

Manor Heights Public Improvement District

2026 PRELIMINARY AMENDED AND RESTATED SERVICE AND
ASSESSMENT PLAN
APRIL 1, 2026



TABLE OF CONTENTS

Table of Contents	1
Introduction	4
Section I: Definitions	6
Section II: The District	17
Section III: Authorized Improvements	17
Section IV: Service Plan	23
Section V: Assessment Plan	23
Section VI: Terms of the Assessments	30
Section VII: Assessment Roll	36
Section VIII: Additional Provisions	37
List of Exhibits	39
Appendices.....	41
Exhibit A-1 – District Legal Description	42
Exhibit A-2 – Improvement Area #1 Legal Description	44
Exhibit A-3 – Improvement Area #2 Legal Description	45
Exhibit A-4 – Improvement Area #3 Legal Description	46
Exhibit A-5 – Improvement Area #4 Legal Description	47
Exhibit A-6 – Improvement Area #5 Legal Description	48
Exhibit A-7 – Major Improvement Area Legal Description	49
Exhibit B-1 – District Boundary Map	50
Exhibit B-2 – Improvement Area #1 Boundary Map	51
Exhibit B-3 – Improvement Area #2 Boundary Map	52
Exhibit B-4 – Improvement Area #3 Boundary map	53
Exhibit B-5 – Improvement Area #4 Boundary Map	54
Exhibit B-6 – Improvement Area #5 Boundary Map	55
Exhibit B-7 - Major Improvement Area Boundary Map	56
Exhibit B-8 – Improvement Area #3 Condominium Parcel Map	57
Exhibit C – Authorized Improvements	58
Exhibit D – Service Plan	59
Exhibit E – Sources and Uses	61
Exhibit F-1 – Improvement Area #1 Assessment Roll	62

Exhibit F-2 – Improvement Area #1 Annual Installment Schedule.....	69
Exhibit G-1 – Improvement Area #2 Assessment Roll	70
Exhibit G-2 – Improvement Area #2 Annual Installment Schedule	77
Exhibit H-1 – Improvement Area #3 Assessment Roll	78
Exhibit H-2 – Improvement Area #3 Bonds Annual Installment Schedule	86
Exhibit H-3 - Improvement Area #3 Total Annual Installment Schedule.....	87
Exhibit I-1 - Improvement Area #4 Assessment Roll	88
Exhibit I-2 - Improvement Area #4 Bonds Annual Installment Schedule	100
Exhibit I-3 - Improvement Area #4 Total Annual Installment Schedule	101
Exhibit J-1 - Improvement Area #5 Assessment Roll	102
Exhibit J-2 - Improvement Area #5 Assessment Roll by Lot and Block.....	103
Exhibit J-3 - Improvement Area #5 Reimbursement Obligation Insallment Schedule	108
Exhibit J-4 - Improvement Area #5 Total Annual Insallment Schedule	109
Exhibit K-1 - Major Improvement Area Assessment Roll.....	110
Exhibit K-2 – Major Improvement Area Assessment Roll for Improvement Area #5 by Lot and Block.....	130
Exhibit K-3 – Major Improvement Area Annual Installment Schedule.....	135
Exhibit L – Maximum Assessment Per Lot Type	136
Exhibit M – Lot Type Classification Map	137
Exhibit N – Maps of Authorized Improvements	139
Exhibit O – Notice of PID Assessment Lien Termination	143
Exhibit P – Estimated Buildout Value for Major Improvement Area, Improvement Area #1, Improvement Area #2, Improvement Area #3, Improvement Area #4, and Improvement Area #5	147
Exhibit Q – Improvement Area #1-2 Bond Debt Service Schedule.....	148
Exhibit R - Improvement Area #3 Bond Debt Service Schedule	149
Exhibit S - Improvement Area #4 Bond Debt Service Schedule.....	150
Exhibit T – Major Improvement Area Bond Debt Service Schedule	151
Exhibit U – Lot Type 1 Buyer Disclosure	152
Exhibit U – Lot Type 2 Buyer Disclosure	158
Exhibit U – Lot Type 3 Buyer Disclosure	164
Exhibit U – Lot Type 4 Buyer Disclosure	170
Exhibit U – Lot Type 5 Buyer Disclosure	176

Exhibit U – Lot Type 6 Buyer Disclosure	182
Exhibit U – Lot Type 7 Buyer Disclosure	188
Exhibit U – Lot Type 8 Buyer Disclosure	194
Exhibit U – Lot Type 9 Buyer Disclosure	200
Exhibit U – Lot Type 10 Buyer Disclosure	206
Exhibit U – Lot Type 11 Buyer Disclosure	212
Exhibit U – Major Improvement Area -R236952 Buyer Disclosure	218
Exhibit U – Major Improvement Area R902644 Buyer Disclosure.....	224
Exhibit U – Major Improvement Area – R958149 Buyer Disclosure.....	230
Exhibit U – Major Improvement Area – R993150 Buyer Disclosure.....	236
Exhibit U – Major Improvement Area & Improvement Area #3 – R958418 Buyer Disclosure ..	242
Exhibit U – Improvement Area #5 – Initial Parcel Buyer Disclosure.....	248
Appendix A – Final Plats within the District.....	254
Appendix B – Improvement Area #5 Engineering Report	255

INTRODUCTION

Capitalized terms used in this 2026 Amended and Restated Service and Assessment Plan shall have the meanings given to them in **Section I** unless otherwise defined in this 2026 Amended and Restated Service and Assessment Plan or unless the context in which a term is used clearly requires a different meaning. Unless otherwise defined, a reference to a “Section” or an “Exhibit” shall be a reference to a Section of this 2026 Amended and Restated Service and Assessment Plan, or an Exhibit attached to and made a part of this 2026 Amended and Restated Service and Assessment Plan for all purposes.

On November 7, 2018, the City passed and approved Resolution No. 2018-10 authorizing the creation of the District in accordance with the PID Act, which authorization was effective upon publication as required by the then-effective provisions of the PID Act. On October 7, 2020, the City authorized additional land to be included within the District pursuant to Resolution No. 2020-11. The purpose of the District is to finance the Actual Costs of Authorized Improvements that confer a special benefit on approximately 602.9 acres located within the City, as described by metes and bounds on **Exhibit A-1** and depicted on **Exhibit B-1**.

On May 5, 2021, the City Council passed and approved Ordinance No. 609 authorizing the levy of Assessments on Assessed Property within the District and approving the Original Service and Assessment Plan for the District.

On August 17, 2022, the City Council passed and approved Ordinance No. 668 which approved the 2022 Annual Service Plan update as well as updating the Assessment Rolls for 2022.

On June 21, 2023, the City Council passed and approved Ordinance No. 708 which accepted and approved the 2023 Amended and Restated Service and Assessment Plan. The 2023 Amended and Restated Service and Assessment Plan (1) levied Improvement Area #3 Assessments, (2) incorporated provisions relating to the City’s issuance of the Improvement Area #3 Bonds, and (3) updated the Assessment Rolls.

On May 15, 2024, the City Council passed and approved Ordinance No. 739, which accepted and approved the 2024 Amended and Restated Service and Assessment Plan. The 2024 Amended and Restated Service and Assessment Plan (1) levied Improvement Area #4 Assessments, (2) incorporated provisions relating to the City’s issuance of the Improvement Area #4 Bonds, and (3) updated the Assessment Rolls.

On August 20, 2025, the City Council passed and approved Ordinance No. 795 which approved the 2025 Annual Service Plan update as well as updating the Assessment Rolls for 2025.

Pursuant to the PID Act, a service and assessment plan must be reviewed and updated at least annually. This document is the 2026 Amended and Restated Service and Assessment Plan, which

serves to amend and restate the 2024 Amended and Restated Service and Assessment Plan in its entirety for the purposes of (1) updating the Improvement Area #1, Improvement Area #2, Improvement Area #3, Improvement Area #4, and Major Improvement Area Assessment Rolls for 2026, (2) levying Improvement Area #5 Assessments, and (3) approving the Improvement Area #5 Assessment Roll. This 2026 Amended and Restated Service and Assessment Plan serves as the Annual Service Plan Update for 2026.

The PID Act requires a Service Plan for the District. The Service Plan is contained in **Section IV**.

The PID Act requires that the Service Plan include an Assessment Plan that assesses the Actual Costs of the Authorized Improvements against the District based on the special benefits conferred on the District by the Authorized Improvements. The Assessment Plan is contained in **Section V**.

The PID Act requires an Assessment Roll that states the Assessment against each Parcel determined by the method chosen by the City. The Assessment against each Assessed Property must be sufficient to pay its share of the Actual Costs apportioned to the Assessed Property and cannot exceed the special benefit conferred on the Assessed Property by the Authorized Improvements. The Improvement Area #1 Assessment Roll is included as **Exhibit F-1**. The Improvement Area #2 Assessment Roll is included as **Exhibit G-1**. The Improvement Area #3 Assessment Roll is included as **Exhibit H-1**. The Improvement Area #4 Assessment Roll is included as **Exhibit I-1**. The Improvement Area #5 Assessment Roll is included as **Exhibit J-1**. The Major Improvement Area Assessment Roll is included as **Exhibit K-1**.

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SECTION I: DEFINITIONS

“2022 Annual Service Plan Update” means the 2022 Annual Service Plan Update passed and approved by the City Council on August 17, 2022.

“2023 Amended and Restated Service and Assessment Plan” means the 2023 Amended and Restated Service and Assessment Plan passed and approved by the City Council on June 21, 2023, by Ordinance No. 708 for the purposes of (1) levying Improvement Area #3 Assessments, (2) incorporating provisions relating to the City’s issuance of the Improvement Area #3 Bonds, and (3) updating the Assessment Rolls.

“2024 Amended and Restated Service and Assessment Plan” means the 2024 Amended and Restated Service and Assessment Plan passed and approved by the City Council on May 15, 2024, by Ordinance No. 739, which serves to amend and restate the 2023 Amended and Restated Service and Assessment Plan in its entirety for the purposes of (1) levying the Improvement Area #4 Assessments, (2) incorporating provisions relating to the City’s issuance of the Improvement Area #4 Bonds, and (3) updating the Assessment Rolls.

“2025 Annual Service Plan Update” means that 2025 Annual Service Plan Update passed and approved by the City Council on August 20, 2025.

“2026 Amended and Restated Service and Assessment Plan” means this 2026 Amended and Restated Service and Assessment Plan which amends and restates the 2024 Amended and Restated Service and Assessment Plan in its entirety for the purpose of: (1) updating the Improvement Area #1, Improvement Area #2, Improvement Area #3, Improvement Area #4, and Major Improvement Area Assessment Rolls for 2026, (2) levying Improvement Area #5 Assessments, and (3) approving the Improvement Area #5 Assessment Roll. This 2026 Amended and Restated Service and Assessment Plan serves as the Annual Service Plan Update for 2026.

“Actual Costs” means, with respect to the Authorized Improvements, the actual costs paid or incurred by or on behalf of the Developer: (1) to plan, design, acquire, construct, install, and dedicate such improvements to the City; (2) to prepare plans, specifications (including bid packages), contracts, and as-built drawings; (3) to obtain zoning, licenses, plan approvals, permits, inspections, and other governmental approvals; (4) for third-party professional consulting services including but not limited to, engineering, surveying, geotechnical, land planning, architectural, landscaping, legal, accounting, and appraisals; (5) of labor, materials, equipment, fixtures, payment and performance bonds and other construction security, and insurance premiums; and (6) to implement, administer, and manage the above-described activities. Actual Costs shall not include general contractor’s fees in an amount that exceeds a percentage equal to the percentage of work completed or construction management fees in an amount that exceeds an amount equal to the construction management fee amortized in

approximately equal monthly installments over the term of the applicable construction management contract. Amounts expended for costs described in subsection (3), (4), and (6) above shall be excluded from the amount upon which the general contractor and construction management fees are calculated.

“Additional Interest” means the amount collected by application of the Additional Interest Rate.

“Additional Interest Rate” means the 0.50% additional interest charged on Assessments securing PID Bonds pursuant to Section 372.018 of the PID Act.

“Administrator” means the City, or the person or independent firm designated by the City who shall have the responsibility provided in this 2026 Amended and Restated Service and Assessment Plan, an Indenture, or any other agreement or document approved by the City related to the duties and responsibility of the administration of the District.

“Annual Collection Costs” means the actual or budgeted costs and expenses for: (1) the Administrator and City staff; (2) legal counsel, engineers, accountants, financial advisors, and other consultants engaged by the City; (3) calculating, collecting, and maintaining records with respect to Assessments and Annual Installments; (4) preparing and maintaining records with respect to Assessment Rolls and Annual Service Plan Updates; (5) issuing, paying, and redeeming PID Bonds; (6) investing or depositing Assessments and Annual Installments; (7) complying with this 2026 Amended and Restated Service and Assessment Plan and the Act with respect to the issuance and sale of PID Bonds, including continuing disclosure requirements; and (8) the paying agent/registrar and Trustee in connection with PID Bonds and Improvement Area #5 Reimbursement Obligation, including their respective legal counsel. Annual Collection Costs collected but not expended in any year shall be carried forward and applied to reduce Annual Collection Costs for subsequent years.

“Annual Installment” means the annual installment payment of an Assessment as calculated by the Administrator and approved by the City Council, that includes: (1) principal; (2) interest; (3) Annual Collection Costs; and (4) Additional Interest, if applicable.

“Annual Service Plan Update” means an update to any Service and Assessment Plan prepared no less frequently than annually by the Administrator and approved by the City Council.

“Appraisal District” means Travis Central Appraisal District.

“Assessed Property” means any Parcel within the District against which an Assessment is levied.

“Assessment” means an assessment levied against a Parcel within the District and imposed pursuant to an Assessment Ordinance and the provisions herein, as shown on an Assessment Roll, subject to reallocation upon the subdivision of such Parcel or reduction according to the provisions herein and the PID Act.

“Assessment Ordinance” means an ordinance adopted by the City Council in accordance with the PID Act that levies an Assessment.

“Assessment Plan” means the methodology employed to assess the Actual Costs of the Authorized Improvements against Assessed Property within the District based on the special benefits conferred on such property by the Authorized Improvements, more specifically described in **Section V**.

“Assessment Roll” means one or more assessment rolls for the Assessed Property within the District, as updated, modified, or amended from time to time in accordance with the procedures set forth herein, and in the PID Act, including any Annual Service Plan Updates. The Improvement Area #1 Assessment Roll is included as **Exhibit F-1**. The Improvement Area #2 Assessment Roll is included as **Exhibit G-1**. The Improvement Area #3 Assessment Roll is included at **Exhibit H-1**. The Improvement Area #4 Assessment Roll is included as **Exhibit I-1**. The Improvement Area #5 Assessment roll is included as **Exhibit J-1**. The Major Improvement Area Assessment Roll is included as **Exhibit K-1**.

“Authorized Improvements” means improvements authorized by Section 372.003 of the PID Act as described in **Section III** and **Exhibit C** and depicted on **Exhibit N**.

“Bond Issuance Costs” means the costs associated with issuing PID Bonds, including but not limited to attorney fees, financial advisory fees, consultant fees, appraisal fees, printing costs, publication costs, City costs, capitalized interest, reserve fund requirements, underwriter’s discount, fees charged by the Texas Attorney General, and any other cost or expense directly associated with the issuance of PID Bonds.

“City” means the City of Manor, Texas.

“City Council” means the governing body of the City.

“County” means Travis County, Texas.

“Delinquent Collection Costs” mean, for a Parcel, interest, penalties, and other costs and expenses authorized by the PID Act that directly or indirectly relate to the collection of delinquent Assessments, delinquent Annual Installments, or any other delinquent amounts due under this 2026 Amended and Restated Service and Assessment Plan, including costs and expenses to foreclose liens.

“Developer” means Forestar (USA) Real Estate Group Inc., and any successor and assigns.

“District” means the Manor Heights Public Improvement District containing approximately 602.9 acres located within the City and shown on **Exhibit B-1** and more specifically described in **Exhibit A-1**.

“District Formation Expenses” means the costs associated with forming the District, including but not limited to 1st year District administration reserves, and any other cost or expense directly associated with the establishment of the District.

“Estimated Buildout Value” means the estimated buildout value of an Assessed Property at the time Assessments are levied, and shall be determined by the Administrator and confirmed by the City Council by considering such factors as density, lot size, proximity to amenities, view premiums, location, market conditions, historical sales, builder contracts, discussions with homebuilders, reports from third party consultants, or any other information that may impact value.

“Improvement Area #1” means approximately 127.37 acres located within the District, as shown on **Exhibit B-2** and more specifically described in **Exhibit A-2**.

“Improvement Area #1-2 Bonds” means those certain “City of Manor, Texas, Special Assessment Revenue Bonds, Series 2021 (Manor Heights Public Improvement District Improvement Area #1-2 Project)”, that are secured by Improvement Area #1 Assessments and Improvement Area #2 Assessments.

“Improvement Area #1 Annual Installment” means the annual installment payment of the Improvement Area #1 Assessment as calculated by the Administrator and approved by the City Council that includes: (1) principal, (2) interest, (3) Annual Collection Costs, and (4) Additional Interest.

“Improvement Area #1 Assessed Property” means any Parcel within Improvement Area #1 against which an Improvement Area #1 Assessment is levied.

“Improvement Area #1 Assessment” means an Assessment levied against Improvement Area #1 Assessed Property and imposed pursuant to an Assessment Ordinance and the provisions herein, as shown on the Improvement Area #1 Assessment Roll, subject to reallocation upon the subdivision of such Parcel or reduction according to the provisions herein and in the PID Act.

“Improvement Area #1 Assessment Roll” means the Assessment Roll for the Improvement Area #1 Assessed Property and included in this 2026 Amended and Restated Service and Assessment Plan as **Exhibit F-1**, as updated, modified, or amended from time to time in accordance with the procedures set forth herein and in the PID Act, including updates prepared in connection with the issuance of PID Bonds or in connection with any Annual Service Plan Update.

“Improvement Area #1 Improvements” means those Authorized Improvements that only benefit Improvement Area #1, more specifically described in **Section III.B**, and which are to be financed with the proceeds of the Improvement Area #1-2 Bonds.

“Improvement Area #1 Projects” means the Improvement Area #1 Improvements and Improvement Area #1’s allocable share of the Major Improvements.

“Improvement Area #2” means approximately 91.81 acres located within the District, as shown on **Exhibit B-3** and more specifically described in **Exhibit A-3**.

“Improvement Area #2 Annual Installment” means the annual installment payment of the Improvement Area #2 Assessment as calculated by the Administrator and approved by the City Council that includes: (1) principal, (2) interest, (3) Annual Collection Costs, and (4) Additional Interest.

“Improvement Area #2 Assessed Property” means any Parcel within Improvement Area #2 against which an Improvement Area #2 Assessment is levied.

“Improvement Area #2 Assessment” means an Assessment levied against Improvement Area #2 Assessed Property and imposed pursuant to an Assessment Ordinance and the provisions herein, as shown on the Improvement Area #2 Assessment Roll, subject to reallocation upon the subdivision of such Parcel or reduction according to the provisions herein and in the PID Act.

“Improvement Area #2 Assessment Roll” means the Assessment Roll for the Improvement Area #2 Assessed Property and included in this 2026 Amended and Restated Service and Assessment Plan as **Exhibit G-1**, as updated, modified, or amended from time to time in accordance with the procedures set forth herein and in the PID Act, including updates prepared in connection with the issuance of PID Bonds or in connection with any Annual Service Plan Update.

“Improvement Area #2 Improvements” means those Authorized Improvements that only benefit Improvement Area #2, and more specifically described in **Section III.C**, and which are to be financed with the proceeds of the Improvement Area #1-2 Bonds.

“Improvement Area #2 Projects” means the Improvement Area #2 Improvements and Improvement Area #2’s allocable share of the Major Improvements.

“Improvement Area #3” means approximately 159.04 acres located within the District, as shown on **Exhibit B-4** and more specifically described in **Exhibit A-4**.

“Improvement Area #3 Annual Installment” means the annual installment payment of the Improvement Area #3 Assessment as calculated by the Administrator and approved by the City Council that includes: (1) principal, (2) interest, (3) Annual Collection Costs, and (4) Additional Interest.

“Improvement Area #3 Assessed Property” means any Parcel within Improvement Area #3 against which an Improvement Area #3 Assessment is levied.

“Improvement Area #3 Assessment” means an Assessment levied against Improvement Area #3 Assessed Property and imposed pursuant to an Assessment Ordinance and the provisions herein, as shown on the Improvement Area #3 Assessment Roll, subject to reallocation upon the subdivision of such Parcel or reduction according to the provisions herein and in the PID Act.

“Improvement Area #3 Assessment Roll” means the Assessment Roll for the Improvement Area #3 Assessed Property and included in this 2026 Amended and Restated Service and Assessment Plan as **Exhibit H-1**, as updated, modified, or amended from time to time in accordance with the procedures set forth herein and in the PID Act, including updates prepared in connection with the issuance of PID Bonds or in connection with any Annual Service Plan Update.

“Improvement Area #3 Bonds” means those certain “City of Manor, Texas, Special Assessment Revenue Bonds, Series 2023 (Manor Heights Public Improvement District Improvement Area #3 Project)”, that are secured by Improvement Area #3 Assessments.

“Improvement Area #3 Condominium Parcel” means all of the area within Improvement Area #3 that is intended to be developed into 106 condominium units, consisting of tax ID 958418 as shown on **Exhibit B-8**.

“Improvement Area #3 Improvements” means those Authorized Improvements that only benefit Improvement Area #3, more specifically described in **Section III.D**, and which are to be financed with the proceeds of the Improvement Area #3 Bonds.

“Improvement Area #4” means approximately 138.163 acres located within the District, as shown on **Exhibit B-5** and more specifically described in **Exhibit A-5**.

“Improvement Area #4 Annual Installment” means the annual installment payment of the Improvement Area #4 Assessment as calculated by the Administrator and approved by the City Council that includes: (1) principal, (2) interest, (3) Annual Collection Costs, and (4) Additional Interest.

“Improvement Area #4 Assessed Property” means any Parcel within Improvement Area #4 against which an Improvement Area #4 Assessment is levied.

“Improvement Area #4 Assessment” means an Assessment levied against Improvement Area #4 Assessed Property and imposed pursuant to an Assessment Ordinance and the provisions herein, as shown on the Improvement Area #4 Assessment Roll, subject to reallocation upon the subdivision of such Parcel or reduction according to the provisions herein and in the PID Act.

“Improvement Area #4 Assessment Roll” means the Assessment Roll for the Improvement Area #4 Assessed Property and included in this 2026 Amended and Restated Service and Assessment Plan as **Exhibit I-1**, as updated, modified, or amended from time to time in accordance with the procedures set forth herein and in the PID Act, including updates prepared in connection with the issuance of PID Bonds or in connection with any Annual Service Plan Update.

“Improvement Area #4 Bonds” means those certain “City of Manor, Texas, Special Assessment Revenue Bonds, Series 2024 (Manor Heights Public Improvement District Improvement Area #4 Project)”, that are secured by Improvement Area #4 Assessments.

“Improvement Area #4 Improvements” means those Authorized Improvements that only benefit Improvement Area #4, more specifically described in **Section III.E**, and which are to be financed with the proceeds of the Improvement Area #4 Bonds.

“Improvement Area #5” means approximately 33.285 acres located within the District, as shown on **Exhibit B-6** and more specifically described in **Exhibit A-6**.

“Improvement Area #5 Annual Installment” means the annual installment payment of the Improvement Area #5 Assessment as calculated by the Administrator and approved by the City Council that includes: (1) principal, (2) interest, and (3) Annual Collection Costs.

“Improvement Area #5 Assessed Property” means any Parcel within Improvement Area #5 against which an Improvement Area #5 Assessment is levied.

