INTEREST M&O	125.00	125.00	137.59	1,071.68	946.68	857.34 %
710-00-00-4011	COMMERCIAL-CURRENT-CIP	84,848.00	84,848.00	0.00	39,231.66	-45,616.34	53.76 %
710-00-00-4012	COMMERCIAL-DELINQ-CIP	0.00	0.00	0.00	3,126.78	3,126.78	0.00 %
710-00-00-4013	MULTIFAMILY-CIP	72,639.00	72,639.00	0.00	72,639.09	0.09	100.00 %
710-00-00-4015	SINGLE FAMILY-CURRENT-CIP	193,800.00	193,800.00	1,371.04	179,229.15	-14,570.85	7.52 %
710-00-00-4016	SINGLE FAMILY-DELINQ-CIP	750.00	750.00	0.00	13,300.00	12,550.00	1,773.33 %
710-00-00-4017	PENALTIES & INTEREST-CIP	450.00	450.00	0.00	0.00	-450.00	100.00 %
710-00-00-4400	INTEREST INCOME	7,000.00	7,000.00	2,316.02	13,701.27	6,701.27	195.73 %
Revenue Total:		581,279.00	581,279.00	3,950.93	516,843.21	-64,435.79	11.09%
Expense							
ExpSubCategory: 530 - MAINTENANCE & REPAIRS							
710-00-00-5300	MAINTENANCE & OPERATIONS	111,144.00	111,144.00	5,850.93	59,811.06	51,332.94	46.19 %
ExpSubCategory: 530 - MAINTENANCE & REPAIRS Total:		111,144.00	111,144.00	5,850.93	59,811.06	51,332.94	46.19%
ExpSubCategory: 550 - CONTRACTUAL SERVICES							
710-00-00-5505	PROFESSIONAL SERVICES	6,000.00	6,000.00	0.00	0.00	6,000.00	100.00 %
710-00-00-5523	PROPERTY TAX COLLECT/APPRaisal	1,725.00	1,725.00	0.00	1,494.22	230.78	13.38 %
710-00-00-5525	LEGAL SERVICES	5,000.00	5,000.00	0.00	12,834.33	-7,834.33	-156.69 %
710-00-00-5526	LEGAL SERVICES - TAXES	250.00	250.00	0.00	123.57	126.43	50.57 %
710-00-00-5560	ADMIN SUPPORT	5,000.00	5,000.00	416.67	6,160.62	-1,160.62	-23.21 %
ExpSubCategory: 550 - CONTRACTUAL SERVICES Total:		17,975.00	17,975.00	416.67	20,612.74	-2,637.74	-14.67%
ExpSubCategory: 560 - OTHER CHARGES							
710-00-00-5629	REIMBURSEMENT TO DEVELOPME...	355,000.00	355,000.00	0.00	0.00	355,000.00	100.00 %
ExpSubCategory: 560 - OTHER CHARGES Total:		355,000.00	355,000.00	0.00	0.00	355,000.00	100.00%
ExpSubCategory: 800 - TRANSFERS OUT							
710-00-00-8123	TRANS OUT - DEBT SERVICE	74,900.00	74,900.00	74,900.00	74,900.00	0.00	0.00 %
ExpSubCategory: 800 - TRANSFERS OUT Total:		74,900.00	74,900.00	74,900.00	74,900.00	0.00	0.00%
Expense Total:		559,019.00	559,019.00	81,167.60	155,323.80	403,695.20	72.21%
Fund: 710 - HUNTERS CROSSING PID Surplus (Deficit):		22,260.00	22,260.00	-77,216.67	361,519.41	339,259.41	-1,524.08%
Report Surplus (Deficit):		22,260.00	22,260.00	-77,216.67	361,519.41	339,259.41	-1,524.08%