“Improvement Area #5 Assessment” means an Assessment levied against Improvement Area #5 Assessed Property and imposed pursuant to an Assessment Ordinance and the provisions herein, as shown on the Improvement Area #5 Assessment Roll, subject to reallocation upon the subdivision of such Parcel or reduction according to the provisions herein and in the PID Act.

“Improvement Area #5 Assessment Roll” means the Assessment Roll for the Improvement Area #5 Assessed Property and included in this 2026 Amended and Restated Service and Assessment Plan as **Exhibit J-1**, as updated, modified, or amended from time to time in accordance with the procedures set forth herein and in the PID Act, including updates prepared in connection with the issuance of PID Bonds or in connection with any Annual Service Plan Update.

“Improvement Area #5 Improvements” means those Authorized Improvements that only benefit Improvement Area #5, more specifically described in **Section III.E**, and which are to be financed with the proceeds of the Improvement Area #5 Reimbursement Obligation.

“Improvement Area #5 Reimbursement Agreement” means that certain Reimbursement Agreement, effective _____ entered into by and between the City and Developer, whereby

all or a portion Actual Costs as set forth herein will be paid to the Developer from the Improvement Area #5 Assessments to reimburse the Developer for Actual Costs paid by the Developer, that are eligible to be paid with the Improvement Area #5 Assessments plus interest.

“Improvement Area #5 Reimbursement Obligation” means an amount not to exceed \$820,000, secured by Improvement Area #5 Assessments pursuant to the Improvement Area #5 Reimbursement Agreement. The reimbursement schedule for the Improvement Area #5 Reimbursement Obligation is shown on **Exhibit J-3**.

“Indenture” means an Indenture of Trust entered into in connection with the issuance of PID Bonds, as amended or supplemented from time to time, between the City and a Trustee setting forth terms and conditions related to PID Bonds.

“Lot” means (1) for any portion of the District for which a subdivision plat has been recorded in the official public records of the County, a tract of land described as a “lot” in such subdivision plat, and (2) for any portion of the District for which a subdivision plat has not been recorded in the official public records of the County, a tract of land anticipated to be described as a “lot” in a final recorded subdivision plat.

“Lot Type” means a classification of final building Lots with similar characteristics (e.g. commercial, light industrial, multi-family, single-family residential, etc.), as determined at the time of levying of applicable Assessment and confirmed by the City Council. In the case of single-family residential Lots, the Lot Type shall be further defined by classifying the residential Lots by the Estimated Buildout Value of the Lot as provided by the Developer and confirmed by the City Council.

“Lot Type 1” means a Lot within Improvement Area #1 designated as a 50’ single-family residential lot by the Owner, as shown on the maps attached in **Exhibit M**.

“Lot Type 2” means a Lot within Improvement Area #2 designated as a 50’ single-family residential lot by the Owner, as shown on the maps attached in **Exhibit M**.

“Lot Type 3” means a Lot within Improvement Area #2 designated as a 55’ single-family residential lot by the Owner, as shown on the maps attached in **Exhibit M**.

“Lot Type 4” means a Lot within Improvement Area #3 designated as a 50’ single-family residential lot by the Owner, as shown on the maps attached in **Exhibit M**.

“Lot Type 5” means a Lot within Improvement Area #3 designated as a 55’ single-family residential lot by the Owner, as shown on the maps attached in **Exhibit M**.

“Lot Type 6” means a Lot within Improvement Area #3 designated as a 60’ single-family residential lot by the Owner, as shown on the maps attached in **Exhibit M**.

“Lot Type 7” means a Lot within Improvement Area #4 designated as a 50’ single-family residential lot by the Owner, as shown on the maps attached in **Exhibit M**.

“Lot Type 8” means a Lot within Improvement Area #4 designated as a 55’ single-family residential lot by the Owner, as shown on the maps attached in **Exhibit M**.

“Lot Type 9” means a Lot within Improvement Area #4 designated as a 60’ single-family residential lot by the Owner, as shown on the maps attached in **Exhibit M**.

“Lot Type 10” means a Lot within Improvement Area #3 designated as a condominium residential lot by the Owner. All Lot Type 10 condominium residential lots will be contained within tax ID 958418 as shown on **Exhibit B-8**.

“Lot Type 11” means a Lot within Improvement Area #5 designated as a condominium residential lot by the Owner, as shown on the maps attached in **Exhibit M**.

“Major Improvement Area” means approximately 383.102 acres located within the District, as shown on **Exhibit B-7** and more specifically described in **Exhibit A-7**.

“Major Improvement Area Annual Installment” means the annual installment payment of the Major Improvement Area Assessment as calculated by the Administrator and approved by the City Council that includes: (1) principal, (2) interest, (3) Annual Collection Costs, and (4) Additional Interest.

“Major Improvement Area Assessed Property” means any Parcel within the Major Improvement Area against which a Major Improvement Area Assessment is levied.

“Major Improvement Area Assessment” means an Assessment levied against the Major Improvement Area Assessed Property and imposed pursuant to an Assessment Ordinance and the provisions herein, as shown on the Major Improvement Area Assessment Roll, subject to reallocation upon the subdivision of such Parcel or reduction according to the provisions herein and in the PID Act.

“Major Improvement Area Assessment Roll” means the Assessment Roll for the Major Improvement Area Assessed Property and included in this 2026 Amended and Restated Service and Assessment Plan as **Exhibit K-1**, as updated, modified, or amended from time to time in accordance with the procedures set forth herein and in the PID Act, including updates prepared in connection with the issuance of PID Bonds or in connection with any Annual Service Plan Update.

“Major Improvement Area Bonds” means those certain “City of Manor, Texas, Special Assessment Revenue Bonds, Series 2021 (Manor Heights Public Improvement District Major Improvement Area Project).”

“Major Improvement Area Projects” means the Major Improvement Area’s allocable share of the Major Improvements, District Formation Expenses and Bond Issuance Costs.

“Major Improvement Area Remainder Parcel” means all of the area within the Major Improvement Area, save and except all property within Improvement Area #3, Improvement Area #4, and Improvement Area #5. Until a plat has been recorded on a property ID within the Major Improvement Area Remainder Parcel, the Major Improvement Area Annual Installment will be allocated to each property ID within the Major Improvement Area Remainder Parcel based on the Appraisal District acreage for billing purposes only.

“Major Improvements” means the improvements and associated soft costs that benefit the entire District as are more specifically described in **Section III.A.**

“Maximum Assessment” means, for each Lot within Improvement Area #1, Improvement Area #2, Improvement Area #3, Improvement Area #4 and Improvement Area #5 the amount shown for each Lot Type on **Exhibit K**. The Maximum Assessment shall be reduced annually by the principal portion of the Annual Installment.

“Non-Benefited Property” means Parcels within the boundaries of the District that accrue no special benefit from the Authorized Improvements. Property is identified as Non-Benefited Property at the time the Assessments (1) are levied or (2) are reallocated pursuant to a subdivision of a Parcel that receives no benefit.

“Original Service and Assessment Plan” means the Service and Assessment Plan passed and approved by City Council on May 5th, 2021, by Ordinance No. 609, which levied Assessments on Assessed Property within the District and approved the Assessment Roll.

“Owner” means either Forestar (USA) Real Estate Group Inc., RHOF, LLC or Continental Homes of Texas, L.P. and any successor and assigns.

“Parcel(s)” means a property within the District, identified by either a tax map identification number assigned by the Appraisal District for real property tax purposes, by metes and bounds description, or by lot and block number in a final subdivision plat recorded in the official public records of the County, or by any other means determined by the City.

“PID Act” means Chapter 372, Texas Local Government Code, as amended.

“PID Bonds” means bonds issued by the City to finance the Actual Costs of the Authorized Improvements including the Improvement Area #1-2 Bonds, the Improvement Area #3 Bonds, the Improvement Area #4 Bonds, and the Major Improvement Area Bonds.

“Phase 2 Section 1B Final Plat” means the platted property contained within the Manor Heights Phase 2, Section 1B Final Plat attached hereto as **Appendix A.**

“Phase 3 Section 1 Final Plat” means the platted property contained within the Manor Heights Phase 3, Section 1 Final Plat attached hereto as **Appendix A**.

“Phase 3 Section 2 Final Plat” means the platted property contained within the Manor Heights Phase 3, Section 2 Final Plat attached hereto as **Appendix A**.

“Phase 4 Section A Final Plat” means the platted property contained within the Manor Heights Phase 4, Section A Final Plat attached hereto as **Appendix A**.

“Phase 4 Section B Final Plat” means the platted property contained within the Manor Heights Phase 4, Section B Final Plat attached hereto as **Appendix A**.

“Phase 5 Final Plat” means the platted property contained within the Manor Heights Phase 5 Final Plat attached hereto as **Appendix A**.

“Prepayment” means the payment of all or a portion of an Assessment before the due date of the final installment thereof. Amounts received at the time of a Prepayment which represent a payment of principal, interest or penalties on a delinquent installment of an Assessment are not to be considered a Prepayment, but rather are to be treated as the payment of the regularly scheduled Annual Installment of the Assessment.

“Prepayment Costs” means interest and Annual Collection Costs incurred up to the date of Prepayment.

“Property ID” means a unique number assigned to each Parcel by the Appraisal District.

“Service and Assessment Plan” means any Service and Assessment Plan as amended, modified, and updated from time to time.

“Service Plan” means a plan approved by the City Council that covers a period of at least five years and defines the annual indebtedness and projected costs of the Authorized Improvements, more specifically described in **Section IV**.

“Trustee” means a trustee (or successor trustee) under the applicable Indenture.

SECTION II: THE DISTRICT

The District includes approximately 602.9 contiguous acres located within the corporate limits of the City, as more particularly described by metes and bounds on **Exhibit A-1** and depicted on **Exhibit B-1**. Development of the District is anticipated to include approximately 1,256 single-family units, 275 condominiums, 68,999 square feet of office space, 17,250 square feet of restaurant space and 150,935 square feet of retail space.

Improvement Area #1 includes approximately 127.37 acres located within the District, as more particularly described by metes and bounds on **Exhibit A-2** and depicted on **Exhibit B-2**. Development of Improvement Area #1 includes 264 single-family units.

Improvement Area #2 includes approximately 91.81 acres located within the District, as more particularly described by metes and bounds on **Exhibit A-3** and depicted on **Exhibit B-3**. Development of Improvement Area #2 includes 251 single-family units.

Improvement Area #3 includes approximately 159.04 acres located within the District, as more particularly described by metes and bounds on **Exhibit A-4** and depicted on **Exhibit B-4**. Development of Improvement Area #3 includes 285 single-family units and 106 condominiums.

Improvement Area #4 includes approximately 138.163 acres located within the District, as more particularly described by metes and bounds on **Exhibit A-5** and depicted on **Exhibit B-5**. Development of Improvement Area #4 includes 456 single-family units.

Improvement Area #5 includes approximately 33.285 acres located within the District, as more particularly described by metes and bounds on **Exhibit A-6** and depicted on **Exhibit B-6**. Development of Improvement Area #5 is anticipated to include approximately 169 condominiums.

The Major Improvement Area includes approximately 383.102 acres located within the District, as more particularly described by metes and bounds on **Exhibit A-7** and depicted on **Exhibit B-7**. Improvement Area #3, Improvement Area #4, and Improvement Area #5 are contained within the Major Improvement Area. Development of the remainder of the Major Improvement Area is anticipated to include approximately 68,999 square feet of office space, 17,250 square feet of restaurant space and 150,935 square feet of retail space.

SECTION III: AUTHORIZED IMPROVEMENTS

The City Council, based on information provided by the Owner and their engineer and reviewed by the City staff and by third-party consultants retained by the City, has determined that the

Major Improvements, the Improvement Area #1 Improvements, the Improvement Area #2 Improvements, the Improvement Area #3 Improvements, the Improvement Area #4 Improvements, the Improvement Area #5 Improvements and District Formation Expenses and Bond Issuance Costs are Authorized Improvements and confer a special benefit on the Assessed Property. The budget for the Authorized Improvements is shown on **Exhibit C**, and maps depicting the Authorized Improvements are shown on **Exhibit N**.

A. Major Improvements

- *Wastewater Treatment Plant Phase 1*

Improvements designed and constructed in accordance with 30 TAC Chapter 217 Rules with a nominal treatment capacity of 200,000 gallons per day.

- *Roadway*

Improvements including subgrade stabilization (including lime treatment and compaction), concrete and reinforcing steel for roadways part of the MAD4 collector roads. All related earthwork, excavation, erosion control, demolition and paving are included.

- *Kimbrow ROW Acquisition*

Improvements including easements needed for relocating the existing Manville water line conflicting with Old Kimbro Road widening.

- *Soft Costs*

Estimated to be 15% of above-described hard costs, inclusive of a 4% construction management fee.

B. Improvement Area #1 Improvements

- *Water*

Improvements including trench excavation and embedment, trench safety, PVC piping, manholes, service connections, testing, related earthwork, excavation, erosion control and all other necessary appurtenances required to provide water service to each Lot within Improvement Area #1.

- *Wastewater*

Improvements including trench excavation and embedment, trench safety, PVC piping, manholes, service connections, testing, related earthwork, excavation, erosion control and all other necessary appurtenances required to provide wastewater service to each Lot within Improvement Area #1.

- *Drainage*

Improvements including trench excavation and embedment, trench safety, reinforced concrete pipe, manholes, storm outfalls, storm drain inlets, testing, related earthwork, excavation, erosion control and all other necessary appurtenances required to ensure proper drainage of the public roadways within Improvement Area #1.

- *Roadway*

Improvements including subgrade stabilization (including lime treatment and compaction), concrete and reinforcing steel for roadways, testing, handicapped ramps, and street lights. All related earthwork, excavation, erosion control, retaining walls, intersections, signage, lighting and re-vegetation of all disturbed areas within the right-of-way are included to provide roads to each Lot within Improvement Area #1.

- *Trails*

Improvements include approximately 5' wide crushed granite trails along the proposed public parkland to be dedicated to the City.

- *Soft Costs*

Include costs associated with engineering and design of Improvement Area #1 Improvements including permits, fees and fiscals.

C. Improvement Area #2 Improvements

- *Water*

Improvements including trench excavation and embedment, trench safety, PVC piping, manholes, service connections, testing, related earthwork, excavation, erosion control and all other necessary appurtenances required to provide water service to each Lot within Improvement Area #2.

- *Wastewater*

Improvements including trench excavation and embedment, trench safety, PVC piping, manholes, service connections, testing, related earthwork, excavation, erosion control and all other necessary appurtenances required to provide wastewater service to each Lot within Improvement Area #2.

- *Drainage*

Improvements including trench excavation and embedment, trench safety, reinforced concrete pipe, manholes, storm outfalls, storm drain inlets, testing, related earthwork, excavation, erosion control and all other necessary appurtenances required to ensure proper drainage of the public roadways within Improvement Area #2.

- *Roadway*

Improvements including subgrade stabilization (including lime treatment and compaction), concrete and reinforcing steel for roadways, testing, handicapped ramps, and street lights. All related earthwork, excavation, erosion control, retaining walls, intersections, signage, lighting and re-vegetation of all disturbed areas within the right-of-way are included to provide roads to each Lot within Improvement Area #2.

- *Soft Costs*

Include costs associated with engineering and design of Improvement Area #2. Improvements including permits, fees and fiscals.

D. Improvement Area #3 Improvements

- *Water*

Improvements including trench excavation and embedment, trench safety, PVC piping, service connections, testing, related earthwork, excavation, erosion control and all other necessary appurtenances required to provide water service to each Lot within Improvement Area #3.

- *Wastewater*

Improvements including trench excavation and embedment, trench safety, PVC piping, manholes, service connections, testing, related earthwork, excavation, erosion control and all other necessary appurtenances required to provide wastewater service to each Lot within Improvement Area #3.

- *Drainage*

Improvements including trench excavation and embedment, trench safety, reinforced concrete pipe, manholes, storm outfalls, storm drain inlets, testing, related earthwork, excavation, erosion control and all other necessary appurtenances required to ensure proper drainage of the public roadways within Improvement Area #3.

- *Roadway*

Improvements including subgrade stabilization (including lime treatment and compaction), concrete and reinforcing steel for sidewalks and high modulus mixtures for roadways, testing, handicapped ramps, and street lights. All related earthwork, excavation, erosion control, retaining walls, intersections, signage, lighting and re-vegetation of all disturbed areas within the right-of-way are included to provide roads to each Lot within Improvement Area #3.

- *Soft Costs*

Include costs associated with engineering and design of Improvement Area #3
Improvements including permits, fees and fiscals.

E. Improvement Area #4 Improvements

- *Water*

Improvements including trench excavation and embedment, trench safety, PVC piping, service connections, testing, related earthwork, excavation, erosion control and all other necessary appurtenances required to provide water service to each Lot within Improvement Area #4.

- *Wastewater*

Improvements including trench excavation and embedment, trench safety, PVC piping, manholes, service connections, testing, related earthwork, excavation, erosion control and all other necessary appurtenances required to provide wastewater service to each Lot within Improvement Area #4.

- *Drainage*

Improvements including trench excavation and embedment, trench safety, reinforced concrete pipe, manholes, storm sewer outfalls and headwalls, storm drain inlets, testing, related earthwork, excavation, and all other necessary appurtenances required to ensure proper drainage within Improvement Area #4.

- *Roadway*

Improvements including subgrade stabilization, concrete and reinforcing steel for roadways, testing and handicapped ramps. All related earthwork, excavation, retaining walls, intersections, signage, and re-vegetation of all disturbed areas within the right-of-way are included to provide roads to each Lot within Improvement Area #4.

- *Soft Costs*

Include costs associated with engineering and design of Improvement Area #4
Improvements including permits, fees, and fiscals.

F. Improvement Area #5 Improvements

- *Water*

Improvements including include trench excavation and embedment, PVC piping, manholes, service connections, testing, related earthwork, excavation, and all other necessary appurtenances required to provide water service to each lot within Improvement Area #5.

- *Wastewater*

Improvements including improvements include trench excavation and embedment, PVC piping, manholes, service connections, testing, related earthwork, excavation, and all other necessary appurtenances required to provide wastewater service to each lot within Improvement Area #5.

- *Drainage*

Improvements including trench excavation and embedment, reinforced concrete pipe, manholes, storm sewer outfalls and headwalls, storm drain inlets, testing, related earthwork, excavation and all other necessary appurtenances required to ensure proper drainage within Improvement Area #5.

- *Roadway*

Improvements including subgrade stabilization, concrete and reinforcing steel for roadways, testing and handicap ramps. All related earthwork, excavation, retaining walls, intersections, signage and re-vegetation of all disturbed areas within the right-of-way are included to provide roads to each Lot within Improvement Area #5.

- *Soft Costs*

Include costs associated with engineering and design of Improvement Area #5 Improvements including permits, fees, and fiscals.

G. Bond Issuance Costs

- *Debt Service Reserve Fund*

Equals the amount required to fund a reserve under an applicable Indenture.

- *Capitalized Interest*

Equals the amount of capitalized interest available for payment of interest on PID Bonds as reflected in an applicable Indenture.

- *Underwriter's Discount*

Equals a percentage of the par amount of a particular series of PID Bonds and includes a fee for underwriter's counsel.

- *Cost of Issuance*

Costs associated with issuing PID Bonds, including but not limited to attorney fees, financial advisory fees, consultant fees, appraisal fees, printing costs, publication costs, City costs, fees charged by the Texas Attorney General, and any other cost or expense directly associated with the issuance of PID Bonds.

H. District Formation Expenses

Costs associated with forming the District, including but not limited to 1st year District administration reserves, and any other cost or expense directly associated with the establishment of the District.

SECTION IV: SERVICE PLAN

The PID Act requires the Service Plan to cover a period of at least five years. The Service Plan is required to define the annual projected costs and indebtedness for the Authorized Improvements undertaken within the District during the five-year period. The Service Plan must be reviewed and updated, at least annually, and approved by the City Council. **Exhibit D** summarizes the Service Plan for the District.

Exhibit E summarizes the sources and uses of funds required to construct the Authorized Improvements and pay the District Formation and Bond Issuance Costs. The sources and uses of funds shown on **Exhibit E** shall be updated each year in the Annual Service Plan Update to reflect any budget revisions and Actual Costs.

SECTION V: ASSESSMENT PLAN

The PID Act allows the City Council to apportion the costs of the Authorized Improvements to the Assessed Property based on the special benefit received from the Authorized Improvements. The PID Act provides that such costs may be apportioned: (1) equally per front foot or square foot; (2) according to the value of property as determined by the City Council, with or without regard to improvements constructed on the property; or (3) in any other manner approved by the City Council that results in imposing equal shares of such costs on property similarly benefited. The PID Act further provides that the governing body may establish by ordinance reasonable classifications and formulas for the apportionment of the cost between the municipality or the City and the area to be assessed and the methods of assessing the special benefits for various classes of improvements.

The determination by the City Council of the assessment methodologies set forth below is the result of the discretionary exercise by the City Council of its legislative authority and governmental powers and is conclusive and binding on the Owner and all future owners and developers of the Assessed Property.

A. Assessment Methodology

The City Council, acting in its legislative capacity based on information provided by the Owner and its engineer and reviewed by the City staff and by third-party consultants retained by the City, has determined that the Authorized Improvements shall be allocated as follows:

- Major Improvements were allocated between the Major Improvement Area, Improvement Area #1, and Improvement Area #2 pro rata based on Estimated Buildout Value, as shown on **Exhibit P**.
- The Improvement Area #1 Improvements were allocated entirely to the Improvement Area #1 Assessed Property.
- The Improvement Area #2 Improvements were allocated entirely to the Improvement Area #2 Assessed Property.
- The Improvement Area #3 Improvements were allocated entirely to the Improvement Area #3 Assessed Property.
- The Improvement Area #4 Improvements were allocated entirely to the Improvement Area #4 Assessed Property.
- The Improvement Area #5 Improvements are allocated entirely to the Improvement Area #5 Assessed Property.

B. Assessments

Improvement Area #1 Assessments were levied on the Improvement Area #1 Assessed Property as shown on the Improvement Area #1 Assessment Roll, attached hereto as **Exhibit F-1**. The projected Improvement Area #1 Annual Installments are shown on **Exhibit F-2**, subject to revisions made during any Annual Service Plan Update.

Improvement Area #2 Assessments were levied on the Improvement Area #2 Assessed Property as shown on the Improvement Area #2 Assessment Roll, attached hereto as **Exhibit G-1**. The projected Improvement Area #2 Annual Installments are shown on **Exhibit G-2**, subject to revisions made during any Annual Service Plan Update.

Improvement Area #3 Assessments were levied on the Improvement Area #3 Assessed Property as shown on the Improvement Area #3 Assessment Roll, attached hereto as **Exhibit H-1**. The projected Improvement Area #3 Annual Installments are shown on **Exhibit H-2** and **Exhibit H-3**, subject to revisions made during any Annual Service Plan Update.

Improvement Area #4 Assessments were levied on the Improvement Area #4 Assessed Property as shown on the Improvement Area #4 Assessment Roll, attached hereto as **Exhibit I-1**. The projected Improvement Area #4 Annual Installments are shown on **Exhibit I-2** and **Exhibit I-3**, subject to revisions made during any Annual Service Plan Update.

Improvement Area #5 Assessments will be levied on the Improvement Area #5 Assessed Property as shown on the Improvement Area #5 Assessment Roll, attached hereto as **Exhibit J-1**. The projected Improvement Area #5 Annual Installments are shown on **Exhibit J-3** and **Exhibit J-4**, subject to revisions made during any Annual Service Plan Update.

Major Improvement Area Assessments were levied on the Major Improvement Area Assessed Property as shown on the Major Improvement Area Assessment Roll, attached hereto as **Exhibit K-1**. The projected Major Improvement Area Annual Installments are shown on **Exhibit K-3**, subject to revisions made during any Annual Service Plan Update.