Group Summary

ExpSubCategor...	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Fund: 710 - HUNTERS CROSSING PID						
Revenue						
	581,279.00	581,279.00	3,950.93	516,843.21	-64,435.79	11.09%
Revenue Total:	581,279.00	581,279.00	3,950.93	516,843.21	-64,435.79	11.09%
Expense						
530 - MAINTENANCE & REPAIRS	111,144.00	111,144.00	5,850.93	59,811.06	51,332.94	46.19%
550 - CONTRACTUAL SERVICES	17,975.00	17,975.00	416.67	20,612.74	-2,637.74	-14.67%
560 - OTHER CHARGES	355,000.00	355,000.00	0.00	0.00	355,000.00	100.00%
800 - TRANSFERS OUT	74,900.00	74,900.00	74,900.00	74,900.00	0.00	0.00%
Expense Total:	559,019.00	559,019.00	81,167.60	155,323.80	403,695.20	72.21%
Fund: 710 - HUNTERS CROSSING PID Surplus (Deficit):	22,260.00	22,260.00	-77,216.67	361,519.41	339,259.41	-1,524.08%
Report Surplus (Deficit):	22,260.00	22,260.00	-77,216.67	361,519.41	339,259.41	-1,524.08%

Fund Summary

Fund	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)
710 - HUNTERS CROSSING PID	22,260.00	22,260.00	-77,216.67	361,519.41	339,259.41
Report Surplus (Deficit):	22,260.00	22,260.00	-77,216.67	361,519.41	339,259.41



HUNTERS CROSSING PUBLIC IMPROVEMENT DISTRICT FY 2026 ANNUAL SERVICE PLAN UPDATE

July 8, 2025

INTRODUCTION

Capitalized terms used in this Annual Service Plan Update 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 “2019 Amended and Restated 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-benefitted 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.

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 2025.

AUTHORIZED IMPROVEMENTS

The Developer has completed the Authorized Improvements listed in the 2019 Amended and Restated SAP and they were dedicated to the City.

OUTSTANDING ASSESSMENTS

The Fiscal Year 2025 SAP Update identified the total unpaid Capital Assessment as \$3,142,882.97. A total of \$350,527.12¹ in Capital Assessment installments were billed for FY 2025, resulting in \$2,792,355.85 in Capital Assessments outstanding. The outstanding Capital Assessment per parcel is shown in the table below.

Property ID	Capital Assessment Unpaid	Capital Assessment FY 2025 Principal Installment	Capital Assessment Unpaid After FY 2025 Installment
Commercial Lots			
.071/square foot			
90301	\$ -	\$ -	\$ -
90754	\$ 17,721.50	\$ 3,544.30	\$ 14,177.20
90302	\$ 15,633.90	\$ 3,126.78	\$ 12,507.12
97463	\$ 9,139.10	\$ 1,827.82	\$ 7,311.28
97464	\$ 14,876.20	\$ 2,975.24	\$ 11,900.96
90303	\$ 33,534.77	\$ 4,790.69	\$ 28,744.08
92325	\$ 19,623.55	\$ 3,924.71	\$ 15,698.84
95378	\$ 18,166.88	\$ 3,027.81	\$ 15,139.07
95379	\$ 24,123.55	\$ 4,824.71	\$ 19,298.84
115192	\$ 41,780.11	\$ 4,642.23	\$ 37,137.88
30102	\$ 178,801.32	\$ 19,862.96	\$ 158,938.36
114958	\$ 203,646.73	\$ 22,626.63	\$ 181,020.10
127995 [a]	\$ 146,376.87	\$ 9,593.74	\$ 136,783.13
114957	\$ 804.10	\$ 80.41	\$ 723.69
Multi-Family Lots			
.068/square foot			
104899	\$ 607,450.55	\$ 37,141.52	\$ 570,309.03
113268 [b]	\$ 652,963.84	\$ 35,497.57	\$ 617,466.27
Undeveloped Lots			
.068/square foot			
47760	\$ -	\$ -	\$ -
Single Family Lots			
Per Lot	\$ 2,280.00	\$ 380.00	\$ 1,900.00
Total (510 Lots, 2 Prepaid in Full)	\$ 1,158,240.00	\$ 193,040.00	\$ 965,200.00
DISTRICT TOTAL	\$ 3,142,882.97	\$ 350,527.12	\$ 2,792,355.85

[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.

¹ Does not account for delinquencies.

ANNUAL INSTALLMENTS DUE 1/31/2026

- **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, 2026 equals \$350,527.12, and a breakdown by parcel is shown in the table below.
- **Operation and Maintenance Supplemental Services Assessment** - The Fiscal Year 2025 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, 2026 equals \$221,566.54, and a breakdown by parcel is shown in the table below. A summary of the anticipated operation and maintenance expenses for Fiscal Year 2026 is attached as **Exhibit B**.