Upon subdivisions of Assessed Property within an Improvement Area by final plat, the Maximum Assessment for each Lot Type is shown on **Exhibit M**. In no case will the Assessment for any Lot Type exceed the Maximum Assessment.

C. Findings of Special Benefit

The City Council, acting in its legislative capacity based on information provided by the Owner and its engineer and reviewed by the City staff and by third-party consultants retained by the City, has found and determined:

▪ Improvement Area #1

1. The costs of Improvement Area #1 Projects, District Formation Expenses and Bond Issuance Costs equal \$8,626,986, as shown on **Exhibit C**; and
2. The Improvement Area #1 Assessed Property receives special benefit from Improvement Area #1 Projects, District Formation Expenses and Bond Issuance Costs equal to or greater than the Actual Costs of the Improvement Area #1 Projects and District Formation Expenses and Bond Issuance Costs; and
3. The Improvement Area #1 Assessed Property was allocated 100% of the Improvement Area #1 Assessments levied on the Improvement Area #1 Assessed Property for Improvement Area #1 Projects, District Formation Expenses and Bond Issuance Costs, which equaled \$3,735,156 at the time of initial levy, of which \$3,400,099.39 remains outstanding, as shown on the Improvement Area #1 Assessment Roll attached hereto as **Exhibit F-1**; and
4. The special benefit ($\geq$ \$8,626,986) received by the Improvement Area #1 Assessed Property from Improvement Area #1 Projects, District Formation Expenses and Bond Issuance Costs is equal to or greater than the amount of the Improvement Area #1 Assessments (\$3,735,156) levied on the Improvement Area #1 Assessed Property; and
5. At the time the City Council approved the Assessment Ordinance levying the Improvement Area #1 Assessments, the Owner owned 100% of the Improvement Area #1 Assessed Property. The Owner acknowledged that Improvement Area #1 Projects, District Formation Expenses and Bond Issuance Costs confer a special benefit on the Improvement Area #1 Assessed Property and consented to the imposition of the Improvement Area #1 Assessments to pay for Improvement Area #1 Projects, District Formation Expenses and Bond Issuance Costs associated therewith. The

Owner ratified, confirmed, accepted, agreed to, and approved (1) the determinations and findings by the City Council as to the special benefits described herein and in the Assessment Ordinance, (2) the Service and Assessment Plan and the Assessment Ordinance, and (3) the levying of the Improvement Area #1 Assessments on the Improvement Area #1 Assessed Property.

▪ *Improvement Area #2*

1. The costs of Improvement Area #2 Projects, District Formation Expenses and Bond Issuance Costs equal \$10,448,125, as shown on **Exhibit C**; and
2. The Improvement Area #2 Assessed Property receives special benefit from Improvement Area #2 Projects, District Formation Expenses and Bond Issuance Costs equal to or greater than the Actual Costs of the Improvement Area #2 Projects, District Formation Expenses and Bond Issuance Costs; and
3. The Improvement Area #2 Assessed Property was allocated 100% of the Improvement Area #2 Assessments levied on the Improvement Area #2 Assessed Property for Improvement Area #2 Projects, District Formation Expenses and Bond Issuance Costs, which equaled \$3,569,844 at the time of initial levy, of which \$3,223,188.07 remains outstanding, as shown on the Improvement Area #2 Assessment Roll attached hereto as **Exhibit G-1**; and
4. The special benefit ($\geq \$10,448,125$) received by the Improvement Area #2 Assessed Property from Improvement Area #2 Projects, District Formation Expenses and Bond Issuance Costs is equal to or greater than the amount of the Improvement Area #2 Assessments (\$3,569,844) levied on the Improvement Area #2 Assessed Property; and
5. At the time the City Council approved the Assessment Ordinance levying the Improvement Area #2 Assessments, the Owner owned 100% of the Improvement Area #2 Assessed Property. The Owner acknowledged that Improvement Area #2 Projects, District Formation Expenses and Bond Issuance Costs confer a special benefit on the Improvement Area #2 Assessed Property and consented to the imposition of the Improvement Area #2 Assessments to pay for Improvement Area #2 Projects, District Formation Expenses and Bond Issuance Costs associated therewith. The Owner ratified, confirmed, accepted, agreed to, and approved (1) the determinations and findings by the City Council as to the special benefits described herein and in the Assessment Ordinance, (2) the Service and Assessment Plan and the Assessment Ordinance, and (3) the levying of the Improvement Area #2 Assessments on the Improvement Area #2 Assessed Property.

▪ *Improvement Area #3*

1. The costs of Improvement Area #3 Improvements and Bond Issuance Costs equal \$11,358,424, as shown on **Exhibit C**; and
 2. The Improvement Area #3 Assessed Property receives special benefit from Improvement Area #3 Improvements and Bond Issuance Costs equal to or greater than the Actual Costs of the Improvement Area #3 Improvements and Bond Issuance Costs; and
 3. The Improvement Area #3 Assessed Property was allocated 100% of the Improvement Area #3 Assessments levied on the Improvement Area #3 Assessed Property for the Improvement Area #3 Improvements and Bond Issuance costs, which equaled \$4,280,000 at the time of initial levy, of which \$4,089,005.40 remains outstanding, as shown on the Improvement Area #3 Assessment Roll attached hereto as **Exhibit H-1**; and
 4. The special benefit ($\geq$ \$11,358,424) received by the Improvement Area #3 Assessed Property from Improvement Area #3 Improvements and Bond Issuance Costs is equal to or greater than the amount of the Improvement Area #3 Assessments (\$4,280,000) levied on the Improvement Area #3 Assessed Property; and
 5. At the time the City Council approved the Assessment Ordinance levying the Improvement Area #3 Assessments, the Owner owned 100% of the Improvement Area #3 Assessed Property. The Owner acknowledged that Improvement Area #3 Improvements and Bond Issuance Costs confer a special benefit on the Improvement Area #3 Assessed Property and consented to the imposition of the Improvement Area #3 Assessments to pay for the Improvement Area #3 Improvements and Bond Issuance Costs. The Owner ratified, confirmed, accepted, agreed to, and approved (1) the determinations and findings by the City Council as to the special benefits described herein and in the Assessment Ordinance, (2) the 2023 Amended and Restated Service and Assessment Plan and the Assessment Ordinance, and (3) the levying of the Improvement Area #3 Assessments on the Improvement Area #3 Assessed Property.
- *Improvement Area #4*
 1. The costs of Improvement Area #4 Improvements and Bond Issuance Costs equal \$15,319,476, as shown on **Exhibit C**; and
 2. The Improvement Area #4 Assessed Property receives special benefit from Improvement Area #4 Improvements and Bond Issuance Costs equal to or greater than the Actual Costs of the Improvement Area #4 Improvements and Bond Issuance Costs; and

3. The Improvement Area #4 Assessed Property was allocated 100% of the Improvement Area #4 Assessments levied on the Improvement Area #4 Assessed Property for the Improvement Area #4 Improvements and Bond Issuance Costs, which equaled \$5,400,000 at the time of initial levy, of which \$5,326,000.00 remains outstanding as shown on the Improvement Area #4 Assessment Roll attached hereto as **Exhibit I-1**; and
 4. The special benefit ($\geq$ \$15,319,476) received by the Improvement Area #4 Assessed Property from Improvement Area #4 Improvements and Bond Issuance Costs is equal to or greater than the amount of the Improvement Area #4 Assessments (\$5,400,000) levied on the Improvement Area #4 Assessed Property; and
 5. At the time the City Council approved the Assessment Ordinance levying the Improvement Area #4 Assessments, the Owner owned 100% of the Improvement Area #4 Assessed Property. The Owner acknowledged that Improvement Area #4 Improvements and Bond Issuance Costs confer a special benefit on the Improvement Area #4 Assessed Property and consented to the imposition of the Improvement Area #4 Assessments to pay for the Improvement Area #4 Improvements and Bond Issuance Costs. The Owner ratified, confirmed, accepted, agreed to, and approved (1) the determinations and findings by the City Council as to the special benefits described herein and in the Assessment Ordinance, (2) the 2024 Amended and Restated Service and Assessment Plan and the Assessment Ordinance, and (3) the levying of the Improvement Area #4 Assessments on the Improvement Area #4 Assessed Property.
- *Improvement Area #5*
1. The costs of Improvement Area #5 Improvements equal \$4,611,891, as shown on **Exhibit C**; and
 2. The Improvement Area #5 Assessed Property receives special benefit from Improvement Area #5 Improvements equal to or greater than the Actual Costs of the Improvement Area #5 Improvements; and
 3. The Improvement Area #5 Assessed Property is allocated 100% of the Improvement Area #5 Assessments levied on the Improvement Area #5 Assessed Property for the Improvement Area #5 Improvements, which equal \$820,000, as shown on the Improvement Area #5 Assessment Roll attached hereto as **Exhibit J-1**; and
 4. The special benefit ($\geq$ \$4,611,891) received by the Improvement Area #5 Assessed Property from Improvement Area #5 Improvements is equal to or greater than the amount of the Improvement Area #5 Assessments (\$820,000) levied on the Improvement Area #5 Assessed Property; and

5. At the time the City Council approved the Assessment Ordinance levying the Improvement Area #5 Assessments, the Owner owned 100% of the Improvement Area #5 Assessed Property. The Owner acknowledged that Improvement Area #5 Improvements confer a special benefit on the Improvement Area #5 Assessed Property and consented to the imposition of the Improvement Area #5 Assessments to pay for the Improvement Area #5 Improvements. The Owner ratified, confirmed, accepted, agreed to, and approved (1) the determinations and findings by the City Council as to the special benefits described herein and in the Assessment Ordinance, (2) this 2026 Amended and Restated Service and Assessment Plan and the Assessment Ordinance, and (3) the levying of the Improvement Area #5 Assessments on the Improvement Area #5 Assessed Property.

- *Major Improvement Area*

1. The costs of the Major Improvement Area Projects, District Formation Expenses and Bond Issuance Costs equal \$8,111,777, as shown on **Exhibit C**; and
2. The Major Improvement Area Assessed Property receives special benefit from the Major Improvement Area Projects, District Formation Expenses and Bond Issuance Costs equal to or greater than the Actual Costs of the Major Improvement Area Projects, District Formation Expenses and Bond Issuance Costs; and
3. The Major Improvement Area Assessed Property was allocated 100% of the Major Improvement Area Assessments levied on the Major Improvement Area Assessed Property for the Major Improvement Area Projects, District Formation Expenses and Bond Issuance Costs, which equaled \$8,080,000 at the time of initial levy, of which \$7,437,667.88 remains outstanding, as shown on the Major Improvement Area Assessment Roll attached hereto as **Exhibit K-1**; and
4. The special benefit ($\geq \$8,111,777$) received by the Major Improvement Area Assessed Property from the Major Improvement Area Projects, District Formation Expenses and Bond Issuance Costs is equal to or greater than the amount of the Major Improvement Area Assessments (\$8,080,000) levied on the Major Improvement Area Assessed Property; and
5. At the time the City Council approved the Assessment Ordinance levying the Major Improvement Area Assessments, the Owner owned 100% of the Major Improvement Area Assessed Property. The Owner acknowledged that the Major Improvement Area Projects, District Formation Expenses and Bond Issuance Costs confers a special benefit on the Major Improvement Area Assessed Property and consented to the imposition of the Major Improvement Area Assessments to pay for the Major Improvement Area Projects, District Formation Expenses and Bond Issuance Costs

associated therewith. The Owner ratified, confirmed, accepted, agreed to, and approved (1) the determinations and findings by the City Council as to the special benefits described herein and in the Assessment Ordinance, (2) the Service and Assessment Plan and the Assessment Ordinance, and (3) the levying of the Major Improvement Area Assessments on the Major Improvement Area Assessed Property.

D. Annual Collection Costs

The Annual Collection Costs shall be paid for on a pro rata basis by each Parcel based on the amount of outstanding Assessment remaining on the Assessed Property. The Annual Collection Costs shall be collected as part of and in the same manner as Annual Installments in the amounts shown on the Assessment Roll, which may be revised based on Actual Costs incurred in Annual Service Plan Updates.

E. Additional Interest

The interest rate on Assessments levied on Assessed Property secured by PID Bonds may exceed the interest rate on the PID Bonds by the Additional Interest Rate. Interest at the rate of the PID Bonds and the Additional Interest Rate shall be collected as part of each Annual Installment and shall be deposited pursuant to the applicable Indenture.

The interest on the Improvement Area #5 Assessments securing the Improvement Area #5 Reimbursement Obligation shall be collected at rates established under the Improvement Area #5 Reimbursement Agreement as part of the Improvement Area #5 Annual Installment pursuant to the Improvement Area #5 Reimbursement Agreement, which will not include Additional Interest.

SECTION VI: TERMS OF THE ASSESSMENTS

A. Reallocation of Assessments

1. Upon Division Prior to Recording of Subdivision Plat

Upon the division of any Assessed Property (without the recording of subdivision plat), the Administrator shall reallocate the Assessment for the Assessed Property prior to the division among the newly divided Assessed Properties according to the following formula:

$$A = B \times (C \div D)$$

Where the terms have the following meanings:

A = the Assessment for the newly divided Assessed Property

B = the Assessment for the Assessed Property prior to division

C = the Estimated Buildout Value of the newly divided Assessed Property

D = the sum of the Estimated Buildout Value for all of the newly divided Assessed Properties

The sum of the Assessments for all newly divided Assessed Properties shall equal the Assessment for the Assessed Property prior to subdivision. The calculation shall be made separately for each newly divided Assessed Property. The reallocation of an Assessment for an Assessed Property that is a homestead under Texas law may not exceed the Assessment prior to the reallocation. Any reallocation pursuant to this section shall be reflected in an update to this 2026 Amended and Restated Service and Assessment Plan approved by the City Council.

2. Upon Subdivision by a Recorded Subdivision Plat

Upon the subdivision of any Assessed Property based on a recorded subdivision plat and a Property ID has been assigned by the Appraisal District, the Administrator shall reallocate the Assessment for the Assessed Property prior to the subdivision among the new subdivided Lots based on Estimated Buildout Value according to the following formula:

$$A = [B \times (C \div D)] / E$$

Where the terms have the following meanings:

A = the Assessment for the newly subdivided Lot

B = the Assessment for the Parcel prior to subdivision

C = the sum of the Estimated Buildout Value of all newly subdivided Lots with same Lot Type

D = the sum of the Estimated Buildout Value for all of the newly subdivided Lots excluding Non-Benefited Property

E = the number of Lots with same Lot Type

Prior to the recording of a subdivision plat, the Owner shall provide the City an Estimated Buildout Value as of the date of the recorded subdivision plat for each Lot created by the recorded subdivision plat considering factors such as density, lot size, proximity to amenities, view premiums, location, market conditions, historical sales, discussions with homebuilders, and any other factors that may impact value. The calculation of the estimated average buildout value for a Lot shall be performed by the Administrator and confirmed by the City Council based on information provided by the Owner, homebuilders, third party consultants, and/or the official public records of the County regarding the Lot.

The sum of the Assessments for all newly subdivided Lots shall not exceed the Assessment for the portion of the Assessed Property subdivided prior to subdivision. The calculation shall be made separately for each newly subdivided Assessed Property. The reallocation

of an Assessment for an Assessed Property that is a homestead under Texas law may not exceed the Assessment prior to the reallocation. Any reallocation pursuant to this section shall be reflected in an update to this 2026 Amended and Restated Service and Assessment Plan approved by the City Council.

3. Upon Consolidation

If two or more Lots or Parcels are consolidated, the Administrator shall allocate the Assessments against the Lots or Parcels before the consolidation to the consolidated Lot or Parcel, which allocation shall be approved by the City Council in the next Annual Service Plan Update.

B. True-Up of Assessments if Maximum Assessment Exceeded

Prior to the approval of a final subdivision plat, the Administrator shall certify that the final plat will not cause the Assessment for any Lot Type to exceed the Maximum Assessment. If the subdivision of any Assessed Property by a final subdivision plat causes the Assessment per Lot for any Lot Type to exceed the applicable Maximum Assessment for such Lot Type, the Owner must partially prepay the Assessment for each Assessed Property that exceeds the applicable Maximum Assessment for such Lot Type in an amount sufficient to reduce the Assessment to the applicable Maximum Assessment for such Lot Type. The City's approval of a final subdivision plat without payment of such amounts does not eliminate the obligation of the person or entity filing the plat to pay such Assessments.

C. Mandatory Prepayment of Assessments

If Assessed Property is transferred to a person or entity that is exempt from payment of the Assessment, the owner transferring the Assessed Property shall pay to the Administrator the full amount of the Assessment, plus Prepayment Costs and Delinquent Collection Costs, prior to the transfer. If the owner of the Assessed Property causes the Assessed Property to become Non-Benefited Property, the owner causing the change in status shall pay the full amount of the Assessment, plus Prepayment Costs and Delinquent Collection Costs, prior to the change in status.

D. Reduction of Assessments

If as a result of cost savings or an Authorized Improvement not being constructed, the Actual Costs of completed Authorized Improvements are less than the Assessments, the City Council shall reduce each Assessment on a pro-rata basis such that the sum of the resulting reduced Assessments for all Assessed Properties equals the reduced Actual Costs. Excess PID Bond

proceeds shall be applied to redeem outstanding PID Bonds. The Assessments shall not, however, be reduced to an amount less than the outstanding PID Bonds.

The Administrator shall update (and submit to the City Council for review and approval as part of the next Annual Service Plan Update) the Assessment Roll and corresponding Annual Installments to reflect the reduced Assessments.

E. Prepayment of Assessments

The owner of the Assessed Property may pay, at any time, all or any part of an Assessment in accordance with the PID Act. Interest costs from the date of prepayment to the date of redemption of the applicable PID Bonds, if any, may be paid from a reserve established under the applicable Indenture. If an Annual Installment has been billed prior to the Prepayment, the Annual Installment shall be due and payable and shall be credited against the Prepayment.

If an Assessment is paid in full, with Prepayment Costs: (1) the Administrator shall cause the Assessment to be reduced to zero and the Assessment Roll to be revised accordingly; (2) the Administrator shall cause the revised Assessment Roll to be approved by the City Council as part of the next Annual Service Plan Update; (3) the obligation to pay the Assessment and corresponding Annual Installments shall terminate; and (4) the City shall provide the owner with a recordable "Notice of PID Assessment Lien Termination," a form of which is attached hereto as **Exhibit O**.

If an Assessment is paid in part, with Prepayment Costs: (1) the Administrator shall cause the Assessment to be reduced and the Assessment Roll revised accordingly; (2) the Administrator shall cause the revised Assessment Roll to be approved by the City Council as part of the next Annual Service Plan Update; and (3) the obligation to pay the Assessment and corresponding Annual Installments shall be reduced to the extent of the prepayment made.

F. Prepayment as a Result of Eminent Domain Proceeding or Taking

Subject to applicable law, if any portion of any Parcel of Assessed Property is taken from an owner as a result of eminent domain proceedings or if a transfer of any portion of any Parcel of Assessed Property is made to an entity with the authority to condemn all or a portion of the Assessed Property in lieu of or as a part of an eminent domain proceeding (a "**Taking**"), the portion of the Assessed Property that was taken or transferred (the "**Taken Property**") shall be reclassified as Non-Benefited Property.

For the Assessed Property that is subject to the Taking as described in the preceding paragraph, the Assessment that was levied against the Assessed Property (when it was included in the Taken Property) prior to the Taking shall remain in force against the remaining Assessed Property (the Assessed Property less the Taken Property) (the "**Remaining Property**"), following the

reclassification of the Taken Property as Non-Benefited Property, subject to an adjustment of the Assessment applicable to the Remaining Property after any required Prepayment as set forth below. The owner of the Remaining Property will remain liable to pay in Annual Installments, or payable as otherwise provided by this 2026 Amended and Restated Service and Assessment Plan, as updated, or the PID Act, the Assessment that remains due on the Remaining Property, subject to an adjustment in the Assessment applicable to the Remaining Property after any required Prepayment as set forth below. Notwithstanding the foregoing, if the Assessment that remains due on the Remaining Property exceeds the Maximum Assessment, the owner of the Remaining Property will be required to make a Prepayment in an amount necessary to ensure that the Assessment against the Remaining Property does not exceed the Maximum Assessment, in which case the Assessment applicable to the Remaining Property will be reduced by the amount of the partial Prepayment. If the City receives all or a portion of the eminent domain proceeds (or payment made in an agreed sale in lieu of condemnation), such amount shall be credited against the amount of prepayment, with any remainder credited against the assessment on the Remaining Property.

In all instances the Assessment remaining on the Remaining Property shall not exceed the Maximum Assessment.

By way of illustration, if an owner owns 100 acres of Assessed Property subject to a \$100 Assessment and 10 acres is taken through a Taking, the 10 acres of Taken Property shall be reclassified as Non-Benefited Property and the remaining 90 acres of Remaining Property shall be subject to the \$100 Assessment, (provided that this \$100 Assessment does not exceed the Maximum Assessment on the Remaining Property). If the Administrator determines that the \$100 Assessment reallocated to the Remaining Property would exceed the Maximum Assessment on the Remaining Property by \$10, then the owner shall be required to pay \$10 as a Prepayment of the Assessment against the Remaining Property and the Assessment on the Remaining Property shall be adjusted to be \$90.

Notwithstanding the previous paragraphs in this subsection, if the owner of the Taken Property notifies the City and the Administrator that the Taking prevents the Remaining Property from being developed for any use which could support the Estimated Buildout Value requirement, the owner shall, upon receipt of the compensation for the Taken Property, be required to prepay the amount of the Assessment required to buy down the outstanding Assessment to the Maximum Assessment on the Remaining Property to support the Estimated Buildout Value requirement. Said owner will remain liable to pay the Annual Installments on both the Taken Property and the Remaining Property until such time that such Assessment has been prepaid in full.

Notwithstanding the previous paragraphs in this subsection, the Assessments shall never be reduced to an amount less than the amount required to pay all outstanding debt service requirement on all outstanding PID Bonds.

G. Payment of Assessment in Annual Installments

Exhibit F-2 shows the projected Improvement Area #1 Annual Installments. **Exhibit G-2** shows the projected Improvement Area #2 Annual Installments. **Exhibit H-2** shows the projected Improvement Area #3 Annual Installments for the Improvement Area #3 Bonds. **Exhibit H-3** shows the projected Improvement Area #3 Annual Installments for the Improvement Area #3 Bonds and the allocable share of Major Improvement Area Bonds for Improvement Area #3. **Exhibit I-2** shows the projected Improvement Area #4 Annual Installments for the Improvement Area #4 Bonds. **Exhibit I-3** shows the projected Improvement Area #4 Annual Installments for the Improvement Area #4 Bonds and the allocable share of Major Improvement Area Bonds for Improvement Area #4. **Exhibit J-3** shows the projected Improvement Area #5 Annual Installments for the Improvement Area #5 Reimbursement Obligation. **Exhibit J-4** shows the projected Improvement Area #5 Annual Installments for the Improvement Area #5 Reimbursement Obligation and the allocable share of Major Improvement Area Bonds for Improvement Area #5. **Exhibit K-3** shows the projected Major Improvement Area Annual Installments.

Assessments that are not paid in full shall be due and payable in Annual Installments. Annual Installments are subject to adjustment in each Annual Service Plan Update. Until a plat has been recorded on a Parcel and a Property ID has been assigned by the Appraisal District within Improvement Area #5 the Annual Installment will be allocated to each Property ID within the Improvement Area #5 Assessed Property and applicable Major Improvement Area Assessed Property, respectively, based on the Appraisal District acreage for billing purposes only.

The Administrator shall prepare and submit to the City Council for its review and approval, with a copy provided to the Developer contemporaneously therewith, an Annual Service Plan Update to allow for the billing and collection of Annual Installments. Each Annual Service Plan Update shall include updated Assessment Rolls and updated calculations of Annual Installments. Annual Collection Costs shall be allocated equally among Parcels for which the Assessments remain unpaid. Annual Installments shall be collected in the same manner and at the same time as ad valorem taxes. Annual Installments shall be subject to the penalties, procedures, and foreclosure sale in case of delinquencies as set forth in the PID Act and in the same manner as ad valorem taxes for the City. The City Council may provide for other means of collecting Annual Installments. Assessments shall have the lien priority specified in the PID Act.

Sales of the Assessed Property for nonpayment of Annual Installments shall be subject to the lien for the remaining unpaid Annual Installments against the Assessed Property, and the Assessed Property may again be sold at a judicial foreclosure sale if the purchaser fails to timely pay the non-delinquent Annual Installments as they become due and payable.

The City reserves the right to refund PID Bonds in accordance with the PID Act and the applicable Indenture. In the event of a refunding, the Administrator shall recalculate the Annual Installments

so that total Annual Installments will be sufficient to pay the refunding bonds, and the refunding bonds shall constitute “PID Bonds.”

Each Annual Installment of an Assessment, including interest on the unpaid principal of the Assessment, shall be updated annually. Each Annual Installment shall be due when billed and shall be delinquent if not paid prior to February 1 of the following year. The initial Annual Installments for Improvement Area #5 shall be due when billed and shall be delinquent if not paid prior to February 1, 2027.

SECTION VII: ASSESSMENT ROLL

The Improvement Area #1 Assessment Roll is attached as **Exhibit F-1**. The Administrator shall prepare and submit to the City Council for review and approval, proposed revisions to the Improvement Area #1 Assessment Roll and Improvement Area #1 Annual Installments for each Parcel within the Improvement Area #1 Assessed Property as part of each Annual Service Plan Update.

The Improvement Area #2 Assessment Roll is attached as **Exhibit G-1**. The Administrator shall prepare and submit to the City Council for review and approval, proposed revisions to the Improvement Area #2 Assessment Roll and Improvement Area #2 Annual Installments for each Parcel within the Improvement Area #2 Assessed Property as part of each Annual Service Plan Update.

The Improvement Area #3 Assessment Roll is attached as **Exhibit H-1**. The Administrator shall prepare and submit to the City Council for review and approval, proposed revisions to the Improvement Area #3 Assessment Roll and Improvement Area #3 Annual Installments for each Parcel within the Improvement Area #3 Assessed Property as part of each Annual Service Plan Update.

The Improvement Area #4 Assessment Roll is attached as **Exhibit I-1**. The Administrator shall prepare and submit to the City Council for review and approval, proposed revisions to the Improvement Area #4 Assessment Roll and Improvement Area #4 Annual Installments for each Parcel within the Improvement Area #4 Assessed Property as part of each Annual Service Plan Update.

The Improvement Area #5 Assessment Roll is attached as **Exhibit J-1**. The Administrator shall prepare and submit to the City Council for review and approval, proposed revisions to the Improvement Area #5 Assessment Roll and Improvement Area #5 Annual Installments for each Parcel within the Improvement Area #5 Assessed Property as part of each Annual Service Plan Update.

The Major Improvement Area Assessment Roll is attached as **Exhibit K-1**. The Administrator shall prepare and submit to the City Council for review and approval, proposed revisions to the Major Improvement Area Assessment Roll and Major Improvement Area Annual Installments for each Parcel within the Major Improvement Area Assessed Property as part of each Annual Service Plan Update.

SECTION VIII: ADDITIONAL PROVISIONS

A. Calculation Errors

If the owner of a Parcel claims that an error has been made in any calculation required by this 2026 Amended and Restated Service and Assessment Plan, including, but not limited to, any calculation made as part of any Annual Service Plan Update, the owner's sole and exclusive remedy shall be to submit a written notice of error to the Administrator by December 1st of each year following City Council approval of the calculation; otherwise, the owner shall be deemed to have unconditionally approved and accepted the calculation. Upon receipt of a written notice of error from an owner the Administrator shall provide a written response to the City Council and the owner within 30 days of such referral. The City Council shall consider the owner's notice of error and the Administrator's response at a City Council meeting, and within 30 days after closing such meeting, the City Council shall make a final determination as to whether or not an error has been made. If the City Council determines that an error has been made, the City Council shall take such corrective action as is authorized by the PID Act, this 2026 Amended and Restated Service and Assessment Plan, the applicable ordinance authorizing the PID Bonds, or the Indenture, or is otherwise authorized by the discretionary power of the City Council. The determination by the City Council as to whether an error has been made, and any corrective action taken by the City Council, shall be final and binding on the owner and the Administrator.

B. Amendments

Amendments to this 2026 Amended and Restated Service and Assessment Plan must be made by the City Council in accordance with the PID Act. To the extent permitted by the PID Act, this 2026 Amended and Restated Service and Assessment Plan may be amended without notice to owners of the Assessed Property: (1) to correct mistakes and clerical errors; (2) to clarify ambiguities; and (3) to provide procedures to collect Assessments, Annual Installments, and other charges imposed by this 2026 Amended and Restated Service and Assessment Plan.

C. Administration and Interpretation

The Administrator shall: (1) perform the obligations of the Administrator as set forth in this 2026 Amended and Restated Service and Assessment Plan; (2) administer the District for and on behalf of and at the direction of the City Council; and (3) interpret the provisions of this 2026 Amended and Restated Service and Assessment Plan. Interpretations of this 2026 Amended and Restated

Service and Assessment Plan by the Administrator shall be in writing and shall be appealable to the City Council by owners or developers adversely affected by the interpretation. Appeals shall be decided at a meeting of the City Council during which all interested parties have an opportunity to be heard. Decisions by the City Council shall be final and binding on the owners and developers and their successors and assigns.

D. Form of Buyer Disclosure

Per Section 5.014 of the Texas Property Code, as amended, this 2026 Amended and Restated Service and Assessment Plan, and any future Annual Service Plan Updates, shall include a form of the buyer disclosures for the District. The buyer disclosures are attached hereto in **Exhibit U**. Within seven days of approval by the City Council, the City shall file and record in the real property records of the County the executed ordinance approving this 2026 Amended and Restated Service and Assessment Plan, or any future Annual Service Plan Updates. The executed ordinance, including any attachments, approving this 2026 Amended and Restated Service and Assessment Plan or any future Annual Service Plan Updates shall be filed and recorded in the real property records of the County in its entirety.

E. Severability

If any provision of this 2026 Amended and Restated Service and Assessment Plan is determined by a governmental agency or court to be unenforceable, the unenforceable provision shall be deleted and, to the maximum extent possible, shall be rewritten to be enforceable. Every effort shall be made to enforce the remaining provisions.

LIST OF EXHIBITS

The following Exhibits are attached to and made a part of this 2026 Amended and Restated Service and Assessment Plan for all purposes:

Exhibit A-1	District Legal Description
Exhibit A-2	Improvement Area #1 Legal Description
Exhibit A-3	Improvement Area #2 Legal Description
Exhibit A-4	Improvement Area #3 Legal Description
Exhibit A-5	Improvement Area #4 Legal Description
Exhibit A-6	Improvement Area #5 Legal Description
Exhibit A-7	Major Improvement Area Legal Description
Exhibit B-1	District Boundary Map
Exhibit B-2	Improvement Area #1 Boundary Map
Exhibit B-3	Improvement Area #2 Boundary Map
Exhibit B-4	Improvement Area #3 Boundary Map
Exhibit B-5	Improvement Area #4 Boundary Map
Exhibit B-6	Improvement Area #5 Boundary Map
Exhibit B-7	Major Improvement Area Boundary Map
Exhibit B-8	Improvement Area #3 Condominium Parcel Map
Exhibit C	Authorized Improvements
Exhibit D	Service Plan
Exhibit E	Sources and Uses
Exhibit F-1	Improvement Area #1 Assessment Roll
Exhibit F-2	Improvement Area #1 Annual Installment Schedule
Exhibit G-1	Improvement Area #2 Assessment Roll
Exhibit G-2	Improvement Area #2 Annual Installment Schedule
Exhibit H-1	Improvement Area #3 Assessment Roll
Exhibit H-2	Improvement Area #3 Bonds Annual Installment Schedule
Exhibit H-3	Improvement Area #3 Total Annual Installment Schedule
Exhibit I-1	Improvement Area #4 Assessment Roll

Exhibit I-2	Improvement Area #4 Bonds Annual Installment Schedule
Exhibit I-3	Improvement Area #4 Total Annual Installment Schedule
Exhibit J-1	Improvement Area #5 Assessment Roll
Exhibit J-2	Improvement Area #5 Assessment Roll by Lot and Block
Exhibit J-3	Improvement Area #5 Reimbursement Obligation Installment Schedule
Exhibit J-4	Improvement Area #5 Total Annual Installment Schedule
Exhibit K-1	Major Improvement Area Assessment Roll
Exhibit K-2	Major Improvement Area Assessment Roll for Improvement Area #5 by Lot and Block
Exhibit K-3	Major Improvement Area Annual Installment Schedule
Exhibit L	Maximum Assessment Per Lot Type
Exhibit M	Lot Type Classification Maps
Exhibit N	Maps of Authorized Improvements
Exhibit O	Notice of PID Assessment Lien Termination
Exhibit P	Estimated Buildout Value for Major Improvement Area, Improvement Area #1, Improvement Area #2, Improvement Area #3, Improvement Area #4, and Improvement Area #5
Exhibit Q	Improvement Area #1-2 Bond Debt Service Schedule
Exhibit R	Improvement Area #3 Bond Debt Service Schedule
Exhibit S	Improvement Area #4 Bond Debt Service Schedule
Exhibit T	Major Improvement Area Bond Debt Service Schedule
Exhibit U	Buyer Disclosures

APPENDICES

The following Appendices are attached to and made a part of this 2026 Amended and Restated Service and Assessment Plan for all purposes:

Appendix A Final Plats within the District

Appendix B Improvement Area #5 Engineering Report

[Remainder of page intentionally left blank]

EXHIBIT A-1 – DISTRICT LEGAL DESCRIPTION

Exhibit A The Property

90.089 ACRES OUT OF THE A.C. CALDWELL SURVEY, ABSTRACT NUMBER 154, TRAVIS COUNTY, TEXAS AND BEING THE TRACTS OF LAND CONVEYED TO RHOF, LLC, A TEXAS LIMITED LIABILITY COMPANY, PER DEED RECORDED AS DOCUMENT NO.2017194263 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS

44.0347 ACRES OF LAND LOCATED IN THE A.C. CALDWELL SURVEY, ABSTRACT NUMBER 154, TRAVIS COUNTY, TEXAS AND BEING A PORTION OF THAT CERTAIN CALLED 180.83 ACRES OF LAND CONVEYED TO ALMA JUANITA MEIER, AS DESCRIBED IN VOLUME 11376, PAGE 676, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS

267.972 ACRES OF LAND LOCATED IN THE LEMUEL KIMBRO SURVEY, ABSTRACT NUMBER 456 AND THE A.C. CALDWELL SURVEY, ABSTRACT NUMBER 154, TRAVIS COUNTY, TEXAS AND BEING THE SAME 267.972 ACRE TRACT OF LAND CONVEYED TO SKY VILLAGE KIMBRO ESTATES, LLC, AS DESCRIBED IN DOCUMENT NUMBER 2016214460, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS.

(35.626 AC) LOT 2, J.F. NAGLE ESTATES, A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN DOCUMENT NO. 199900207, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS, TOGETHER WITH A NON-EXCLUSIVE 60 FOOT WIDE ACCESS AND PUBLIC UTILITY EASEMENT AS CREATED AND MORE PARTICULARLY DESCRIBED IN THAT DECLARATION OF ACCESS AND PUBLIC UTILITY EASEMENT RECORDED IN DOCUMENT NO. 1999058184, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS, BEING THE SAME 35.626 ACRES CONVEYED TO SKY VILLAGE KIMBRO ESTATES, LLC, OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS

3.469 ACRES OF LAND LOCATED IN THE LEMUEL KIMBRO SURVEY, ABSTRACT NUMBER 456, TRAVIS COUNTY, TEXAS AND BEING A PORTION OF THAT CERTAIN TRACT OF LAND CONVEYED TO SKY VILLAGE KIMBRO ESTATES, LLC, AS RECORDED IN 2017157471 OF THE OFFICIAL RECORDS OF TRAVIS COUNTY, TEXAS

157.9603 ACRES OUT OF THE A.C. CALDWELL SURVEY NO.52, ABSTRACT 154 AND THE LEMUEL KIMBRO SURVEY NO.64, ABSTRACT 456, AND BEING THE TRACTS OF LAND CONVEYED TO KIMBRO ROAD ESTATES, LP PER DEED RECORDED AS DOCUMENT NO.201780865 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS

**A METES AND BOUNDS
DESCRIPTION OF A
3.700 ACRE RIGHT-OF-WAY OF LAND**

BEING a 3.700 acre (161,156 square feet) tract of land situated in the A.C. Caldwell Survey No. 52, Abstract No. 154, City of Manor, Travis County, Texas; and being a portion of Old Kimbro Road (80 feet wide); and being more particularly described as follows:

COMMENCING, at a 1/2-inch iron rod with a plastic cap stamped "KHA" found on the southerly right-of-way line of said Old Kimbro Road marking the northwest corner of a called 51.533 acre tract of land described in instrument to Chau Dinh and Kim Pham recorded in Document No. 2014139510 of the Official Public Records of Travis County, same being the northeast corner of a called 90.0886 acre tract of land described in instrument to RHOF, LLC recorded in Document No. 2017194263 of the Official Public Records of Travis County;

THENCE, North 85°48'57" West, 846.55 feet, along the southerly right-of-way line of Old Kimbro Road and the north line of said 90.0886 acre tract to the **POINT OF BEGINNING** of the herein described tract;

THENCE, continuing along the southerly right-of-way of said Old Kimbro Road and along the north line of said 90.0886 acre tract the following two (2) courses and distances:

1. North 85°48'57" West, 1629.02 feet to an iron rod with plastic cap stamped "KHA" found for a point of curvature;
2. in a southwesterly direction, along a tangent curve to the left, a central angle of 43°49'58", a radius of 533.10 feet, a chord bearing and distance of South 72°20'04" West, 397.98 feet, and a total arc length of 407.84 feet to a point for corner;

THENCE, departing the north line of said 90.0886 acre tract and crossing said Old Kimbro Road the following two (2) courses and distances:

1. North 40°17'42" West, 46.07 feet to a point for corner;
2. North 61°40'04" West, 35.46 feet to a 5/8-iron rod found on the northerly right-of-way line of said Old Kimbro Road marking the southwest corner of a called 157.9603 acre tract of land described in instrument to RHOF, LLC recorded in Document No. 2017180865 of the Official Public Records of Travis County;

THENCE, along the northerly right-of-way line of said Old Kimbro Road and along the south line of said 157.9603 acre tract the following three (3) courses and distances:

1. in a northeasterly direction, along a non-tangent curve to the right, a central angle of 36°32'19", a radius of 613.14 feet, a chord bearing and distance of North 68°23'46" East, 384.42 feet, and a total arc length of 391.01 feet to a 1/2-iron rod found for a point for corner;
2. in a northeasterly direction, along a non-tangent curve to the right, a central angle of 7°10'29", a radius of 1407.07 feet, a chord bearing and distance of South 89°23'14" East, 176.08 feet, and a total arc length of 176.20 feet to a concrete monument found for a point of tangency;
3. South 85°54'35" East, 1541.16 feet to a point for corner;

THENCE, South 4°11'03" West, 80.00 feet departing the south line of said 157.9603 acre tract and crossing said Old Kimbro Road to the **POINT OF BEGINNING**, and containing 3.700 acres of right-of-way in Travis County, Texas. The basis of bearing for this description is the Texas State Plane Coordinate System Grid, Central Zone (FIPS 4203) (NAD'83). All distances are on the surface and shown in U.S. Survey Feet. To convert grid distances to grid, apply the combined SURFACE to GRID scale factor of 0.99992097045. This document was prepared in the office of Kimley-Horn and Associates, Inc. in San Antonio, Texas.

ABEL P. STENDAHL
REGISTERED PROFESSIONAL
LAND SURVEYOR NO. 6754
801 NW LOOP 410, SUITE 350
SAN ANTONIO, TEXAS 78216
PH. 210-541-9166
abel.stendahl@kimley-horn.com



**EXHIBIT OF A 3.700 ACRE
RIGHT-OF-WAY
TO BE RELEASED**

A.A. CALDWELL SURVEY NO. 52,
ABSTRACT NO. 154
TRAVIS COUNTY, TEXAS

Kimley»Horn

801 NW Loop 410, Suite 350
San Antonio, Texas 78216
FIRM # 10122973
Tel. No. (210) 541-9166
www.kimley-horn.com

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STENDAHL, ABEL 03/2020 10:57 AM K15NR_SURVEYMANOR HEIGHTS DEVELOPMENT 00025703-MANOR HTS PHASE 2 COWBOY TRAILS ROAD RIGHT OF WAY RELEASE DWG

EXHIBIT A-2 – IMPROVEMENT AREA #1 LEGAL DESCRIPTION

Being 127.37 acres of land located in the A.C Caldwell Survey No. 52, Abstract No. 154, and being all of that 110.524 acre tract of land located in the A.C Caldwell Survey No. 52, Abstract No. 154, described in the Manor Heights South Phase 1 Section 1 Final Plat, recorded in Document No. 202100001 Official Public Records of Travis County, and being a portion of that certain 267.942 acre tract of land located in the A.C Caldwell Survey No. 52, Abstract No. 154, City of Manor, Travis County, Texas, conveyed to Forestar (USA) Real Estate Group Inc., as described in Document No. 2019171724, corrected in Document No. 2019176020, Official Public Records of Travis County, Texas.

EXHIBIT A-3 – IMPROVEMENT AREA #2 LEGAL DESCRIPTION

Being 91.81 acres of land located in the A.C Caldwell Survey No.52, Abstract No.154, and the Lemuel Kimbro Survey No.64, Abstract No.456, City of Manor, Travis County Texas, and being portion of that certain tract or parcel of land containing 90.089 acres located in the A.C. Caldwell Survey No.52 , Abstract No. 154, described in instrument to Forestar (USA) Real Estate Group Inc., recorded in Document No.2019171725, corrected in Document No.2019176021 Official Public Records of Travis County, and being a portion of that certain 157.9603 acre tract of land located in the A.C Caldwell Survey No.52, Abstract No.154, and the Lemuel Kimbro Survey No.64, Abstract No.456, City of Manor, Travis County Texas, described in instrument to Forestar (USA) Real Estate Group Inc., recorded in Document No.2019171725, corrected in Document No.2019176021 Official Public Records of Travis County , and a portion of that certain tract or parcel of land containing 3.7 acres situated in the A.C. Caldwell Survey No.52, Abstract 154, City of Manor, Travis County, Texas Conveyed to Forestar (USA) Real Estate Group Inc., as described in document 2021052193, official public records of Travis County, Texas.

EXHIBIT A-4 – IMPROVEMENT AREA #3 LEGAL DESCRIPTION

Improvement Area #3 is contained within the area described by the Manor Heights Phase 2 Section 1B Final Plat BLK M Lot 2, Manor Heights Phase 3 Section 1 Final Plat & Manor Heights Phase 3 Section 2 Final Plat which are attached in **Appendix A**.

EXHIBIT A-5 – IMPROVEMENT AREA #4 LEGAL DESCRIPTION

Improvement Area #4 contains approximately 138.163 acres as described in the plats for Manor Heights Phase 4 Section A, Manor Heights Phase 4B, and Manor Heights Phase 5, which are attached in **Appendix A**.

EXHIBIT A-6 – IMPROVEMENT AREA #5 LEGAL DESCRIPTION

Improvement Area #5 contains approximately 33.285 acres as described in the plats Replat of Lot 21, Block O Manor Heights Phase 4 Section A, and Replat of Lot 1, Block F and Lot 2, Block E, Manor Heights Phase 4 Section A, which are attached in **Appendix A**.

EXHIBIT A-7 – MAJOR IMPROVEMENT AREA LEGAL DESCRIPTION

383.102 Acres Being Portions of a called 267.972 acre Tract of land Recorded in document No.2016214460, Official Public Records of Travis County, 157.9603 Acre Tract Recorded in document No.201718086, Official Public Records of Travis County, A called 90.0886 Acre Tract Recorded in Documents No.2017194263, Official Public Records of Travis County, and a portion of Old Kimbro Road A.C. Caldwell Survey No. 52, Abstract No 154 City of Manor, Travis County, Texas