Property ID	Square Feet	Capital Assessment FY 2026 Installment	O&M Assessment FY 2026 Installment	Total FY 2026 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	1,652,535.72	\$ -	\$ 74,364.11	\$ 74,364.11
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	\$ 221,566.54	\$ 572,093.66

PREPAYMENT OF ASSESSMENTS IN FULL

The following is a list of all Parcels or Lots that made a Prepayment in full of the Capital Assessment within the District.

Capital Assessment Prepayments in Full			
Property ID	Address	Lot Type	Prepayment Date
47760	N/A	Undeveloped	1/31/2020
109261	204 CALIBER CV	Residential	12/19/2023
109262	202 CALIBER CV	Residential	5/23/2024

PARTIAL PREPAYMENT OF ASSESSMENTS

No partial prepayments of the Capital Assessments have occurred within the District.

SERVICE PLAN - FIVE YEAR BUDGET FORECAST

The PID Act requires the annual indebtedness and projected costs for the 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.

Installment Due	1/31/2026	1/31/2027	1/31/2028	1/31/2029	1/31/2030
Capital Assessment Installment	\$ 350,527.12	\$ 350,527.12	\$ 350,527.12	\$ 350,527.12	\$ 330,303.56
O&M Assessment Installment [a]	\$ 221,566.54	\$ -	\$ -	\$ -	\$ -
	\$ 572,093.66	\$ 350,527.12	\$ 350,527.12	\$ 350,527.12	\$ 330,303.56

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

ASSESSMENT ROLL

The list of Parcels within the District, the corresponding outstanding Assessments, and current Annual Installment are shown on the Assessment Roll attached hereto as **Exhibit A**. The Parcels shown on the Assessment Roll will receive the bills for the FY 2026 Annual Installments which will be delinquent if not paid by January 31, 2026.

EXHIBIT A – ASSESSMENT ROLL

Property ID	Outstanding Capital Assessment	Capital Assessment FY 2026 Installment	O&M Assessment FY 2026 Installment	Total FY 2026 Installment
90301	\$ -	\$ -	\$ 27,505.53	\$ 27,505.53
90754	\$ 14,177.20	\$ 3,544.30	\$ 2,246.39	\$ 5,790.69
90302	\$ 12,507.12	\$ 3,126.78	\$ 1,981.76	\$ 5,108.54
97463	\$ 7,311.28	\$ 1,827.82	\$ 1,158.48	\$ 2,986.30
97464	\$ 11,900.96	\$ 2,975.24	\$ 1,885.71	\$ 4,860.95
90303	\$ 28,744.08	\$ 4,790.69	\$ 3,036.35	\$ 7,827.04
92325	\$ 15,698.84	\$ 3,924.71	\$ 2,487.49	\$ 6,412.20
95378	\$ 15,139.07	\$ 3,027.81	\$ 1,919.04	\$ 4,946.85
95379	\$ 19,298.84	\$ 4,824.71	\$ 3,057.91	\$ 7,882.62
115192	\$ 37,137.88	\$ 4,642.23	\$ 2,942.26	\$ 7,584.49
30102	\$ 158,938.36	\$ 19,862.96	\$ 12,589.20	\$ 32,452.16
114958	\$ 181,020.10	\$ 22,626.63	\$ 14,340.82	\$ 36,967.45
127995 [a]	\$ 136,783.13	\$ 9,593.74	\$ 6,080.54	\$ 15,674.28
114957	\$ 723.69	\$ 80.41	\$ 50.97	\$ 131.38
104899	\$ 570,309.03	\$ 37,141.52	\$ 24,578.95	\$ 61,720.47
113268 [b]	\$ 617,466.27	\$ 35,497.57	\$ 23,491.04	\$ 58,988.61
47760 [c]	\$ -	\$ -	\$ 74,364.11	\$ 74,364.11
98372	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98370	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95416	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98355	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98380	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98354	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95395	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95386	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98373	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95415	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95390	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98356	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95396	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98374	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95414	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95389	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98359	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98352	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95397	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95384	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98351	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95398	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95412	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00