EXHIBIT B-2 – IMPROVEMENT AREA #1 BOUNDARY MAP

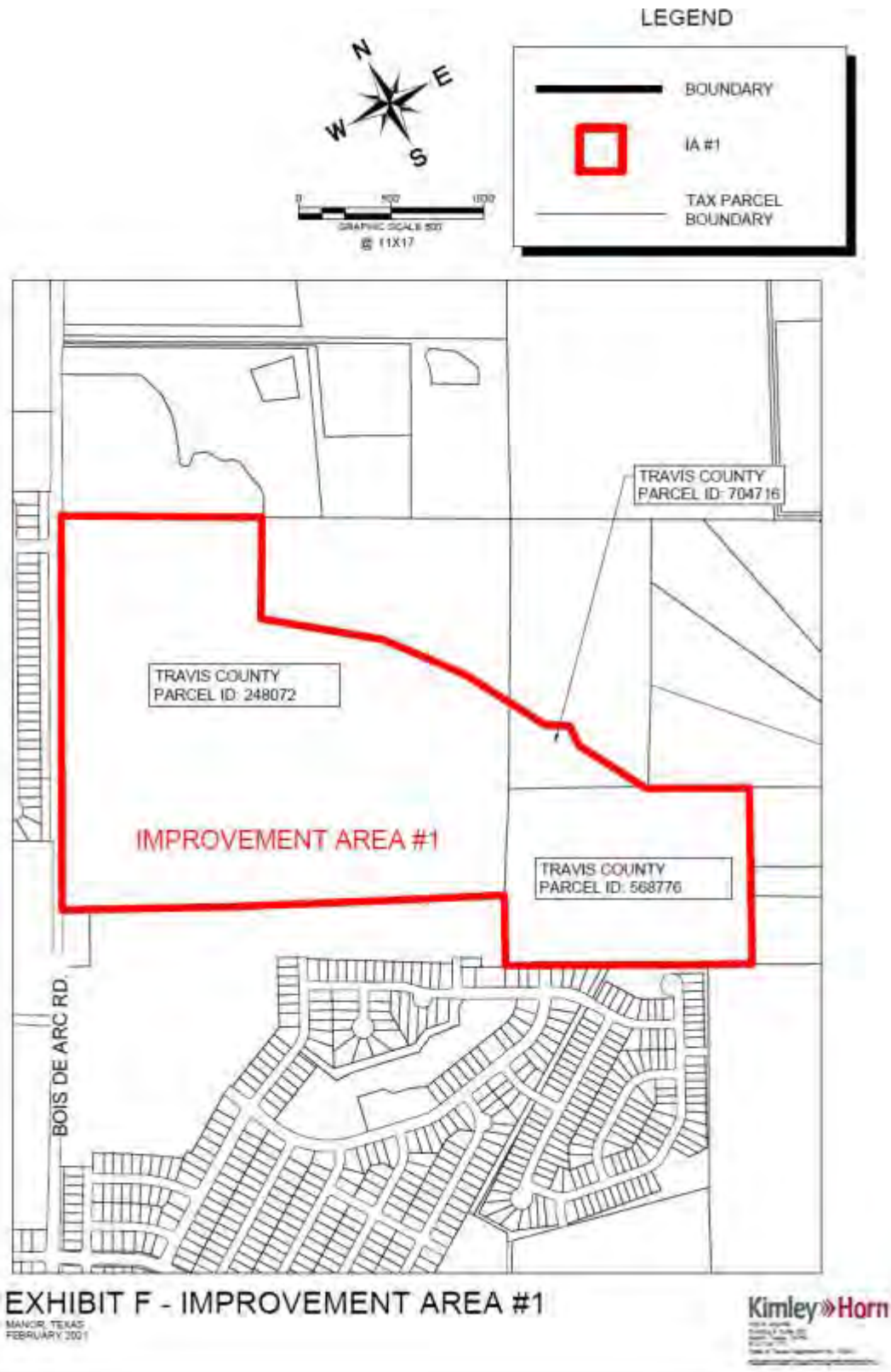


EXHIBIT B-3 – IMPROVEMENT AREA #2 BOUNDARY MAP

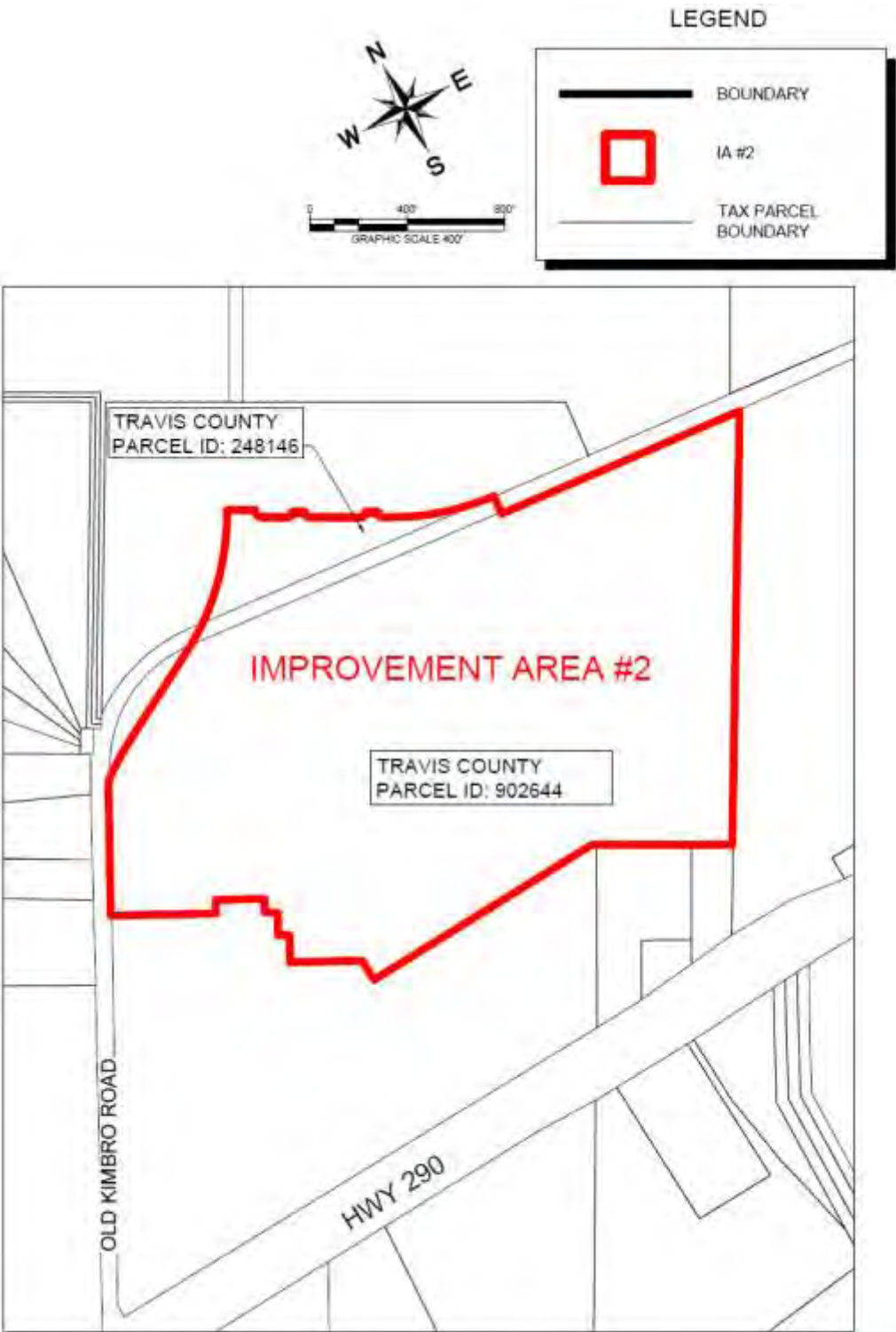


EXHIBIT H - IMPROVEMENT AREA #2

MANOR, TEXAS
FEBRUARY 2021

Kimley-Horn
1001 N. GULF
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HOUSTON, TEXAS 77028
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www.kimley-horn.com

EXHIBIT B-4 – IMPROVEMENT AREA #3 BOUNDARY MAP

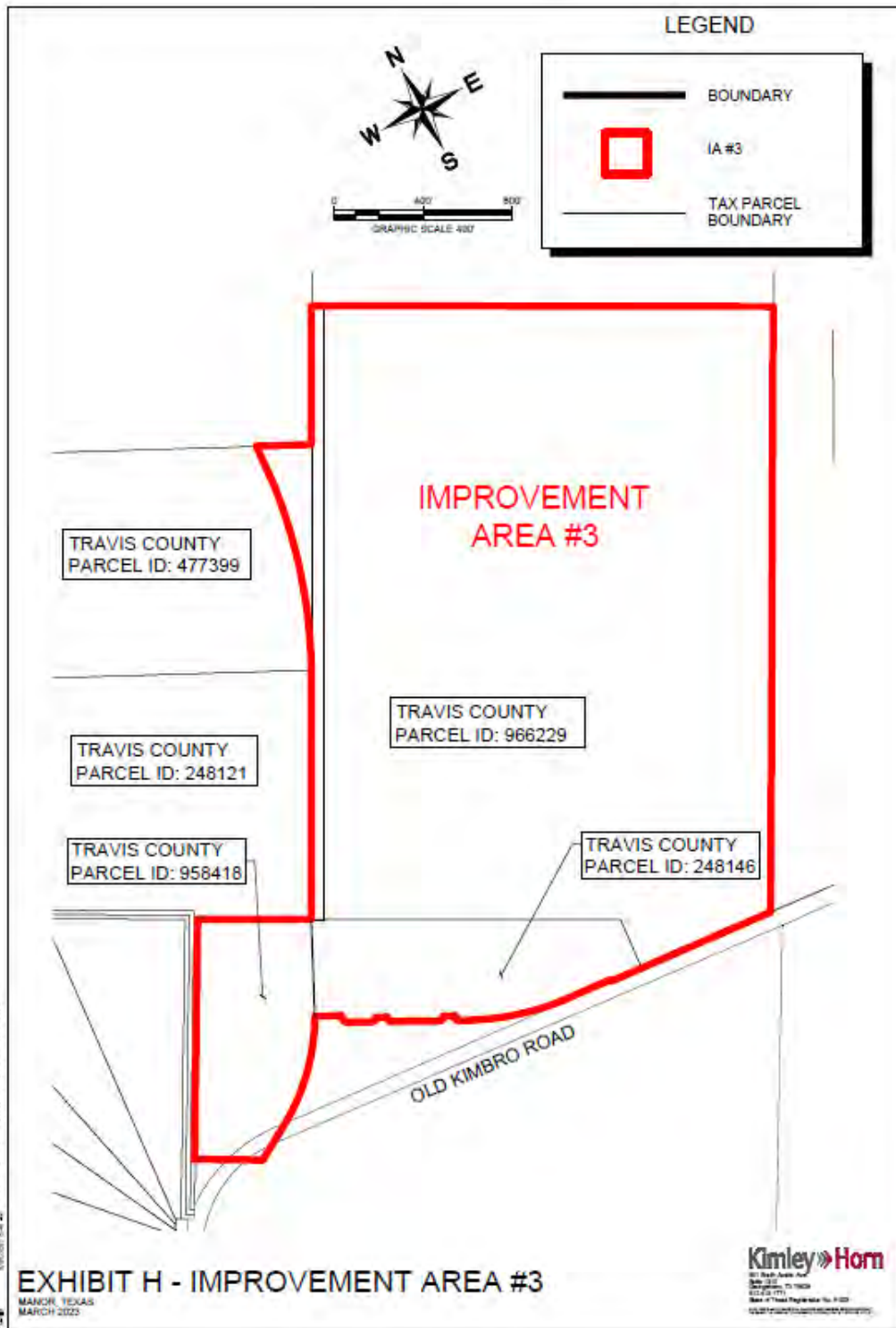


EXHIBIT B-5 – IMPROVEMENT AREA #4 BOUNDARY MAP

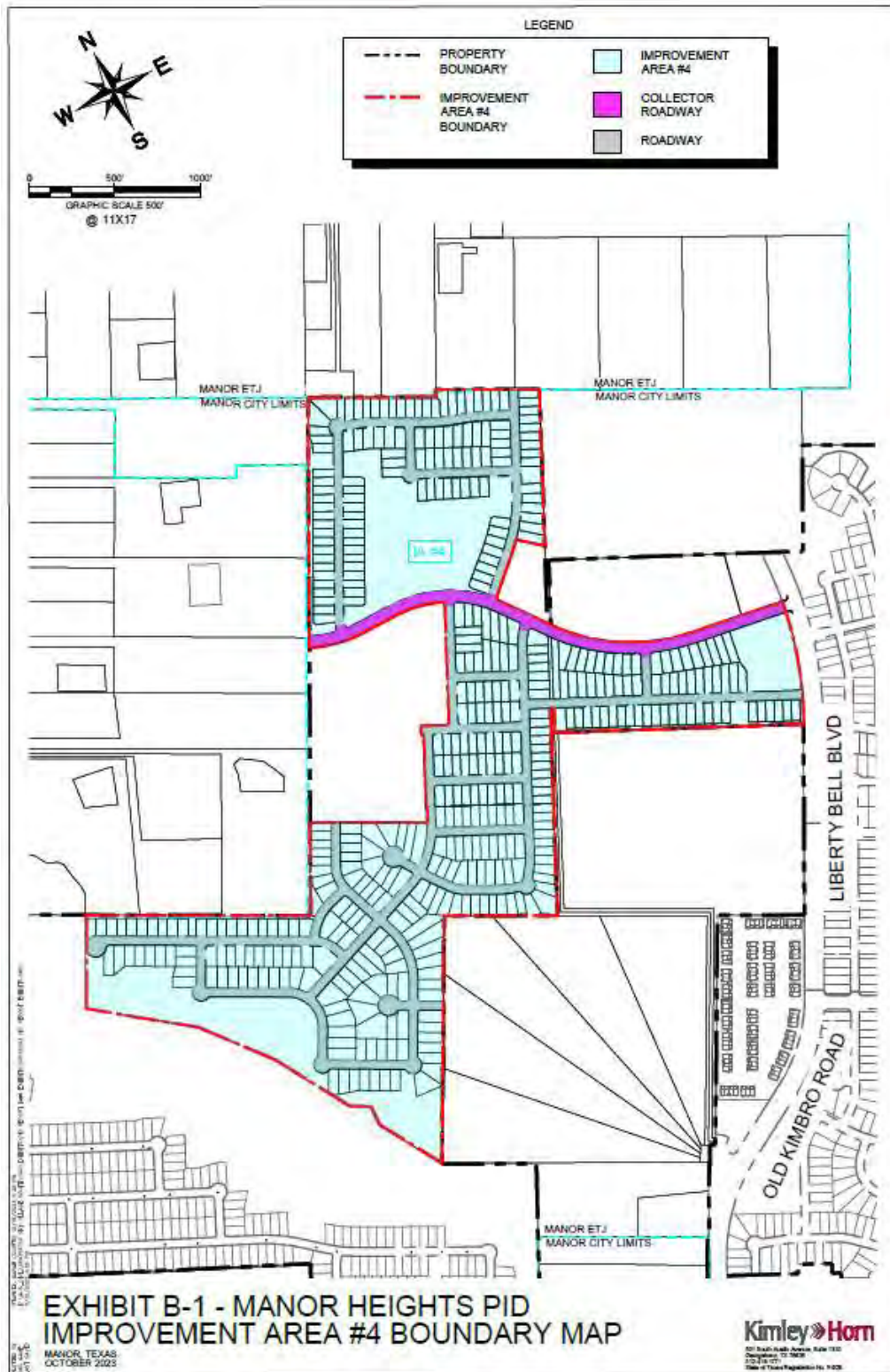


EXHIBIT B-6 – IMPROVEMENT AREA #5 BOUNDARY MAP



EXHIBIT B-7 - MAJOR IMPROVEMENT AREA BOUNDARY MAP

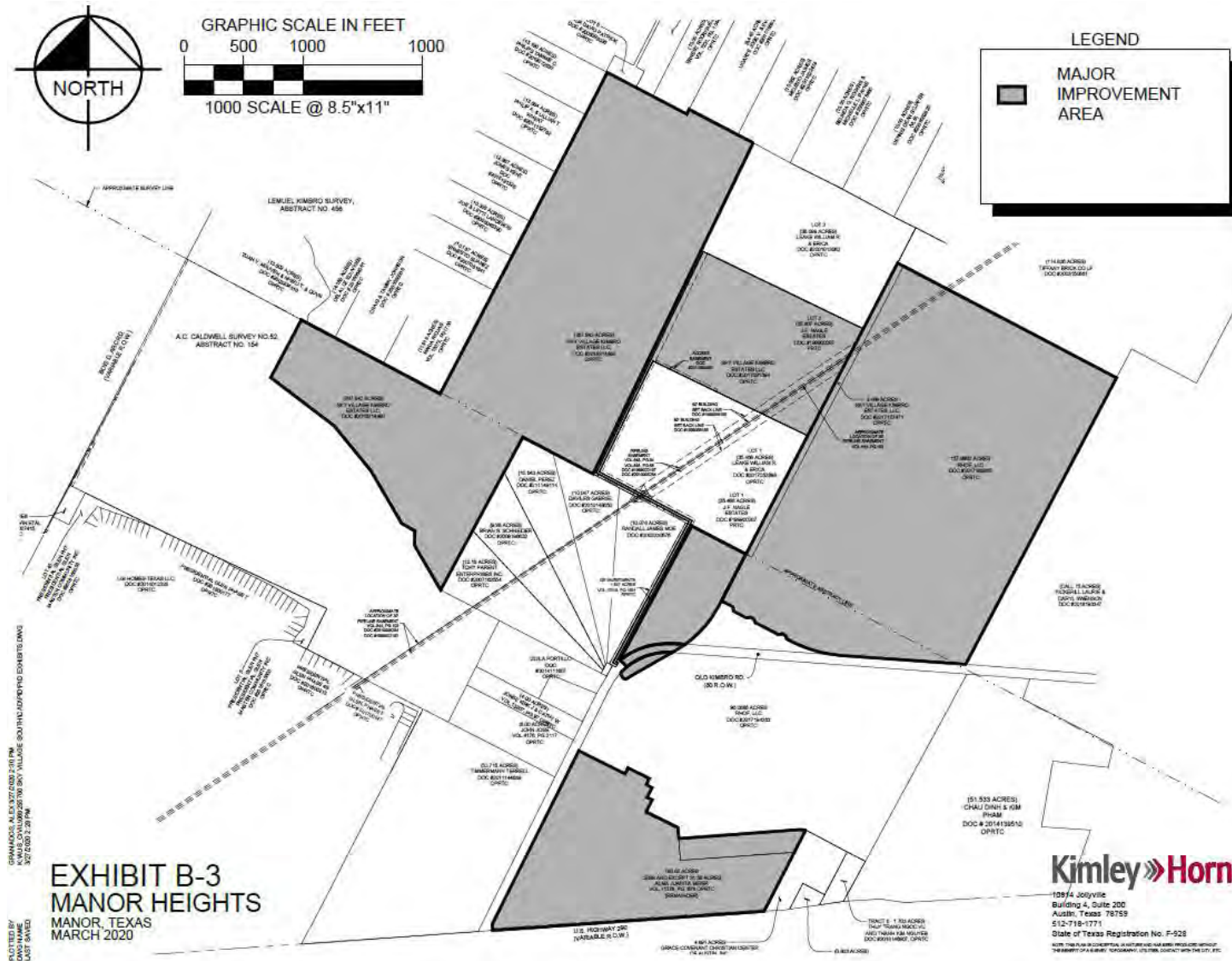


EXHIBIT B-8 – IMPROVEMENT AREA #3 CONDOMINIUM PARCEL MAP

All Improvement Area #3 condominium lots will be contained within Tax ID 958418 upon final plat.



EXHIBIT C – AUTHORIZED IMPROVEMENTS

	Total Costs	Improvement Area #1 [a]	Improvement Area #2 [a]	Improvement Area #3 [c]	Improvement Area #4 [d]	Improvement Area #5 [e]	Major Improvement Area [b]
<i>Major Improvements</i>							
Wastewater Treatment Plant Phase 1	\$ 5,119,898	\$ 799,087	\$ 763,720	\$ -	\$ -	\$ -	\$ 3,557,091
Roadway	3,115,626	486,270	464,749	-	-	-	2,164,607
Kimbro ROW Acquisition	47,348	7,390	7,063	-	-	-	32,895
Soft Costs [f]	1,242,431	193,912	185,330	-	-	-	863,189
	<u>\$ 9,525,302</u>	<u>\$ 1,486,659</u>	<u>\$ 1,420,862</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 6,617,781</u>
<i>Improvement Area #1 Improvements</i>							
Water	\$ 877,624	\$ 877,624	\$ -	\$ -	\$ -	\$ -	\$ -
Wastewater	761,450	761,450	-	-	-	-	-
Drainage	1,147,364	1,147,364	-	-	-	-	-
Roadway	3,462,805	3,462,805	-	-	-	-	-
Trails	59,850	59,850	-	-	-	-	-
Soft Costs [f]	163,600	163,600	-	-	-	-	-
	<u>\$ 6,472,693</u>	<u>\$ 6,472,693</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>
<i>Improvement Area #2 Improvements</i>							
Water	\$ 895,023	\$ -	\$ 895,023	\$ -	\$ -	\$ -	\$ -
Wastewater	1,119,316	-	1,119,316	-	-	-	-
Drainage	1,164,737	-	1,164,737	-	-	-	-
Roadway	4,889,702	-	4,889,702	-	-	-	-
Trails	-	-	-	-	-	-	-
Soft Costs [f]	320,400	-	320,400	-	-	-	-
	<u>\$ 8,389,178</u>	<u>\$ -</u>	<u>\$ 8,389,178</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>
<i>Improvement Area #3 Improvements</i>							
Water	\$ 1,199,062	\$ -	\$ -	\$ 1,199,062	\$ -	\$ -	\$ -
Wastewater	1,777,998	-	-	1,777,998	-	-	-
Drainage	3,229,931	-	-	3,229,931	-	-	-
Roadway	3,012,678	-	-	3,012,678	-	-	-
Soft Costs [f]	1,382,950	-	-	1,382,950	-	-	-
	<u>\$ 10,602,619</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 10,602,619</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>
<i>Improvement Area #4 Improvements</i>							
Water	\$ 2,173,306	\$ -	\$ -	\$ -	\$ 2,173,306	\$ -	\$ -
Wastewater	2,348,206	-	-	-	2,348,206	-	-
Drainage	2,736,230	-	-	-	2,736,230	-	-
Roadway	4,834,330	-	-	-	4,834,330	-	-
Soft Costs [f]	1,813,811	-	-	-	1,813,811	-	-
	<u>\$ 13,905,883</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 13,905,883</u>	<u>\$ -</u>	<u>\$ -</u>
<i>Improvement Area #5 Improvements</i>							
Water	\$ 674,991	\$ -	\$ -	\$ -	\$ -	\$ 674,991	\$ -
Wastewater	969,367	-	-	-	-	969,367	-
Drainage	958,283	-	-	-	-	958,283	-
Roadway	1,407,699	-	-	-	-	1,407,699	-
Soft Costs [f]	601,551	-	-	-	-	601,551	-
	<u>\$ 4,611,891</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 4,611,891</u>	<u>\$ -</u>
<i>Bond Issuance Costs and District Formation Expenses</i>							
Debt Service Reserve Fund [g]	\$ 1,708,183	\$ 218,536	\$ 208,864	\$ 296,029	\$ 483,629	\$ -	\$ 501,125
Capitalized Interest [g]	960,433	134,565	128,610	-	363,939	-	333,319
Underwriter Discount [g]	751,950	112,055	107,095	128,400	162,000	-	242,400
Cost of Issuance [g]	1,329,816	187,139	178,856	267,980	308,689	-	387,152
Original Issue Discount [g]	68,732	-	-	33,395	35,336	-	-
First Year Annual Collection Costs [g]	150,000	15,339	14,661	30,000	60,000	-	30,000
	<u>\$ 4,969,114</u>	<u>\$ 667,634</u>	<u>\$ 638,086</u>	<u>\$ 755,805</u>	<u>\$ 1,413,593</u>	<u>\$ -</u>	<u>\$ 1,493,996</u>
Total	\$ 58,476,679	\$ 8,626,986	\$ 10,448,125	\$ 11,358,424	\$ 15,319,476	\$ 4,611,891	\$ 8,111,777

Notes:

[a] Costs were determined by construction contracts provided by Kimley-Horn and Associates dated 1/8/2021.

[b] Costs were determined by Excel Construction Services bid for Wastewater Treatment Plant Phase 1 Improvements dated 11/9/2020 and construction contract provided by Kimley-Horn and Associates dated 1/8/2021 for Roadways Improvements.

[c] Costs were determined by the engineering report provided by Kimley-Horn and Associates dated 1/30/2023. Improvement Area #3 is within the Major Improvement Area and therefore funds a portion of the Major Improvements.

[d] Costs were determined by the engineering report provided by Kimley-Horn and Associates dated 11/21/2023. Improvement Area #4 is within the Major Improvement Area and therefore funds a portion of the Major Improvements.

[e] Costs were determined by the engineering report provided by Kimley-Horn and Associates dated 1/28/2026. Improvement Area #5 is within the Major Improvement Area and therefore funds a portion of the Major Improvements.

[f] Soft costs estimated at 15% of hard costs, inclusive of a 4% construction management fee.

[g] Costs associated with the issuance of Improvement Area #1-2 bonds were allocated between Improvement Area #1 and Improvement Area #2 on a pro rata basis based on the amount of Assessments levied.

EXHIBIT D – SERVICE PLAN

Improvement Area #1						
Installments Due		1/31/2027	1/31/2028	1/31/2029	1/31/2030	1/31/2031
Principal		\$ 86,923.55	\$ 89,480.12	\$ 92,036.70	\$ 94,593.27	\$ 97,149.85
Interest		\$ 126,512.11	\$ 123,795.75	\$ 120,999.49	\$ 118,123.34	\$ 115,167.31
	(1)	\$ 213,435.66	\$ 213,275.87	\$ 213,036.19	\$ 212,716.62	\$ 212,317.16
Annual Collection Costs	(2)	\$ 18,858.31	\$ 17,685.26	\$ 18,038.96	\$ 18,399.74	\$ 18,767.74
Additional Interest Reserve	(3)	\$ 17,065.14	\$ 16,630.52	\$ 16,183.12	\$ 15,722.94	\$ 15,249.97
Total Annual Installment	(4) = (1) + (2) + (3)	\$ 249,359.11	\$ 247,591.65	\$ 247,258.27	\$ 246,839.30	\$ 246,334.86

Improvement Area #2						
Installments Due		1/31/2027	1/31/2028	1/31/2029	1/31/2030	1/31/2031
Principal		\$ 83,076.45	\$ 85,519.88	\$ 87,963.30	\$ 90,406.73	\$ 92,850.15
Interest		\$ 120,912.89	\$ 118,316.75	\$ 115,644.25	\$ 112,895.40	\$ 110,070.19
	(1)	\$ 203,989.34	\$ 203,836.63	\$ 203,607.55	\$ 203,302.12	\$ 202,920.34
Annual Collection Costs	(2)	\$ 17,877.10	\$ 16,765.07	\$ 17,100.37	\$ 17,442.38	\$ 17,791.22
Additional Interest Reserve	(3)	\$ 16,309.86	\$ 15,894.48	\$ 15,466.88	\$ 15,027.06	\$ 14,575.03
Total Annual Installment	(4) = (1) + (2) + (3)	\$ 238,176.30	\$ 236,496.18	\$ 236,174.80	\$ 235,771.56	\$ 235,286.60

Improvement Area #3						
Installments Due		1/31/2027	1/31/2028	1/31/2029	1/31/2030	1/31/2031
Principal		\$ 75,000.00	\$ 79,000.00	\$ 83,000.00	\$ 85,000.00	\$ 90,000.00
Interest		\$ 218,425.00	\$ 215,050.00	\$ 211,495.00	\$ 207,760.00	\$ 203,935.00
	(1)	\$ 293,425.00	\$ 294,050.00	\$ 294,495.00	\$ 292,760.00	\$ 293,935.00
Annual Collection Costs	(2)	\$ 22,503.28	\$ 24,238.29	\$ 24,723.06	\$ 25,217.52	\$ 25,721.87
Additional Interest Reserve	(3)	\$ 20,510.00	\$ 20,135.00	\$ 19,740.00	\$ 19,325.00	\$ 18,900.00
Total Annual Installment	(4) = (1) + (2) + (3)	\$ 336,438.28	\$ 338,423.29	\$ 338,958.06	\$ 337,302.52	\$ 338,556.87

Improvement Area #4						
Installments Due		1/31/2027	1/31/2028	1/31/2029	1/31/2030	1/31/2031
Principal		\$ 77,000.00	\$ 82,000.00	\$ 86,000.00	\$ 88,000.00	\$ 93,000.00
Interest		\$ 291,000.00	\$ 287,438.76	\$ 283,646.26	\$ 279,668.76	\$ 275,598.76
	(1)	\$ 368,000.00	\$ 369,438.76	\$ 369,646.26	\$ 367,668.76	\$ 368,598.76
Annual Collection Costs	(2)	\$ 21,540.79	\$ 29,634.54	\$ 30,227.23	\$ 30,831.77	\$ 31,448.41
Additional Interest Reserve	(3)	\$ 26,630.00	\$ 26,245.00	\$ 25,835.00	\$ 25,405.00	\$ 24,965.00
Total Annual Installment	(4) = (1) + (2) + (3)	\$ 416,170.79	\$ 425,318.30	\$ 425,708.49	\$ 423,905.53	\$ 425,012.17

Improvement Area #5						
Installments Due		1/31/2027	1/31/2028	1/31/2029	1/31/2030	1/31/2031
Principal		\$ 10,837.32	\$ 11,460.46	\$ 12,119.44	\$ 12,816.31	\$ 13,553.24
Interest		\$ 47,150.00	\$ 46,526.85	\$ 45,867.88	\$ 45,171.01	\$ 44,434.07
	(1)	\$ 57,987.32	\$ 57,987.32	\$ 57,987.32	\$ 57,987.32	\$ 57,987.32
Annual Collection Costs	(2)	\$ 30,000.00	\$ 30,600.00	\$ 31,212.00	\$ 31,836.24	\$ 32,472.96
Total Annual Installment	(3) = (1) + (2)	\$ 87,987.32	\$ 88,587.32	\$ 89,199.32	\$ 89,823.56	\$ 90,460.28

Major Improvement Area						
Installments Due		1/31/2027	1/31/2028	1/31/2029	1/31/2030	1/31/2031
Principal		\$ 175,000.00	\$ 180,000.00	\$ 185,000.00	\$ 195,000.00	\$ 200,000.00
Interest		\$ 313,475.00	\$ 306,912.50	\$ 300,162.50	\$ 293,225.00	\$ 285,912.50
	(1)	\$ 488,475.00	\$ 486,912.50	\$ 485,162.50	\$ 488,225.00	\$ 485,912.50
Annual Collection Costs	(2)	\$ 46,622.33	\$ 38,023.19	\$ 38,783.66	\$ 39,559.33	\$ 40,350.52
Additional Interest Reserve	(3)	\$ 37,225.00	\$ 36,350.00	\$ 35,450.00	\$ 34,525.00	\$ 33,550.00
Total Annual Installment	(4) = (1) + (2) + (3)	\$ 572,322.33	\$ 561,285.69	\$ 559,396.16	\$ 562,309.33	\$ 559,813.02

EXHIBIT E – SOURCES AND USES

	Improvement Area #1	Improvement Area #2	Improvement Area #3	Improvement Area #4	Improvement Area #5	Major Improvement Area
Sources of Funds						
Improvement Area #1-2 Bond Par	\$ 3,735,156	\$ 3,569,844	\$ -	\$ -	\$ -	\$ -
Improvement Area #1-2 Bond Premium	44,700	42,721	-	-	-	-
Improvement Area #3 Bond Par	-	-	4,280,000	-	-	-
Improvement Area #4 Bond Par	-	-	-	5,400,000	-	-
Improvement Area #5 Reimbursement Obligation	-	-	-	-	820,000	-
Major Improvement Area Bond Par	-	-	-	-	-	8,080,000
Owner Contribution	4,847,130	6,835,560	7,078,424	9,919,476	3,791,891	31,777
Total Sources	\$ 8,626,986	\$ 10,448,125	\$ 11,358,424	\$ 15,319,476	\$ 4,611,891	\$ 8,111,777
Uses of Funds						
Major Improvements	\$ 1,486,659	\$ 1,420,862	\$ -	\$ -	\$ -	\$ 6,617,781
Improvement Area #1 Improvements	6,472,693	-	-	-	-	-
Improvement Area #2 Improvements	-	8,389,178	-	-	-	-
Improvement Area #3 Improvements	-	-	10,602,619	-	-	-
Improvement Area #4 Improvements	-	-	-	13,905,883	-	-
Improvement Area #5 Improvements	-	-	-	-	4,611,891	-
	<u>\$ 7,959,352</u>	<u>\$ 9,810,039</u>	<u>\$ 10,602,619</u>	<u>\$ 13,905,883</u>	<u>\$ 4,611,891</u>	<u>\$ 6,617,781</u>
<i>Bond Issuance Costs and District Formation Expenses</i>						
Debt Service Reserve Fund	\$ 218,536	\$ 208,864	\$ 296,029	\$ 483,629	\$ -	\$ 501,125
Capitalized Interest	134,565	128,610	-	363,939	-	333,319
Underwriter Discount	112,055	107,095	128,400	162,000	-	242,400
Cost of Issuance	187,139	178,856	267,980	308,689	-	387,152
Original Issue Discount	-	-	33,395	35,336	-	-
First Year Annual Collection Costs	15,339	14,661	30,000	60,000	-	30,000
	<u>\$ 667,634</u>	<u>\$ 638,086</u>	<u>\$ 755,805</u>	<u>\$ 1,413,593</u>	<u>\$ -</u>	<u>\$ 1,493,996</u>
Total Uses	\$ 8,626,986	\$ 10,448,125	\$ 11,358,424	\$ 15,319,476	\$ 4,611,891	\$ 8,111,777

EXHIBIT F-1 – IMPROVEMENT AREA #1 ASSESSMENT ROLL

Property ID ^[a]	Lot Type	Note	Improvement Area #1	
			Outstanding Assessment	Annual Installment Due 1/31/2027
951773	1		\$ 12,928.13	\$ 944.81
951774	1		\$ 12,928.13	\$ 944.81
951775	1		\$ 12,928.13	\$ 944.81
951776	1		\$ 12,928.13	\$ 944.81
951891	1		\$ 12,928.13	\$ 944.81
951892	1		\$ 12,928.13	\$ 944.81
951893	1		\$ 12,928.13	\$ 944.81
951894	1		\$ 12,928.13	\$ 944.81
951895	1		\$ 12,928.13	\$ 944.81
951896	1		\$ 12,928.13	\$ 944.81
951897	1		\$ 12,928.13	\$ 944.81
951898	1		\$ 12,928.13	\$ 944.81
951899	1		\$ 12,928.13	\$ 944.81
951900	1		\$ 12,928.13	\$ 944.81
951901	1		\$ 12,928.13	\$ 944.81
951902	1		\$ 12,928.13	\$ 944.81
951903	1		\$ 12,928.13	\$ 944.81
951904	1		\$ 12,928.13	\$ 944.81
951905	1		\$ 12,928.13	\$ 944.81
951906	1		\$ 12,928.13	\$ 944.81
951907	1		\$ 12,928.13	\$ 944.81
951908	1		\$ 12,928.13	\$ 944.81
951909	1		\$ 12,928.13	\$ 944.81
951910	1		\$ 12,928.13	\$ 944.81
951911	1		\$ 12,928.13	\$ 944.81
951912	1		\$ 12,928.13	\$ 944.81
951913	1		\$ 12,928.13	\$ 944.81
951914	1		\$ 12,928.13	\$ 944.81
951915	1		\$ 12,928.13	\$ 944.81
951916	1		\$ 12,928.13	\$ 944.81
951917	1		\$ 12,928.13	\$ 944.81
951918	1		\$ 12,928.13	\$ 944.81
951919	1		\$ 12,928.13	\$ 944.81
951920	1		\$ 12,928.13	\$ 944.81
951921	1		\$ 12,928.13	\$ 944.81
951922	1		\$ 12,928.13	\$ 944.81
951923	1		\$ 12,928.13	\$ 944.81
951924	1		\$ 12,928.13	\$ 944.81
951925	1		\$ 12,928.13	\$ 944.81
951926	1		\$ 12,928.13	\$ 944.81

Property ID ^[a]	Lot Type	Note	Improvement Area #1	
			Outstanding Assessment	Annual Installment Due 1/31/2027
951927	1		\$ 12,928.13	\$ 944.81
951928	1		\$ 12,928.13	\$ 944.81
951929	1		\$ 12,928.13	\$ 944.81
951930	1		\$ 12,928.13	\$ 944.81
951931	1		\$ 12,928.13	\$ 944.81
951932	1		\$ 12,928.13	\$ 944.81
951933	1		\$ 12,928.13	\$ 944.81
951934	1		\$ 12,928.13	\$ 944.81
951935	1		\$ 12,928.13	\$ 944.81
951936	1		\$ 12,928.13	\$ 944.81
951937	1		\$ 12,928.13	\$ 944.81
951938	1		\$ 12,928.13	\$ 944.81
951939	1		\$ 12,928.13	\$ 944.81
951940	1		\$ 12,928.13	\$ 944.81
951941	1		\$ 12,928.13	\$ 944.81
951942	1		\$ 12,928.13	\$ 944.81
951943	1		\$ 12,928.13	\$ 944.81
951944	1		\$ 12,928.13	\$ 944.81
951945	1		\$ 12,928.13	\$ 944.81
951946	1		\$ 12,928.13	\$ 944.81
951947	1		\$ 12,928.13	\$ 944.81
951948	1		\$ 12,928.13	\$ 944.81
951949	1		\$ 12,928.13	\$ 944.81
951950	1		\$ 12,928.13	\$ 944.81
951951	1		\$ 12,928.13	\$ 944.81
951952	1		\$ 12,928.13	\$ 944.81
951953	1		\$ 12,928.13	\$ 944.81
951954	1		\$ 12,928.13	\$ 944.81
951955	1		\$ 12,928.13	\$ 944.81
951956	1		\$ 12,928.13	\$ 944.81
951957	1		\$ 12,928.13	\$ 944.81
951958	1		\$ 12,928.13	\$ 944.81
951960	1		\$ 12,928.13	\$ 944.81
951961	1		\$ 12,928.13	\$ 944.81
951962	1		\$ 12,928.13	\$ 944.81
951963	1		\$ 12,928.13	\$ 944.81
951964	1		\$ 12,928.13	\$ 944.81
951965	1		\$ 12,928.13	\$ 944.81
951966	1		\$ 12,928.13	\$ 944.81
951967	1		\$ 12,928.13	\$ 944.81

Property ID ^[a]	Lot Type	Note	Improvement Area #1	
			Outstanding Assessment	Annual Installment Due 1/31/2027
951968	1		\$ 12,928.13	\$ 944.81
951969	1		\$ 12,928.13	\$ 944.81
951970	1		\$ 12,928.13	\$ 944.81
951971	1		\$ 12,928.13	\$ 944.81
951972	1		\$ 12,928.13	\$ 944.81
951973	1		\$ 12,928.13	\$ 944.81
951974	1		\$ 12,928.13	\$ 944.81
951975	1		\$ 12,928.13	\$ 944.81
951976	1		\$ 12,928.13	\$ 944.81
951977	1		\$ 12,928.13	\$ 944.81
951978	1		\$ 12,928.13	\$ 944.81
951979	1		\$ 12,928.13	\$ 944.81
951980	1		\$ 12,928.13	\$ 944.81
951981	1		\$ 12,928.13	\$ 944.81
951982	1		\$ 12,928.13	\$ 944.81
951983	1		\$ 12,928.13	\$ 944.81
951984	1		\$ 12,928.13	\$ 944.81
951985	1		\$ 12,928.13	\$ 944.81
951986	1		\$ 12,928.13	\$ 944.81
951987	1		\$ 12,928.13	\$ 944.81
951988	1		\$ 12,928.13	\$ 944.81
951989	1		\$ 12,928.13	\$ 944.81
951990	1		\$ 12,928.13	\$ 944.81
951991	1		\$ 12,928.13	\$ 944.81
951992	1		\$ 12,928.13	\$ 944.81
951993	1		\$ 12,928.13	\$ 944.81
951994	1		\$ 12,928.13	\$ 944.81
951995	1		\$ 12,928.13	\$ 944.81
951996	1		\$ 12,928.13	\$ 944.81
951997	1		\$ 12,928.13	\$ 944.81
951998	1		\$ 12,928.13	\$ 944.81
951999	1		\$ 12,928.13	\$ 944.81
952000	Open Space		\$ -	\$ -
952001	Open Space		\$ -	\$ -
952002	Open Space		\$ -	\$ -
952003	Open Space		\$ -	\$ -
952004	1		\$ 12,928.13	\$ 944.81
952005	1		\$ 12,928.13	\$ 944.81
952006	1		\$ 12,928.13	\$ 944.81
952007	1		\$ 12,928.13	\$ 944.81

Property ID ^[a]	Lot Type	Note	Improvement Area #1	
			Outstanding Assessment	Annual Installment Due 1/31/2027
952008	1		\$ 12,928.13	\$ 944.81
952009	1		\$ 12,928.13	\$ 944.81
952010	1		\$ 12,928.13	\$ 944.81
952011	1		\$ 12,928.13	\$ 944.81
952012	1		\$ 12,928.13	\$ 944.81
952013	1		\$ 12,928.13	\$ 944.81
952014	1		\$ 12,928.13	\$ 944.81
952015	1		\$ 12,928.13	\$ 944.81
952016	1		\$ 12,928.13	\$ 944.81
952017	1		\$ 12,928.13	\$ 944.81
952018	1		\$ 12,928.13	\$ 944.81
952019	1		\$ 12,928.13	\$ 944.81
952020	1		\$ 12,928.13	\$ 944.81
952021	1		\$ 12,928.13	\$ 944.81
952022	1		\$ 12,928.13	\$ 944.81
952023	1		\$ 12,928.13	\$ 944.81
952024	1		\$ 12,928.13	\$ 944.81
952025	1		\$ 12,928.13	\$ 944.81
952026	1		\$ 12,928.13	\$ 944.81
952027	1		\$ 12,928.13	\$ 944.81
952028	1		\$ 12,928.13	\$ 944.81
952029	1		\$ 12,928.13	\$ 944.81
952030	1		\$ 12,928.13	\$ 944.81
952031	1		\$ 12,928.13	\$ 944.81
952032	1		\$ 12,928.13	\$ 944.81
952033	1		\$ 12,928.13	\$ 944.81
952034	1		\$ 12,928.13	\$ 944.81
952035	1		\$ 12,928.13	\$ 944.81
952036	1		\$ 12,928.13	\$ 944.81
952037	1		\$ 12,928.13	\$ 944.81
952038	1		\$ 12,928.13	\$ 944.81
952039	1		\$ 12,928.13	\$ 944.81
952040	1		\$ 12,928.13	\$ 944.81
952041	1		\$ 12,928.13	\$ 944.81
952042	1		\$ 12,928.13	\$ 944.81
952043	1		\$ 12,928.13	\$ 944.81
952044	1		\$ 12,928.13	\$ 944.81
952045	1		\$ 12,928.13	\$ 944.81
952046	1		\$ 12,928.13	\$ 944.81
952047	1		\$ 12,928.13	\$ 944.81

Property ID ^[a]	Lot Type	Note	Improvement Area #1	
			Outstanding Assessment	Annual Installment Due 1/31/2027
952048	1		\$ 12,928.13	\$ 944.81
952051	1		\$ 12,928.13	\$ 944.81
952052	1		\$ 12,928.13	\$ 944.81
952053	1		\$ 12,928.13	\$ 944.81
952054	1		\$ 12,928.13	\$ 944.81
952055	1		\$ 12,928.13	\$ 944.81
952056	1		\$ 12,928.13	\$ 944.81
952057	1		\$ 12,928.13	\$ 944.81
952058	1		\$ 12,928.13	\$ 944.81
952059	1		\$ 12,928.13	\$ 944.81
952060	1		\$ 12,928.13	\$ 944.81
952061	1		\$ 12,928.13	\$ 944.81
952062	1		\$ 12,928.13	\$ 944.81
952063	1		\$ 12,928.13	\$ 944.81
952064	1		\$ 12,928.13	\$ 944.81
952065	1		\$ 12,928.13	\$ 944.81
952066	1		\$ 12,928.13	\$ 944.81
952067	1		\$ 12,928.13	\$ 944.81
952068	1		\$ 12,928.13	\$ 944.81
952069	1		\$ 12,928.13	\$ 944.81
952070	1		\$ 12,928.13	\$ 944.81
952071	1		\$ 12,928.13	\$ 944.81
952072	1		\$ 12,928.13	\$ 944.81
952073	1		\$ 12,928.13	\$ 944.81
952074	1		\$ 12,928.13	\$ 944.81
952075	1		\$ 12,928.13	\$ 944.81
952076	1		\$ 12,928.13	\$ 944.81
952077	1		\$ 12,928.13	\$ 944.81
952078	1		\$ 12,928.13	\$ 944.81
952079	1		\$ 12,928.13	\$ 944.81
952080	Open Space		\$ -	\$ -
953579	1		\$ 12,928.13	\$ 944.81
953580	1		\$ 12,928.13	\$ 944.81
953583	1		\$ 12,928.13	\$ 944.81
953584	1		\$ 12,928.13	\$ 944.81
953585	1		\$ 12,928.13	\$ 944.81
953586	1		\$ 12,928.13	\$ 944.81
953587	1		\$ 12,928.13	\$ 944.81
953588	1		\$ 12,928.13	\$ 944.81
953589	1		\$ 12,928.13	\$ 944.81

Property ID ^[a]	Lot Type	Note	Improvement Area #1	
			Outstanding Assessment	Annual Installment Due 1/31/2027
953590	1		\$ 12,928.13	\$ 944.81
953591	1		\$ 12,928.13	\$ 944.81
953592	1		\$ 12,928.13	\$ 944.81
953593	1		\$ 12,928.13	\$ 944.81
953594	1		\$ 12,928.13	\$ 944.81
953595	1		\$ 12,928.13	\$ 944.81
953596	1		\$ 12,928.13	\$ 944.81
953597	Open Space		\$ -	\$ -
953598	1		\$ 12,928.13	\$ 944.81
953599	1		\$ 12,928.13	\$ 944.81
953600	1		\$ 12,928.13	\$ 944.81
953601	1		\$ 12,928.13	\$ 944.81
953602	1		\$ 12,928.13	\$ 944.81
953603	1		\$ 12,928.13	\$ 944.81
953604	1		\$ 12,928.13	\$ 944.81
953605	1		\$ 12,928.13	\$ 944.81
953606	1		\$ 12,928.13	\$ 944.81
953607	1		\$ 12,928.13	\$ 944.81
953608	1		\$ 12,928.13	\$ 944.81
953611	1		\$ 12,928.13	\$ 944.81
953612	1		\$ 12,928.13	\$ 944.81
953613	Open Space		\$ -	\$ -
953614	1		\$ 12,928.13	\$ 944.81
953615	1		\$ 12,928.13	\$ 944.81
953616	1		\$ 12,928.13	\$ 944.81
953617	1		\$ 12,928.13	\$ 944.81
953618	1		\$ 12,928.13	\$ 944.81
953619	1		\$ 12,928.13	\$ 944.81
953620	1		\$ 12,928.13	\$ 944.81
953621	1		\$ 12,928.13	\$ 944.81
953622	1		\$ 12,928.13	\$ 944.81
953623	1		\$ 12,928.13	\$ 944.81
953624	1		\$ 12,928.13	\$ 944.81
953626	1		\$ 12,928.13	\$ 944.81
953627	1		\$ 12,928.13	\$ 944.81
953628	1		\$ 12,928.13	\$ 944.81
953629	1		\$ 12,928.13	\$ 944.81
953630	1		\$ 12,928.13	\$ 944.81
953631	1		\$ 12,928.13	\$ 944.81
953632	1		\$ 12,928.13	\$ 944.81

Property ID ^[a]	Lot Type	Note	Improvement Area #1	
			Outstanding Assessment	Annual Installment Due 1/31/2027
953633	1		\$ 12,928.13	\$ 944.81
953634	1		\$ 12,928.13	\$ 944.81
953635	1		\$ 12,928.13	\$ 944.81
953636	1		\$ 12,928.13	\$ 944.81
953637	1		\$ 12,928.13	\$ 944.81
953638	1		\$ 12,928.13	\$ 944.81
953639	1		\$ 12,928.13	\$ 944.81
953640	1		\$ 12,928.13	\$ 944.81
953641	1		\$ 12,928.13	\$ 944.81
953642	1		\$ 12,928.13	\$ 944.81
953643	1		\$ 12,928.13	\$ 944.81
953644	1		\$ 12,928.13	\$ 944.81
953645	1		\$ 12,928.13	\$ 944.81
953648	1		\$ 12,928.13	\$ 944.81
953649	1		\$ 12,928.13	\$ 944.81
953650	1		\$ 12,928.13	\$ 944.81
953651	1		\$ 12,928.13	\$ 944.81
953653	1		\$ 12,928.13	\$ 944.81
953654	1		\$ 12,928.13	\$ 944.81
953655	1		\$ 12,928.13	\$ 944.81
953656	1		\$ 12,928.13	\$ 944.81
953657	1		\$ 12,928.13	\$ 944.81
953658	1		\$ 12,928.13	\$ 944.81
953659	1		\$ 12,928.13	\$ 944.81
953660	1		\$ 12,928.13	\$ 944.81
953661	1		\$ 12,928.13	\$ 944.81
953662	1		\$ 12,928.13	\$ 944.81
953663	1	[d]	\$ -	\$ -
964373	Open Space		\$ -	\$ -
964374	1		\$ 12,928.13	\$ 944.81
964375	Open Space		\$ -	\$ -
964376	1		\$ 12,928.13	\$ 944.81
964377	1		\$ 12,928.13	\$ 944.81
964378	Open Space		\$ -	\$ -
Total ^{[b][c]}			\$ 3,400,099.39	\$ 248,486.00

Footnotes:

^[a] Property IDs preliminary and subject to change based on the final certified rolls provided by the County prior to billing.