Property ID	Outstanding Capital Assessment	Capital Assessment FY 2026 Installment	O&M Assessment FY 2026 Installment	Total FY 2026 Installment
95387	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98350	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95399	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95411	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98627	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95400	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95410	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98626	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95401	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95409	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98625	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95402	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98601	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95408	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95407	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95404	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98622	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98621	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98619	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98617	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104777	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98338	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98346	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104871	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95391	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98361	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98369	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95392	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98347	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98337	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98345	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104870	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98371	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98360	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98379	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104854	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98353	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95381	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95385	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95393	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98336	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98344	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98357	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98378	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95394	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98335	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98343	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98375	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95413	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95388	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00

Property ID	Outstanding Capital Assessment	Capital Assessment FY 2026 Installment	O&M Assessment FY 2026 Installment	Total FY 2026 Installment
98358	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98377	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98366	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98342	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98376	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98365	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98333	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98341	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98364	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98340	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98602	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98339	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104857	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104856	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98624	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95403	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98600	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98623	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98599	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95405	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98598	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98638	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98620	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98628	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98597	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98604	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98639	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98596	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98640	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98618	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98630	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98595	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98641	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98631	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98594	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98616	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98632	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98593	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98643	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98615	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98592	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98644	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98614	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98634	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98591	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98645	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98613	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98635	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98590	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98646	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00

Property ID	Outstanding Capital Assessment	Capital Assessment FY 2026 Installment	O&M Assessment FY 2026 Installment	Total FY 2026 Installment
98612	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98647	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98611	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98637	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98648	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95202	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104881	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
99616	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98362	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104855	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104889	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104872	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104863	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104882	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
99617	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104890	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98368	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104873	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104869	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104862	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104883	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
99618	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104853	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104891	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98367	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104874	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104868	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104861	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104884	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
99619	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104852	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104892	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104875	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98334	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104867	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104860	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104885	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
99620	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104851	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104893	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104876	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104859	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104886	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
99621	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104850	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109244	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104877	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104865	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104858	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104887	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00

Property ID	Outstanding Capital Assessment	Capital Assessment FY 2026 Installment	O&M Assessment FY 2026 Installment	Total FY 2026 Installment
99622	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104849	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109243	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104846	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104878	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104888	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
99623	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104847	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104879	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109241	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104848	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109240	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95406	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98629	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98605	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98606	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98607	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98642	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98608	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109258	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98633	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98609	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98610	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98636	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98589	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104809	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104766	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104773	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104767	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104774	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104768	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104791	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104812	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104769	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104792	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104813	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104793	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104814	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104771	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104794	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104815	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104772	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104795	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104796	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104834	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104797	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104833	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104798	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104832	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104799	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00

Property ID	Outstanding Capital Assessment	Capital Assessment FY 2026 Installment	O&M Assessment FY 2026 Installment	Total FY 2026 Installment
104831	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104800	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104830	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104801	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104829	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104828	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104802	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104827	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104803	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104826	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104804	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104825	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104806	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104866	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104864	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95380	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95383	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
95382	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104845	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109242	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109263	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109251	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109239	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109262 [c]	\$ -	\$ -	\$ 35.00	\$ 35.00
109252	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109238	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109261 [c]	\$ -	\$ -	\$ 35.00	\$ 35.00
109253	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109237	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109260	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109254	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109236	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109259	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109250	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109255	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109235	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109249	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109256	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109234	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109248	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109221	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109233	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104819	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104810	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109222	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109228	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109232	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104820	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104811	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109223	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00

Property ID	Outstanding Capital Assessment	Capital Assessment FY 2026 Installment	O&M Assessment FY 2026 Installment	Total FY 2026 Installment
103255	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104786	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104775	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109227	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109231	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104821	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109224	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109246	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104787	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104776	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109226	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109230	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104822	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104770	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109225	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109247	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109229	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104823	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104778	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104824	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104779	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104816	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104780	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104817	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104781	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104818	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104782	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104783	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104785	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104805	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
98603	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104788	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104789	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104790	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
104784	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111961	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111986	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111987	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111974	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111988	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111973	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111989	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111971	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111970	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111991	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111964	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111966	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111968	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111983	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111969	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00

Property ID	Outstanding Capital Assessment	Capital Assessment FY 2026 Installment	O&M Assessment FY 2026 Installment	Total FY 2026 Installment
111982	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111980	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111979	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111978	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115217	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115218	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115219	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115220	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115221	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115222	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115240	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115223	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115224	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115242	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115243	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115226	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111976	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115227	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111975	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111972	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111990	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
109644	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111962	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111992	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111963	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111965	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111967	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111984	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111981	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
111977	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115215	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115230	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115213	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115231	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115214	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115254	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115253	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115256	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115252	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115216	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115257	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115234	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115251	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115258	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115235	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115250	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115259	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115236	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115249	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115260	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00

Property ID	Outstanding Capital Assessment	Capital Assessment FY 2026 Installment	O&M Assessment FY 2026 Installment	Total FY 2026 Installment
115237	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115261	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115238	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115247	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115262	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115239	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115246	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115263	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115245	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115241	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115244	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115229	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115228	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124637	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124639	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124640	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124642	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124643	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124644	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124645	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124648	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115233	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115248	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115265	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124660	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124673	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124661	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124674	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124659	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124662	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124638	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124675	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124663	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124676	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124657	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124664	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124677	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124656	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124665	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124641	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124678	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124655	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124666	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124679	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124654	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124667	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124680	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124653	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124668	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124681	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00

Property ID	Outstanding Capital Assessment	Capital Assessment FY 2026 Installment	O&M Assessment FY 2026 Installment	Total FY 2026 Installment
124652	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124669	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124682	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124651	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124670	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124646	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124650	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124671	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124647	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124684	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124649	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124685	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127971	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127978	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127946	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127917	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127990	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127979	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127922	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127947	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127969	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127918	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127989	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127980	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127921	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127948	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127968	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127919	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127988	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127949	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127967	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127966	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127951	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127965	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127952	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127964	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127953	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127955	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127987	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127945	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
115232	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127986	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127944	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127957	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127985	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127943	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127984	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127942	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127959	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127983	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00

Property ID	Outstanding Capital Assessment	Capital Assessment FY 2026 Installment	O&M Assessment FY 2026 Installment	Total FY 2026 Installment
127941	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127960	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127991	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127982	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127940	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127961	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127981	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127939	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127962	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
113267	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127938	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127963	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127937	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127935	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127934	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127933	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124658	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
124683	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127924	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127923	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127910	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127911	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127915	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127914	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127913	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127936	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127970	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127920	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127950	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127954	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127956	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127958	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127992	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127908	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127909	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127916	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
127912	\$ 1,900.00	\$ 380.00	\$ 35.00	\$ 415.00
Total	\$ 2,792,355.85	\$ 350,527.12	\$ 221,566.54	\$ 572,093.66

[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.

EXHIBIT B – OPERATION AND MAINTENANCE EXPENSES

	Fiscal Year 2026 [a]
Expenses	
Maintenance & Operations	\$ 111,144
Utilities	-
Professional Services	-
Property Tax Collector/Appraisal	1,725
Legal Services	5,000
Legal Services - Taxes	250
Admin Support	11,220
Advertising	-
Transfer Out - Debt Service	74,900
	\$ 204,239
Contingency	
Contingency	\$ 17,328
	\$ 17,328
Total	\$ 221,567

[a] Expenditures were determined by proposed Fiscal Year 2026 budget provided by City on 5/23/2025.

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: \$1,935.00²

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 1/31/26. 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 - RESIDENTIAL LOT

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2026	\$ 380.00	\$ 35.00	\$ 415.00
2027	\$ 380.00	\$ -	\$ 380.00
2028	\$ 380.00	\$ -	\$ 380.00
2029	\$ 380.00	\$ -	\$ 380.00
2030	\$ 380.00	\$ -	\$ 380.00
2031	\$ -	\$ -	\$ -
2032	\$ -	\$ -	\$ -
Total	\$ 1,900.00	\$ 35.00	\$ 1,935.00

[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 1/31/25, \$1,900 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 1/31/26. 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 109262

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2026	\$ -	\$ 35.00	\$ 35.00
2027	\$ -	\$ -	\$ -
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.