^[b] Totals may not sum due to rounding.

^[c] Due to prepayments not yet redeemed the outstanding assessment may be less than outstanding Bonds for Improvement Area #1.

^[d] Prepaid in full.

EXHIBIT F-2 – IMPROVEMENT AREA #1 ANNUAL INSTALLMENT SCHEDULE

Installment Due 1/31	Principal	Interest [a]	Additional Interest [b]	Annual Collection Costs	Total Annual Installment
2027	\$ 86,924	\$ 126,512	\$ 17,065	\$ 18,858	\$ 249,359
2028	89,480	123,796	16,631	17,685	247,592
2029	92,037	120,999	16,183	18,039	247,258
2030	94,593	118,123	15,723	18,400	246,839
2031	97,150	115,167	15,250	18,768	246,335
2032	102,263	112,131	14,764	19,143	248,302
2033	104,820	108,552	14,253	19,526	247,151
2034	107,376	104,883	13,729	19,916	245,905
2035	112,489	101,125	13,192	20,315	247,121
2036	117,602	97,188	12,629	20,721	248,141
2037	120,159	93,072	12,041	21,136	246,408
2038	125,272	88,867	11,441	21,558	247,138
2039	130,385	84,482	10,814	21,989	247,671
2040	135,498	79,919	10,162	22,429	248,009
2041	140,612	75,176	9,485	22,878	248,150
2042	145,725	70,255	8,782	23,335	248,097
2043	150,838	64,426	8,053	23,802	247,119
2044	155,951	58,392	7,299	24,278	245,920
2045	163,621	52,154	6,519	24,764	247,058
2046	171,291	45,609	5,701	25,259	247,860
2047	178,960	38,758	4,845	25,764	248,327
2048	184,073	31,599	3,950	26,279	245,902
2049	194,300	24,236	3,030	26,805	248,371
2050	201,969	16,464	2,058	27,341	247,833
2051	209,639	8,386	1,048	27,888	246,961
Total	\$ 3,413,028	\$ 1,960,273	\$ 254,648	\$ 556,877	\$ 6,184,825

[a] Interest is calculated at the actual rate of the PID Bonds.

[b] Additional Interest is calculated at the Additional Interest Rate.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

EXHIBIT G-1 – IMPROVEMENT AREA #2 ASSESSMENT ROLL

Property ID ^[a]	Lot Type	Note	Improvement Area #2	
			Outstanding Assessment	Annual Installment Due 1/31/2027
958244	2		\$ 12,928.13	\$ 944.81
958246	2		\$ 12,928.13	\$ 944.81
958247	2		\$ 12,928.13	\$ 944.81
958248	2		\$ 12,928.13	\$ 944.81
958249	2		\$ 12,928.13	\$ 944.81
958250	2		\$ 12,928.13	\$ 944.81
958251	2		\$ 12,928.13	\$ 944.81
958252	2		\$ 12,928.13	\$ 944.81
958254	2		\$ 12,928.13	\$ 944.81
958255	2		\$ 12,928.13	\$ 944.81
958256	2		\$ 12,928.13	\$ 944.81
958257	2		\$ 12,928.13	\$ 944.81
958258	Open Space		\$ -	\$ -
958259	2		\$ 12,928.13	\$ 944.81
958260	2		\$ 12,928.13	\$ 944.81
958262	2		\$ 12,928.13	\$ 944.81
958263	2		\$ 12,928.13	\$ 944.81
958264	2		\$ 12,928.13	\$ 944.81
958265	2		\$ 12,928.13	\$ 944.81
958266	2		\$ 12,928.13	\$ 944.81
958267	2		\$ 12,928.13	\$ 944.81
958268	2		\$ 12,928.13	\$ 944.81
958269	2		\$ 12,928.13	\$ 944.81
958270	2		\$ 12,928.13	\$ 944.81
958271	2		\$ 12,928.13	\$ 944.81
958272	2		\$ 12,928.13	\$ 944.81
958273	2		\$ 12,928.13	\$ 944.81
958274	2		\$ 12,928.13	\$ 944.81
958275	2		\$ 12,928.13	\$ 944.81
958276	2		\$ 12,928.13	\$ 944.81
958277	2		\$ 12,928.13	\$ 944.81
958278	2		\$ 12,928.13	\$ 944.81
958279	2		\$ 12,928.13	\$ 944.81
958280	2		\$ 12,928.13	\$ 944.81
958282	2		\$ 12,928.13	\$ 944.81
958283	2	[d]	\$ -	\$ -
958284	2		\$ 12,928.13	\$ 944.81
958285	2		\$ 12,928.13	\$ 944.81
958286	2		\$ 12,928.13	\$ 944.81
958287	2		\$ 12,928.13	\$ 944.81

			Improvement Area #2	
Property ID ^[a]	Lot Type	Note	Outstanding Assessment	Annual Installment Due 1/31/2027
958288	2		\$ 12,928.13	\$ 944.81
958289	2		\$ 12,928.13	\$ 944.81
958290	2		\$ 12,928.13	\$ 944.81
958291	2		\$ 12,928.13	\$ 944.81
958292	2		\$ 12,928.13	\$ 944.81
958293	2		\$ 12,928.13	\$ 944.81
958294	2		\$ 12,928.13	\$ 944.81
958295	2		\$ 12,928.13	\$ 944.81
958296	2		\$ 12,928.13	\$ 944.81
958297	2		\$ 12,928.13	\$ 944.81
958298	2		\$ 12,928.13	\$ 944.81
958299	2		\$ 12,928.13	\$ 944.81
958300	2		\$ 12,928.13	\$ 944.81
958301	2		\$ 12,928.13	\$ 944.81
958302	2		\$ 12,928.13	\$ 944.81
958303	2		\$ 12,928.13	\$ 944.81
958304	2		\$ 12,928.13	\$ 944.81
958305	2		\$ 12,928.13	\$ 944.81
958306	2		\$ 12,928.13	\$ 944.81
958307	2		\$ 12,928.13	\$ 944.81
958309	2		\$ 12,928.13	\$ 944.81
958310	2		\$ 12,928.13	\$ 944.81
958311	2		\$ 12,928.13	\$ 944.81
958312	2		\$ 12,928.13	\$ 944.81
958313	2		\$ 12,928.13	\$ 944.81
958314	2		\$ 12,928.13	\$ 944.81
958315	2		\$ 12,928.13	\$ 944.81
958316	2		\$ 12,928.13	\$ 944.81
958317	2		\$ 12,928.13	\$ 944.81
958319	2		\$ 12,928.13	\$ 944.81
958320	2		\$ 12,928.13	\$ 944.81
958321	2		\$ 12,928.13	\$ 944.81
958323	Open Space		\$ -	\$ -
958324	2		\$ 12,928.13	\$ 944.81
958334	2		\$ 12,928.13	\$ 944.81
958335	2		\$ 12,928.13	\$ 944.81
958336	2		\$ 12,928.13	\$ 944.81
958337	2		\$ 12,928.13	\$ 944.81
958338	2		\$ 12,928.13	\$ 944.81
958339	2		\$ 12,928.13	\$ 944.81

			Improvement Area #2	
Property ID ^[a]	Lot Type	Note	Outstanding Assessment	Annual Installment Due 1/31/2027
958340	2		\$ 12,928.13	\$ 944.81
958341	2		\$ 12,928.13	\$ 944.81
958343	Open Space		\$ -	\$ -
958344	2		\$ 12,928.13	\$ 944.81
958345	2		\$ 12,928.13	\$ 944.81
958357	Open Space		\$ -	\$ -
958358	2		\$ 12,928.13	\$ 944.81
958359	2		\$ 12,928.13	\$ 944.81
958360	2		\$ 12,928.13	\$ 944.81
958361	2	[d]	\$ -	\$ -
958363	2		\$ 12,928.13	\$ 944.81
958364	2		\$ 12,928.13	\$ 944.81
958365	2		\$ 12,928.13	\$ 944.81
958366	2		\$ 12,928.13	\$ 944.81
958367	2		\$ 12,928.13	\$ 944.81
958368	2		\$ 12,928.13	\$ 944.81
958369	2		\$ 12,928.13	\$ 944.81
958370	Open Space		\$ -	\$ -
958375	2		\$ 12,928.13	\$ 944.81
958376	2		\$ 12,928.13	\$ 944.81
958377	2		\$ 12,928.13	\$ 944.81
958378	2		\$ 12,928.13	\$ 944.81
958379	2		\$ 12,928.13	\$ 944.81
958380	2		\$ 12,928.13	\$ 944.81
958381	2		\$ 12,928.13	\$ 944.81
958382	2		\$ 12,928.13	\$ 944.81
958383	2		\$ 12,928.13	\$ 944.81
958384	2		\$ 12,928.13	\$ 944.81
958385	2		\$ 12,928.13	\$ 944.81
958386	2		\$ 12,928.13	\$ 944.81
958387	2		\$ 12,928.13	\$ 944.81
958388	2		\$ 12,928.13	\$ 944.81
958389	2		\$ 12,928.13	\$ 944.81
958390	2		\$ 12,928.13	\$ 944.81
958391	2	[d]	\$ -	\$ -
958392	2		\$ 12,928.13	\$ 944.81
958393	2		\$ 12,928.13	\$ 944.81
958394	2		\$ 12,928.13	\$ 944.81
958395	2		\$ 12,928.13	\$ 944.81
958396	2		\$ 12,928.13	\$ 944.81

			Improvement Area #2	
Property ID ^[a]	Lot Type	Note	Outstanding Assessment	Annual Installment Due 1/31/2027
958397	2		\$ 12,928.13	\$ 944.81
958398	Open Space		\$ -	\$ -
958402	3		\$ 13,154.94	\$ 961.39
958403	3		\$ 13,154.94	\$ 961.39
958404	3		\$ 13,154.94	\$ 961.39
958405	3		\$ 13,154.94	\$ 961.39
958407	2		\$ 12,928.13	\$ 944.81
958408	2		\$ 12,928.13	\$ 944.81
958409	2		\$ 12,928.13	\$ 944.81
958410	2		\$ 12,928.13	\$ 944.81
958411	2		\$ 12,928.13	\$ 944.81
958412	Open Space		\$ -	\$ -
958413	3		\$ 13,154.94	\$ 961.39
958414	3		\$ 13,154.94	\$ 961.39
958415	3		\$ 13,154.94	\$ 961.39
958416	3		\$ 13,154.94	\$ 961.39
958463	2		\$ 12,928.13	\$ 944.81
958464	2		\$ 12,928.13	\$ 944.81
958465	2		\$ 12,928.13	\$ 944.81
958466	2		\$ 12,928.13	\$ 944.81
958467	2		\$ 12,928.13	\$ 944.81
958468	2		\$ 12,928.13	\$ 944.81
958469	2		\$ 12,928.13	\$ 944.81
958470	2		\$ 12,928.13	\$ 944.81
958471	2		\$ 12,928.13	\$ 944.81
958472	2		\$ 12,928.13	\$ 944.81
958475	3		\$ 13,154.94	\$ 961.39
958476	3		\$ 13,154.94	\$ 961.39
958477	3		\$ 13,154.94	\$ 961.39
958478	3		\$ 13,154.94	\$ 961.39
958479	3		\$ 13,154.94	\$ 961.39
958480	3		\$ 13,154.94	\$ 961.39
958481	3		\$ 13,154.94	\$ 961.39
958482	3		\$ 13,154.94	\$ 961.39
958483	3		\$ 13,154.94	\$ 961.39
958484	2		\$ 12,928.13	\$ 944.81
958485	2		\$ 12,928.13	\$ 944.81
958486	2		\$ 12,928.13	\$ 944.81

			Improvement Area #2	
Property ID ^[a]	Lot Type	Note	Outstanding Assessment	Annual Installment Due 1/31/2027
958487	2		\$ 12,928.13	\$ 944.81
958488	2		\$ 12,928.13	\$ 944.81
958489	2		\$ 12,928.13	\$ 944.81
958490	2		\$ 12,928.13	\$ 944.81
958491	2		\$ 12,928.13	\$ 944.81
958492	3		\$ 13,154.94	\$ 961.39
958493	3		\$ 13,154.94	\$ 961.39
958494	3		\$ 13,154.94	\$ 961.39
958495	3		\$ 13,154.94	\$ 961.39
958496	3		\$ 13,154.94	\$ 961.39
958497	2		\$ 12,928.13	\$ 944.81
958498	2		\$ 12,928.13	\$ 944.81
958499	2		\$ 12,928.13	\$ 944.81
958500	2		\$ 12,928.13	\$ 944.81
958501	2		\$ 12,928.13	\$ 944.81
958761	2		\$ 12,928.13	\$ 944.81
958762	2		\$ 12,928.13	\$ 944.81
958763	2		\$ 12,928.13	\$ 944.81
958764	2		\$ 12,928.13	\$ 944.81
958765	2		\$ 12,928.13	\$ 944.81
958766	2		\$ 12,928.13	\$ 944.81
958767	2		\$ 12,928.13	\$ 944.81
958768	2		\$ 12,928.13	\$ 944.81
958769	Open Space		\$ -	\$ -
958770	2		\$ 12,928.13	\$ 944.81
958771	2		\$ 12,928.13	\$ 944.81
958772	3		\$ 13,154.94	\$ 961.39
958773	3		\$ 13,154.94	\$ 961.39
958774	Open Space		\$ -	\$ -
958775	3		\$ 13,154.94	\$ 961.39
958776	3		\$ 13,154.94	\$ 961.39
958777	3		\$ 13,154.94	\$ 961.39
958778	3		\$ 13,154.94	\$ 961.39
958779	3		\$ 13,154.94	\$ 961.39
958780	3		\$ 13,154.94	\$ 961.39
958781	Open Space		\$ -	\$ -
958782	3		\$ 13,154.94	\$ 961.39
958783	3		\$ 13,154.94	\$ 961.39
958784	3		\$ 13,154.94	\$ 961.39
958785	3		\$ 13,154.94	\$ 961.39

			Improvement Area #2	
Property ID ^[a]	Lot Type	Note	Outstanding Assessment	Annual Installment Due 1/31/2027
958786	3		\$ 13,154.94	\$ 961.39
958787	3		\$ 13,154.94	\$ 961.39
958788	3		\$ 13,154.94	\$ 961.39
958789	3		\$ 13,154.94	\$ 961.39
958790	3		\$ 13,154.94	\$ 961.39
958791	3		\$ 13,154.94	\$ 961.39
958792	3		\$ 13,154.94	\$ 961.39
958793	3		\$ 13,154.94	\$ 961.39
958794	2		\$ 12,928.13	\$ 944.81
958795	2		\$ 12,928.13	\$ 944.81
958796	2		\$ 12,928.13	\$ 944.81
958797	2		\$ 12,928.13	\$ 944.81
958798	2		\$ 12,928.13	\$ 944.81
958799	3		\$ 13,154.94	\$ 961.39
958800	3		\$ 13,154.94	\$ 961.39
958801	3		\$ 13,154.94	\$ 961.39
958802	2		\$ 12,928.13	\$ 944.81
958803	2		\$ 12,928.13	\$ 944.81
958804	2		\$ 12,928.13	\$ 944.81
958805	3		\$ 13,154.94	\$ 961.39
958806	3		\$ 13,154.94	\$ 961.39
958807	3		\$ 13,154.94	\$ 961.39
958808	3		\$ 13,154.94	\$ 961.39
958809	3		\$ 13,154.94	\$ 961.39
958810	3		\$ 13,154.94	\$ 961.39
958811	3		\$ 13,154.94	\$ 961.39
958812	3		\$ 13,154.94	\$ 961.39
958813	3		\$ 13,154.94	\$ 961.39
958814	3		\$ 13,154.94	\$ 961.39
958815	3		\$ 13,154.94	\$ 961.39
958816	3		\$ 13,154.94	\$ 961.39
958817	3		\$ 13,154.94	\$ 961.39
958818	3		\$ 13,154.94	\$ 961.39
958819	3		\$ 13,154.94	\$ 961.39
958820	3		\$ 13,154.94	\$ 961.39
958821	3		\$ 13,154.94	\$ 961.39
958822	3		\$ 13,154.94	\$ 961.39
958823	3		\$ 13,154.94	\$ 961.39
958824	3		\$ 13,154.94	\$ 961.39
958825	2		\$ 12,928.13	\$ 944.81

			Improvement Area #2	
Property ID ^[a]	Lot Type	Note	Outstanding Assessment	Annual Installment Due 1/31/2027
958826	2		\$ 12,928.13	\$ 944.81
958827	2		\$ 12,928.13	\$ 944.81
958828	2		\$ 12,928.13	\$ 944.81
958829	2		\$ 12,928.13	\$ 944.81
958830	3		\$ 13,154.94	\$ 961.39
958831	3		\$ 13,154.94	\$ 961.39
958832	3		\$ 13,154.94	\$ 961.39
958833	3		\$ 13,154.94	\$ 961.39
958834	3		\$ 13,154.94	\$ 961.39
958835	3		\$ 13,154.94	\$ 961.39
958836	3		\$ 13,154.94	\$ 961.39
958837	3		\$ 13,154.94	\$ 961.39
958838	3		\$ 13,154.94	\$ 961.39
958839	Open Space		\$ -	\$ -
958840	3		\$ 13,154.94	\$ 961.39
964363	2		\$ 12,928.13	\$ 944.81
964364	2		\$ 12,928.13	\$ 944.81
964365	2		\$ 12,928.13	\$ 944.81
964366	2		\$ 12,928.13	\$ 944.81
964367	2		\$ 12,928.13	\$ 944.81
964368	2		\$ 12,928.13	\$ 944.81
964369	2		\$ 12,928.13	\$ 944.81
964370	2		\$ 12,928.13	\$ 944.81
964371	2		\$ 12,928.13	\$ 944.81
Total ^{[b][c]}			\$ 3,223,188.07	\$ 235,556.98

Footnotes:

^[a] Property IDs preliminary and subject to change based on the final certified rolls provided by the County prior to billing.

^[b] Totals may not sum due to rounding.

^[c] Due to prepayments not yet redeemed the outstanding assessment may be less than outstanding Bonds for Improvement Area #2.

^[d] Prepaid in full.

EXHIBIT G-2 – IMPROVEMENT AREA #2 ANNUAL INSTALLMENT SCHEDULE

Installment Due 1/31	Principal	Interest [a]	Additional Interest [b]	Annual Collection Costs	Total Annual Installment
2027	\$ 83,076	\$ 120,913	\$ 16,310	\$ 17,877	\$ 238,176
2028	85,520	118,317	15,894	16,765	236,496
2029	87,963	115,644	15,467	17,100	236,175
2030	90,407	112,895	15,027	17,442	235,772
2031	92,850	110,070	14,575	17,791	235,287
2032	97,737	107,169	14,111	18,147	237,163
2033	100,180	103,748	13,622	18,510	236,060
2034	102,624	100,242	13,121	18,880	234,867
2035	107,511	96,650	12,608	19,258	236,026
2036	112,398	92,887	12,071	19,643	236,998
2037	114,841	88,953	11,509	20,036	235,338
2038	119,728	84,933	10,934	20,437	236,032
2039	124,615	80,743	10,336	20,845	236,539
2040	129,502	76,381	9,713	21,262	236,858
2041	134,388	71,849	9,065	21,687	236,990
2042	139,275	67,145	8,393	22,121	236,935
2043	144,162	61,574	7,697	22,564	235,997
2044	149,049	55,808	6,976	23,015	234,848
2045	156,379	49,846	6,231	23,475	235,931
2046	163,709	43,591	5,449	23,945	236,694
2047	171,040	37,042	4,630	24,424	237,136
2048	175,927	30,201	3,775	24,912	234,814
2049	185,700	23,164	2,895	25,410	237,170
2050	193,031	15,736	1,967	25,918	236,652
2051	200,361	8,014	1,002	26,437	235,814
Total	\$ 3,261,972	\$ 1,873,514	\$ 243,377	\$ 527,902	\$ 5,906,766

[a] Interest is calculated at the actual rate of the PID Bonds.

[b] Additional Interest is calculated at the Additional Interest Rate.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

EXHIBIT H-1 – IMPROVEMENT AREA #3 ASSESSMENT ROLL

Parcel ID ^[a]	Lot Type	Note	Improvement Area #3	
			Outstanding Assessment	Annual Installment Due 1/31/2027
958418	Condo Parcel		\$ 832,944.14	\$ 68,316.50
966229	Non-Benefited		\$ -	\$ -
965955	Non-Benefited		\$ -	\$ -
966065	Lot Type 5		\$ 11,911.10	\$ 976.93
965943	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965944	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965945	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965946	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965947	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965948	Lot Type 6	[d]	\$ -	\$ -
965949	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965950	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965951	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965952	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965953	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965954	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965956	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965957	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965958	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965959	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965960	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965961	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965962	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965963	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965964	Lot Type 5		\$ 11,911.10	\$ 976.93
965965	Non-Benefited		\$ -	\$ -
965966	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965967	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965968	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965969	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965970	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965971	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965972	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965973	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965974	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965975	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965976	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965977	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965978	Lot Type 6		\$ 12,993.93	\$ 1,065.74

Parcel ID ^[a]	Lot Type	Note	Improvement Area #3	
			Outstanding Assessment	Annual Installment Due 1/31/2027
965979	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965980	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965981	Lot Type 6		\$ 12,993.93	\$ 1,065.74
965983	Non-Benefited		\$ -	\$ -
965984	Lot Type 4		\$ 10,828.27	\$ 888.11
965985	Lot Type 4		\$ 10,828.27	\$ 888.11
965986	Lot Type 4		\$ 10,828.27	\$ 888.11
965987	Lot Type 4		\$ 10,828.27	\$ 888.11
965988	Lot Type 4		\$ 10,828.27	\$ 888.11
965989	Lot Type 4		\$ 10,828.27	\$ 888.11
965990	Lot Type 4		\$ 10,828.27	\$ 888.11
965991	Lot Type 4		\$ 10,828.27	\$ 888.11
965992	Lot Type 4		\$ 10,828.27	\$ 888.11
965993	Lot Type 4		\$ 10,828.27	\$ 888.11
965994	Lot Type 4		\$ 10,828.27	\$ 888.11
965995	Lot Type 4		\$ 10,828.27	\$ 888.11
965996	Lot Type 4		\$ 10,828.27	\$ 888.11
965997	Lot Type 4		\$ 10,828.27	\$ 888.11
965998	Lot Type 4		\$ 10,828.27	\$ 888.11
965999	Lot Type 4		\$ 10,828.27	\$ 888.11
966000	Lot Type 4		\$ 10,828.27	\$ 888.11
966001	Lot Type 4		\$ 10,828.27	\$ 888.11
966002	Lot Type 4		\$ 10,828.27	\$ 888.11
966003	Lot Type 4		\$ 10,828.27	\$ 888.11
966004	Lot Type 4		\$ 10,828.27	\$ 888.11
966005	Lot Type 4		\$ 10,828.27	\$ 888.11
966006	Lot Type 4		\$ 10,828.27	\$ 888.11
966007	Lot Type 4		\$ 10,828.27	\$ 888.11
966008	Lot Type 4		\$ 10,828.27	\$ 888.11
966009	Lot Type 4		\$ 10,828.27	\$ 888.11
966010	Lot Type 4		\$ 10,828.27	\$ 888.11
966011	Lot Type 4		\$ 10,828.27	\$ 888.11
966012	Lot Type 4		\$ 10,828.27	\$ 888.11
966013	Lot Type 4		\$ 10,828.27	\$ 888.11
966014	Lot Type 4		\$ 10,828.27	\$ 888.11
966015	Lot Type 4		\$ 10,828.27	\$ 888.11
966016	Lot Type 4		\$ 10,828.27	\$ 888.11
966017	Lot Type 4		\$ 10,828.27	\$ 888.11
966018	Lot Type 4		\$ 10,828.27	\$ 888.11
966019	Lot Type 4		\$ 10,828.27	\$ 888.11