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 1/31/26. 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 109261

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2026	\$ -	\$ 35.00	\$ 35.00
2027	\$ -	\$ -	\$ -
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 1/31/26. 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 90301

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2026	\$ -	\$ 27,505.53	\$ 27,505.53
2027	\$ -	\$ -	\$ -
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: \$16,423.59²

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 1/31/26. 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 90754

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2026	\$ 3,544.30	\$ 2,246.39	\$ 5,790.69
2027	\$ 3,544.30	\$ -	\$ 3,544.30
2028	\$ 3,544.30	\$ -	\$ 3,544.30
2029	\$ 3,544.30	\$ -	\$ 3,544.30
2030	\$ -	\$ -	\$ -
2031	\$ -	\$ -	\$ -
2032	\$ -	\$ -	\$ -
2033	\$ -	\$ -	\$ -
2034	\$ -	\$ -	\$ -
Total	\$ 14,177.20	\$ 2,246.39	\$ 16,423.59

[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 \$0.071 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: \$14,488.88²

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 1/31/26. 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 90302

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2026	\$ 3,126.78	\$ 1,981.76	\$ 5,108.54
2027	\$ 3,126.78	\$ -	\$ 3,126.78
2028	\$ 3,126.78	\$ -	\$ 3,126.78
2029	\$ 3,126.78	\$ -	\$ 3,126.78
2030	\$ -	\$ -	\$ -
2031	\$ -	\$ -	\$ -
2032	\$ -	\$ -	\$ -
2033	\$ -	\$ -	\$ -
2034	\$ -	\$ -	\$ -
Total	\$ 12,507.12	\$ 1,981.76	\$ 14,488.88

[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: \$8,469.76²

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 1/31/26. 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 97463

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2026	\$ 1,827.82	\$ 1,158.48	\$ 2,986.30
2027	\$ 1,827.82	\$ -	\$ 1,827.82
2028	\$ 1,827.82	\$ -	\$ 1,827.82
2029	\$ 1,827.82	\$ -	\$ 1,827.82
2030	\$ -	\$ -	\$ -
2031	\$ -	\$ -	\$ -
2032	\$ -	\$ -	\$ -
2033	\$ -	\$ -	\$ -
2034	\$ -	\$ -	\$ -
Total	\$ 7,311.28	\$ 1,158.48	\$ 8,469.76

[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: \$13,786.67²

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 1/31/26. 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 97464

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2026	\$ 2,975.24	\$ 1,885.71	\$ 4,860.95
2027	\$ 2,975.24	\$ -	\$ 2,975.24
2028	\$ 2,975.24	\$ -	\$ 2,975.24
2029	\$ 2,975.24	\$ -	\$ 2,975.24
2030	\$ -	\$ -	\$ -
2031	\$ -	\$ -	\$ -
2032	\$ -	\$ -	\$ -
2033	\$ -	\$ -	\$ -
2034	\$ -	\$ -	\$ -
Total	\$ 11,900.96	\$ 1,885.71	\$ 13,786.67

[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: \$31,780.43²

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 1/31/26. 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 90303

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2026	\$ 4,790.69	\$ 3,036.35	\$ 7,827.04
2027	\$ 4,790.69	\$ -	\$ 4,790.69
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	\$ 28,744.08	\$ 3,036.35	\$ 31,780.43

[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 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: \$18,186.33²

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 1/31/26. 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 92325

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2026	\$ 3,924.71	\$ 2,487.49	\$ 6,412.20
2027	\$ 3,924.71	\$ -	\$ 3,924.71
2028	\$ 3,924.71	\$ -	\$ 3,924.71
2029	\$ 3,924.71	\$ -	\$ 3,924.71
2030	\$ -	\$ -	\$ -
2031	\$ -	\$ -	\$ -
2032	\$ -	\$ -	\$ -
2033	\$ -	\$ -	\$ -
2034	\$ -	\$ -	\$ -
Total	\$ 15,698.84	\$ 2,487.49	\$ 18,186.33

[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: \$17,058.11²

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 1/31/26. 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 95378

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2026	\$ 3,027.81	\$ 1,919.04	\$ 4,946.85
2027	\$ 3,027.81	\$ -	\$ 3,027.81
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	\$ 15,139.07	\$ 1,919.04	\$ 17,058.11

[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: \$22,356.75²

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 1/31/26. 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 95379

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2026	\$ 4,824.71	\$ 3,057.91	\$ 7,882.62
2027	\$ 4,824.71	\$ -	\$ 4,824.71
2028	\$ 4,824.71	\$ -	\$ 4,824.71
2029	\$ 4,824.71	\$ -	\$ 4,824.71
2030	\$ -	\$ -	\$ -
2031	\$ -	\$ -	\$ -
2032	\$ -	\$ -	\$ -
2033	\$ -	\$ -	\$ -
2034	\$ -	\$ -	\$ -
Total	\$ 19,298.84	\$ 3,057.91	\$ 22,356.75

[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: \$40,080.14²

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 1/31/26. 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
2026	\$ 4,642.23	\$ 2,942.26	\$ 7,584.49
2027	\$ 4,642.23	\$ -	\$ 4,642.23
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	\$ 37,137.88	\$ 2,942.26	\$ 40,080.14

[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: \$171,527.56²

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 1/31/26. 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 30102

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2026	\$ 19,862.96	\$ 12,589.20	\$ 32,452.16
2027	\$ 19,862.96	\$ -	\$ 19,862.96
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	\$ 158,938.36	\$ 12,589.20	\$ 171,527.56

[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: \$195,360.92²

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 1/31/26. 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 114958

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2026	\$ 22,626.63	\$ 14,340.82	\$ 36,967.45
2027	\$ 22,626.63	\$ -	\$ 22,626.63
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	\$ 181,020.10	\$ 14,340.82	\$ 195,360.92

[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: \$142,863.67²

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 1/31/26. 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 127995

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2026	\$ 9,593.74	\$ 6,080.54	\$ 15,674.28
2027	\$ 9,593.74	\$ -	\$ 9,593.74
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	\$ 86,343.66	\$ 6,080.54	\$ 92,424.20

[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: \$774.66²

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 1/31/26. 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 114957

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2026	\$ 80.41	\$ 50.97	\$ 131.38
2027	\$ 80.41	\$ -	\$ 80.41
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	\$ 723.69	\$ 50.97	\$ 774.66

[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: \$594,887.98²

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 1/31/26. 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 104899

Installment Due 1/31	Capital Assessment Installments [a]	O&M Assessment Installments [b]	Total
2026	\$ 37,141.52	\$ 24,578.95	\$ 61,720.47
2027	\$ 37,141.52	\$ -	\$ 37,141.52
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	\$ 570,309.03	\$ 24,578.95	\$ 594,887.98

[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: \$640,957.31²

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 1/31/26. 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
2026	\$ 35,497.57	\$ 23,491.04	\$ 58,988.61
2027	\$ 35,497.57	\$ -	\$ 35,497.57
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	\$ 567,961.12	\$ 23,491.04	\$ 591,452.16

[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: \$74,364.11²

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 1/31/26. 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
2026	\$ -	\$ 74,364.11	\$ 74,364.11
2027	\$ -	\$ -	\$ -
2028	\$ -	\$ -	\$ -
2029	\$ -	\$ -	\$ -
2030	\$ -	\$ -	\$ -
2031	\$ -	\$ -	\$ -
2032	\$ -	\$ -	\$ -
2033	\$ -	\$ -	\$ -
2034	\$ -	\$ -	\$ -
2035	\$ -	\$ -	\$ -
2036	\$ -	\$ -	\$ -
2037	\$ -	\$ -	\$ -
2038	\$ -	\$ -	\$ -
2039	\$ -	\$ -	\$ -
2040	\$ -	\$ -	\$ -
2041	\$ -	\$ -	\$ -
Total	\$ -	\$ 74,364.11	\$ 74,364.11

[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.



STAFF REPORT

MEETING DATE: June 25, 2025

TITLE:

Consider action to approve minutes from the February 20, 2025, meeting.

AGENDA ITEM SUBMITTED BY:

Judy Sandroussi, Chief Financial Officer

BACKGROUND/HISTORY:

Section 551.021 of the Government Code provides as follows:

- (a) A governmental body shall prepare and keep minutes or make a tape recording of each open meeting of the body.
- (b) The minutes must:
 1. State the subject of each deliberation; and
 2. Indicate the vote, order, decision, or other action taken.

RECOMMENDATION:

Move to approve the minutes of the February 20, 2025, Hunters Crossing Local Government Corporation Board Meeting.

ATTACHMENTS:

- DRAFT Hunters Crossing Local Government Corporation Board Meeting Minutes

MINUTES OF HUNTERS CROSSING LOCAL GOVERNMENT CORPORATION MEETING

February 20, 2025

The Hunters Crossing Local Government Corporation Board met on February 20, 2025, at 5:30 p.m. at Bastrop City Hall, located at 1311 Chestnut Street, Bastrop, Texas. Members present were Rick Womble, Kerry Fossler, Richard Gartman, Lyle Nelson and Ben Coleman. Sylvia Carrillo, Stacey Braden and Michael Burkhart were absent. Ms. Terry Moore, Mr. Andres Rosales, Ms. Vivianna Andres, and Mr. John Eddleton were also present.

1. CALL TO ORDER:

The meeting was called to order at 5:34 pm with a quorum being present.

2. CITIZEN COMMENTS

At this time, three (3) minute comments will be taken from the audience on any topic. To address the Board, please submit a fully completed request card to the Board/Commission Secretary prior to the beginning of the 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. Issues may be referred to City Staff for research and possible future action.

To address the Board/Commission concerning any item on the agenda, please submit a fully completed request card to the Board/Commission Secretary prior to the consideration of that item.

There were no citizen comments.

3. REPORTS

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

Board President Carrillo was absent. There was no update given.

- 3B. Receive update on Maintenance.

The Parks and Recreation Director, Terry Moore, was pleased to announce that a new mowing contract is in place.

- 3C. Invitation for input from Board Members related to issues for possible inclusion on the next meeting agenda.

Board Member Gartman requested updates on the missing portion of sidewalk near Bear Hunter, the pipeline easement, a condo/HOA update and an update the efforts to reduce assessments for homeowners.

The Board asked the Parks and Recreation Director to obtain a cost to replace the magnolia trees on the pool lot to bring back for consideration.

4. ITEMS FOR INDIVIDUAL CONSIDERATION

- 4A. Consider action to approve minutes from the October 23, 2024, meeting.

Council Member Fossler asked that the minutes be corrected to show that she was in attendance and that the notation about the “missing sidewalk” be correct to “failing sidewalk at 201 Mossberg.

Council Member Nelson made the motion to approve the minutes as amended, which was seconded by Council Member Fossler, and unanimously approved.

- 4B. Consider action to approve minutes from the November 4, 2024, meeting.

A motion was made to approve the minutes as written by Council Womble, seconded by Council Member Fossler, and unanimously approved.

- 4C. Consider action to schedule future meetings of the Hunters Crossing Local Government Corporation Board.

Staff provided an option of Tuesday, May 6, 2025, or Thursday, May 22, 2025. The board unanimously approved Tuesday, May 6, 2025, as the date for the next meeting.

- 4D. Consider action to approve an Interlocal Agreement with ___ for the use of the baseball and soccer fields.

There was no action taken on this item. Staff was asked to confer with legal about the HOA easement.

- 4E. Review, discussion and possible action regarding replacement of park fixtures and repair of irrigation system within the PID.

There was no action taken on this item. Staff was asked to confer with legal about the ownership of the fixtures.

5. ADJOURNMENT

With no further business, Council Member Fossler made the motion to adjourn, which was seconded by Council Member Womble. The meeting was adjourned at 6:28 pm.

APPROVED:

ATTEST:

Sylvia Carrillo, Board President

Richard Gartman, Board Secretary

DRAFT



STAFF REPORT

MEETING DATE: June 25, 2025

TITLE:

Consider action to schedule future meetings of the Hunter's Crossing Local Government Corporation Board.

STAFF REPRESENTATIVE:

Judy Sandroussi, Director of Finance

BACKGROUND/HISTORY:

The Hunters Crossing Local Government Corporation Board has typically held it's regular meetings on a quarterly basis on the 4th Thursday of the given month at 5:30 PM in the Bastrop City Council Chambers at 1311 Chestnut Street.

We would like to offer Thursday September 18th 2025, or Wednesday September 24th 2025, at 5:30 PM for the next regular meeting.

POLICY EXPLANATION::

Chapter 372.008 gives this board the responsibility of developing and recommending an improvement plan to the governing body.

ATTACHMENTS:

- N/A