			Improvement Area #3	
Parcel ID ^[a]	Lot Type	Note	Outstanding Assessment	Annual Installment Due 1/31/2027
966020	Lot Type 4		\$ 10,828.27	\$ 888.11
966021	Lot Type 4		\$ 10,828.27	\$ 888.11
966022	Lot Type 4		\$ 10,828.27	\$ 888.11
966023	Lot Type 4		\$ 10,828.27	\$ 888.11
966024	Lot Type 4		\$ 10,828.27	\$ 888.11
966025	Lot Type 4		\$ 10,828.27	\$ 888.11
966026	Lot Type 4		\$ 10,828.27	\$ 888.11
966027	Lot Type 4		\$ 10,828.27	\$ 888.11
966028	Lot Type 4		\$ 10,828.27	\$ 888.11
966029	Lot Type 4		\$ 10,828.27	\$ 888.11
966030	Non-Benefited		\$ -	\$ -
966031	Lot Type 4		\$ 10,828.27	\$ 888.11
966032	Lot Type 4		\$ 10,828.27	\$ 888.11
966033	Lot Type 4		\$ 10,828.27	\$ 888.11
966034	Lot Type 6		\$ 12,993.93	\$ 1,065.74
966035	Lot Type 6		\$ 12,993.93	\$ 1,065.74
966036	Lot Type 4		\$ 10,828.27	\$ 888.11
966037	Lot Type 4		\$ 10,828.27	\$ 888.11
966038	Lot Type 4		\$ 10,828.27	\$ 888.11
966039	Lot Type 4		\$ 10,828.27	\$ 888.11
966040	Lot Type 4		\$ 10,828.27	\$ 888.11
966041	Lot Type 4		\$ 10,828.27	\$ 888.11
966042	Lot Type 4		\$ 10,828.27	\$ 888.11
966043	Lot Type 4		\$ 10,828.27	\$ 888.11
966044	Lot Type 4		\$ 10,828.27	\$ 888.11
966045	Lot Type 4		\$ 10,828.27	\$ 888.11
966046	Lot Type 4		\$ 10,828.27	\$ 888.11
966047	Lot Type 4		\$ 10,828.27	\$ 888.11
966048	Lot Type 4		\$ 10,828.27	\$ 888.11
966049	Lot Type 4		\$ 10,828.27	\$ 888.11
966050	Lot Type 4		\$ 10,828.27	\$ 888.11
966051	Lot Type 4		\$ 10,828.27	\$ 888.11
966052	Lot Type 4		\$ 10,828.27	\$ 888.11
966053	Lot Type 4		\$ 10,828.27	\$ 888.11
966054	Non-Benefited		\$ -	\$ -
966055	Lot Type 6		\$ 12,993.93	\$ 1,065.74
966056	Lot Type 4		\$ 10,828.27	\$ 888.11
966057	Lot Type 4		\$ 10,828.27	\$ 888.11
966058	Lot Type 4		\$ 10,828.27	\$ 888.11
966059	Lot Type 4		\$ 10,828.27	\$ 888.11

Parcel ID ^[a]	Lot Type	Note	Improvement Area #3	
			Outstanding Assessment	Annual Installment Due 1/31/2027
966060	Lot Type 4		\$ 10,828.27	\$ 888.11
966061	Lot Type 4		\$ 10,828.27	\$ 888.11
966062	Lot Type 6		\$ 12,993.93	\$ 1,065.74
966063	Lot Type 5		\$ 11,911.10	\$ 976.93
966064	Lot Type 5		\$ 11,911.10	\$ 976.93
966066	Lot Type 6		\$ 12,993.93	\$ 1,065.74
966067	Lot Type 6		\$ 12,993.93	\$ 1,065.74
966069	Lot Type 6		\$ 12,993.93	\$ 1,065.74
966070	Lot Type 6		\$ 12,993.93	\$ 1,065.74
966071	Lot Type 6		\$ 12,993.93	\$ 1,065.74
966072	Lot Type 6		\$ 12,993.93	\$ 1,065.74
966073	Lot Type 6		\$ 12,993.93	\$ 1,065.74
966074	Lot Type 6		\$ 12,993.93	\$ 1,065.74
966075	Lot Type 6		\$ 12,993.93	\$ 1,065.74
966076	Lot Type 6		\$ 12,993.93	\$ 1,065.74
966077	Lot Type 6		\$ 12,993.93	\$ 1,065.74
966078	Lot Type 4		\$ 10,828.27	\$ 888.11
966079	Lot Type 4		\$ 10,828.27	\$ 888.11
966080	Lot Type 4		\$ 10,828.27	\$ 888.11
966081	Lot Type 4		\$ 10,828.27	\$ 888.11
966082	Non-Benefited		\$ -	\$ -
966083	Lot Type 6		\$ 12,993.93	\$ 1,065.74
966084	Lot Type 5		\$ 11,911.10	\$ 976.93
966085	Lot Type 5		\$ 11,911.10	\$ 976.93
966086	Lot Type 6		\$ 12,993.93	\$ 1,065.74
966087	Lot Type 5		\$ 11,911.10	\$ 976.93
966088	Lot Type 5		\$ 11,911.10	\$ 976.93
966089	Lot Type 5		\$ 11,911.10	\$ 976.93
966090	Lot Type 5		\$ 11,911.10	\$ 976.93
966091	Lot Type 5		\$ 11,911.10	\$ 976.93
966092	Lot Type 5		\$ 11,911.10	\$ 976.93
966093	Lot Type 5		\$ 11,911.10	\$ 976.93
966094	Lot Type 6		\$ 12,993.93	\$ 1,065.74
966095	Lot Type 4		\$ 10,828.27	\$ 888.11
966124	Lot Type 4		\$ 10,828.27	\$ 888.11
966125	Lot Type 4		\$ 10,828.27	\$ 888.11
966126	Lot Type 4		\$ 10,828.27	\$ 888.11
966127	Lot Type 6		\$ 12,993.93	\$ 1,065.74
966128	Lot Type 6		\$ 12,993.93	\$ 1,065.74
966129	Lot Type 4		\$ 10,828.27	\$ 888.11

			Improvement Area #3	
Parcel ID ^[a]	Lot Type	Note	Outstanding Assessment	Annual Installment Due 1/31/2027
966130	Lot Type 4		\$ 10,828.27	\$ 888.11
966131	Lot Type 4		\$ 10,828.27	\$ 888.11
966132	Lot Type 4		\$ 10,828.27	\$ 888.11
966133	Lot Type 4		\$ 10,828.27	\$ 888.11
966134	Lot Type 4		\$ 10,828.27	\$ 888.11
966135	Lot Type 4		\$ 10,828.27	\$ 888.11
966136	Lot Type 4		\$ 10,828.27	\$ 888.11
966137	Lot Type 4		\$ 10,828.27	\$ 888.11
966138	Non-Benefited		\$ -	\$ -
966139	Lot Type 5		\$ 11,911.10	\$ 976.93
966140	Lot Type 4		\$ 10,828.27	\$ 888.11
966141	Lot Type 4		\$ 10,828.27	\$ 888.11
966142	Lot Type 4		\$ 10,828.27	\$ 888.11
966143	Lot Type 4		\$ 10,828.27	\$ 888.11
966144	Lot Type 4		\$ 10,828.27	\$ 888.11
966145	Lot Type 4		\$ 10,828.27	\$ 888.11
966146	Lot Type 4		\$ 10,828.27	\$ 888.11
966147	Lot Type 4		\$ 10,828.27	\$ 888.11
966148	Lot Type 4		\$ 10,828.27	\$ 888.11
966149	Lot Type 4		\$ 10,828.27	\$ 888.11
966150	Lot Type 4		\$ 10,828.27	\$ 888.11
966151	Lot Type 4		\$ 10,828.27	\$ 888.11
966152	Non-Benefited		\$ -	\$ -
966153	Lot Type 4		\$ 10,828.27	\$ 888.11
966154	Lot Type 4		\$ 10,828.27	\$ 888.11
966155	Lot Type 4		\$ 10,828.27	\$ 888.11
966156	Lot Type 4		\$ 10,828.27	\$ 888.11
966157	Non-Benefited		\$ -	\$ -
966158	Lot Type 6		\$ 12,993.93	\$ 1,065.74
966159	Lot Type 4		\$ 10,828.27	\$ 888.11
966160	Lot Type 4		\$ 10,828.27	\$ 888.11
966161	Lot Type 4		\$ 10,828.27	\$ 888.11
966162	Lot Type 4		\$ 10,828.27	\$ 888.11
966163	Lot Type 4		\$ 10,828.27	\$ 888.11
966164	Lot Type 4		\$ 10,828.27	\$ 888.11
966165	Lot Type 4		\$ 10,828.27	\$ 888.11
966166	Lot Type 4		\$ 10,828.27	\$ 888.11
966167	Lot Type 4		\$ 10,828.27	\$ 888.11
966168	Lot Type 4		\$ 10,828.27	\$ 888.11
966169	Lot Type 4		\$ 10,828.27	\$ 888.11

			Improvement Area #3	
Parcel ID ^[a]	Lot Type	Note	Outstanding Assessment	Annual Installment Due 1/31/2027
966170	Lot Type 5		\$ 11,911.10	\$ 976.93
966171	Lot Type 4		\$ 10,828.27	\$ 888.11
966172	Lot Type 4		\$ 10,828.27	\$ 888.11
966173	Lot Type 4		\$ 10,828.27	\$ 888.11
966174	Lot Type 4		\$ 10,828.27	\$ 888.11
966175	Non-Benefited		\$ -	\$ -
966176	Lot Type 4		\$ 10,828.27	\$ 888.11
966177	Lot Type 4		\$ 10,828.27	\$ 888.11
966178	Lot Type 4		\$ 10,828.27	\$ 888.11
966179	Lot Type 4		\$ 10,828.27	\$ 888.11
966180	Non-Benefited		\$ -	\$ -
966181	Lot Type 4		\$ 10,828.27	\$ 888.11
966182	Lot Type 4		\$ 10,828.27	\$ 888.11
966183	Lot Type 4		\$ 10,828.27	\$ 888.11
966184	Lot Type 4		\$ 10,828.27	\$ 888.11
966185	Lot Type 4		\$ 10,828.27	\$ 888.11
966186	Lot Type 4		\$ 10,828.27	\$ 888.11
966187	Lot Type 4		\$ 10,828.27	\$ 888.11
966188	Lot Type 4		\$ 10,828.27	\$ 888.11
966189	Lot Type 4		\$ 10,828.27	\$ 888.11
966190	Lot Type 4		\$ 10,828.27	\$ 888.11
966191	Lot Type 4		\$ 10,828.27	\$ 888.11
966192	Lot Type 4		\$ 10,828.27	\$ 888.11
966193	Lot Type 6		\$ 12,993.93	\$ 1,065.74
966194	Non-Benefited		\$ -	\$ -
966196	Lot Type 5		\$ 11,911.10	\$ 976.93
966197	Lot Type 5		\$ 11,911.10	\$ 976.93
966198	Lot Type 5		\$ 11,911.10	\$ 976.93
966199	Lot Type 5		\$ 11,911.10	\$ 976.93
966200	Lot Type 5		\$ 11,911.10	\$ 976.93
966201	Lot Type 5		\$ 11,911.10	\$ 976.93
966202	Lot Type 5		\$ 11,911.10	\$ 976.93
966203	Lot Type 5		\$ 11,911.10	\$ 976.93
966204	Lot Type 5		\$ 11,911.10	\$ 976.93
966205	Lot Type 5		\$ 11,911.10	\$ 976.93
966206	Lot Type 5		\$ 11,911.10	\$ 976.93
966207	Lot Type 5		\$ 11,911.10	\$ 976.93
966208	Lot Type 5		\$ 11,911.10	\$ 976.93
966209	Lot Type 4		\$ 10,828.27	\$ 888.11
966210	Lot Type 4		\$ 10,828.27	\$ 888.11

			Improvement Area #3	
Parcel ID ^[a]	Lot Type	Note	Outstanding Assessment	Annual Installment Due 1/31/2027
966211	Lot Type 4		\$ 10,828.27	\$ 888.11
966212	Lot Type 4		\$ 10,828.27	\$ 888.11
966213	Lot Type 4		\$ 10,828.27	\$ 888.11
966214	Lot Type 4		\$ 10,828.27	\$ 888.11
966215	Lot Type 4		\$ 10,828.27	\$ 888.11
966216	Lot Type 4		\$ 10,828.27	\$ 888.11
966217	Lot Type 4		\$ 10,828.27	\$ 888.11
966218	Lot Type 4		\$ 10,828.27	\$ 888.11
966219	Lot Type 4		\$ 10,828.27	\$ 888.11
966220	Lot Type 5		\$ 11,911.10	\$ 976.93
966221	Non-Benefited		\$ -	\$ -
966222	Lot Type 4		\$ 10,828.27	\$ 888.11
966223	Lot Type 4		\$ 10,828.27	\$ 888.11
966224	Lot Type 4		\$ 10,828.27	\$ 888.11
966225	Lot Type 4		\$ 10,828.27	\$ 888.11
966226	Lot Type 4		\$ 10,828.27	\$ 888.11
966227	Lot Type 6		\$ 12,993.93	\$ 1,065.74
966228	Lot Type 5		\$ 11,911.10	\$ 976.93
966230	Lot Type 4		\$ 10,828.27	\$ 888.11
966231	Lot Type 5		\$ 11,911.10	\$ 976.93
966232	Lot Type 5		\$ 11,911.10	\$ 976.93
966233	Lot Type 5		\$ 11,911.10	\$ 976.93
966234	Lot Type 5		\$ 11,911.10	\$ 976.93
966235	Lot Type 5		\$ 11,911.10	\$ 976.93
966236	Lot Type 5		\$ 11,911.10	\$ 976.93
966237	Lot Type 5		\$ 11,911.10	\$ 976.93
966238	Lot Type 5		\$ 11,911.10	\$ 976.93
966239	Lot Type 5		\$ 11,911.10	\$ 976.93
966240	Lot Type 5		\$ 11,911.10	\$ 976.93
966241	Lot Type 5		\$ 11,911.10	\$ 976.93
966242	Lot Type 5		\$ 11,911.10	\$ 976.93
966243	Lot Type 5		\$ 11,911.10	\$ 976.93
966244	Lot Type 5		\$ 11,911.10	\$ 976.93
966245	Lot Type 5		\$ 11,911.10	\$ 976.93
966246	Lot Type 6		\$ 12,993.93	\$ 1,065.74
966247	Lot Type 5		\$ 11,911.10	\$ 976.93
966098	Lot Type 4		\$ 10,828.27	\$ 888.11
966099	Lot Type 4		\$ 10,828.27	\$ 888.11
966100	Lot Type 4		\$ 10,828.27	\$ 888.11
966101	Lot Type 4		\$ 10,828.27	\$ 888.11

			Improvement Area #3	
Parcel ID ^[a]	Lot Type	Note	Outstanding Assessment	Annual Installment Due 1/31/2027
966102	Lot Type 4		\$ 10,828.27	\$ 888.11
966103	Lot Type 4		\$ 10,828.27	\$ 888.11
966104	Lot Type 4		\$ 10,828.27	\$ 888.11
966105	Lot Type 4		\$ 10,828.27	\$ 888.11
966106	Lot Type 4		\$ 10,828.27	\$ 888.11
966107	Lot Type 5		\$ 11,911.10	\$ 976.93
966108	Lot Type 5		\$ 11,911.10	\$ 976.93
966109	Lot Type 5		\$ 11,911.10	\$ 976.93
966110	Lot Type 4		\$ 10,828.27	\$ 888.11
966111	Lot Type 4		\$ 10,828.27	\$ 888.11
966112	Lot Type 4		\$ 10,828.27	\$ 888.11
966113	Lot Type 4		\$ 10,828.27	\$ 888.11
966114	Lot Type 4		\$ 10,828.27	\$ 888.11
966115	Non-Benefited		\$ -	\$ -
966116	Lot Type 4		\$ 10,828.27	\$ 888.11
966117	Lot Type 4		\$ 10,828.27	\$ 888.11
966118	Lot Type 4		\$ 10,828.27	\$ 888.11
966119	Lot Type 4		\$ 10,828.27	\$ 888.11
966120	Lot Type 4		\$ 10,828.27	\$ 888.11
966121	Lot Type 4		\$ 10,828.27	\$ 888.11
966122	Lot Type 4		\$ 10,828.27	\$ 888.11
966123	Lot Type 4		\$ 10,828.27	\$ 888.11
Total ^{[b][c]}			\$ 4,089,005.40	\$ 335,372.54

Footnotes:

^[a] Property IDs preliminary and subject to change based on the final certified rolls provided by the County prior to billing.

^[b] Totals may not sum due to rounding.

^[c] Due to prepayments not yet redeemed the outstanding assessment may be less than outstanding Bonds for Improvement Area #3.

^[d] Prepaid in full.

EXHIBIT H-2 – IMPROVEMENT AREA #3 BONDS ANNUAL INSTALLMENT SCHEDULE

Installment Due 1/31	Principal	Interest [a]	Additional Interest [b]	Annual Collection Costs	Total Annual Installment
2027	\$ 75,000	\$ 218,425	\$ 20,510	\$ 22,503	\$ 336,438
2028	79,000	215,050	20,135	24,238	338,423
2029	83,000	211,495	19,740	24,723	338,958
2030	85,000	207,760	19,325	25,218	337,303
2031	90,000	203,935	18,900	25,722	338,557
2032	94,000	199,210	18,450	26,236	337,896
2033	98,000	194,275	17,980	26,761	337,016
2034	103,000	189,130	17,490	27,296	336,916
2035	108,000	183,723	16,975	27,842	336,540
2036	113,000	178,053	16,435	28,399	335,887
2037	119,000	172,120	15,870	28,967	335,957
2038	126,000	165,873	15,275	29,546	336,694
2039	133,000	159,258	14,645	30,137	337,040
2040	139,000	152,275	13,980	30,740	335,995
2041	147,000	144,978	13,285	31,355	336,617
2042	154,000	137,260	12,550	31,982	335,792
2043	162,000	129,175	11,780	32,622	335,577
2044	170,000	120,670	10,970	33,274	334,914
2045	180,000	111,320	10,120	33,939	335,379
2046	191,000	101,420	9,220	34,618	336,258
2047	200,000	90,915	8,265	35,311	334,491
2048	211,000	79,915	7,265	36,017	334,197
2049	222,000	68,310	6,210	36,737	333,257
2050	235,000	56,100	5,100	37,472	333,672
2051	248,000	43,175	3,925	38,221	333,321
2052	261,000	29,535	2,685	38,986	332,206
2053	276,000	15,180	1,380	39,765	332,325
Total	\$ 4,102,000	\$ 3,778,533	\$ 348,465	\$ 838,628	\$ 9,067,626

[a] Interest is calculated at the actual rate of the PID Bonds.

[b] Additional Interest is calculated at the Additional Interest Rate.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

EXHIBIT H-3 - IMPROVEMENT AREA #3 TOTAL ANNUAL INSTALLMENT SCHEDULE

Installment Due 1/31	Major Improvement Area Bonds				Improvement Area #3 Bonds				Total Annual Installment
	Principal	Interest [a]	Additional Interest [c]	Annual Collection Costs	Principal	Interest [b]	Additional Interest [c]	Annual Collection Costs	
2027	54,407	97,459	11,573	14,495	75,000	218,425	20,510	22,503	514,373
2028	55,962	95,419	11,301	11,821	79,000	215,050	20,135	24,238	512,927
2029	57,516	93,320	11,021	12,058	83,000	211,495	19,740	24,723	512,874
2030	60,625	91,163	10,734	12,299	85,000	207,760	19,325	25,218	512,124
2031	62,180	88,890	10,431	12,545	90,000	203,935	18,900	25,722	512,602
2032	65,289	86,558	10,120	12,796	94,000	199,210	18,450	26,236	512,659
2033	68,398	83,865	9,793	13,052	98,000	194,275	17,980	26,761	512,124
2034	71,507	81,044	9,451	13,313	103,000	189,130	17,490	27,296	512,231
2035	74,616	78,094	9,094	13,579	108,000	183,723	16,975	27,842	511,922
2036	77,725	75,016	8,721	13,851	113,000	178,053	16,435	28,399	511,199
2037	80,834	71,810	8,332	14,128	119,000	172,120	15,870	28,967	511,061
2038	83,943	68,476	7,928	14,410	126,000	165,873	15,275	29,546	511,450
2039	87,052	65,013	7,508	14,698	133,000	159,258	14,645	30,137	511,311
2040	91,715	61,422	7,073	14,992	139,000	152,275	13,980	30,740	511,198
2041	94,824	57,639	6,614	15,292	147,000	144,978	13,285	31,355	510,987
2042	99,488	53,727	6,140	15,598	154,000	137,260	12,550	31,982	510,745
2043	104,151	49,375	5,643	15,910	162,000	129,175	11,780	32,622	510,655
2044	108,815	44,818	5,122	16,228	170,000	120,670	10,970	33,274	509,897
2045	113,478	40,057	4,578	16,553	180,000	111,320	10,120	33,939	510,046
2046	118,142	35,093	4,011	16,884	191,000	101,420	9,220	34,618	510,387
2047	124,360	29,924	3,420	17,222	200,000	90,915	8,265	35,311	509,416
2048	130,578	24,483	2,798	17,566	211,000	79,915	7,265	36,017	509,622
2049	136,796	18,771	2,145	17,917	222,000	68,310	6,210	36,737	508,886
2050	143,014	12,786	1,461	18,276	235,000	56,100	5,100	37,472	509,208
2051	149,232	6,529	746	18,641	248,000	43,175	3,925	38,221	508,469
2052	-	-	-	-	261,000	29,535	2,685	38,986	332,206
2053	-	-	-	-	276,000	15,180	1,380	39,765	332,325
Total	\$ 2,314,645	\$ 1,510,751	\$ 175,759	\$ 374,123	\$ 4,102,000	\$ 3,778,533	\$ 348,465	\$ 838,628	\$ 13,442,905

[a] Interest is calculated at the actual rate of the Major Improvement Area PID Bonds.

[b] Interest is calculated at the actual rate of the Improvement Area #3 PID Bonds.

[c] Additional Interest is calculated at the Additional Interest Rate.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

EXHIBIT I-1 - IMPROVEMENT AREA #4 ASSESSMENT ROLL

Parcel ID ^[a]	Lot Type	Note	Improvement Area #4	
			Outstanding Assessment	Annual Installment Due 1/31/2027
993076	Non-Benefited		\$ -	\$ -
993077	Lot Type 7		\$ 11,084.29	\$ 866.12
993078	Lot Type 7		\$ 11,084.29	\$ 866.12
993079	Lot Type 7		\$ 11,084.29	\$ 866.12
993080	Lot Type 7		\$ 11,084.29	\$ 866.12
993081	Lot Type 7		\$ 11,084.29	\$ 866.12
993082	Lot Type 7		\$ 11,084.29	\$ 866.12
993083	Lot Type 7		\$ 11,084.29	\$ 866.12
993084	Lot Type 7		\$ 11,084.29	\$ 866.12
993085	Lot Type 7		\$ 11,084.29	\$ 866.12
993086	Lot Type 7		\$ 11,084.29	\$ 866.12
993087	Lot Type 7		\$ 11,084.29	\$ 866.12
993088	Lot Type 7		\$ 11,084.29	\$ 866.12
993089	Lot Type 7		\$ 11,084.29	\$ 866.12
993090	Lot Type 7		\$ 11,084.29	\$ 866.12
993091	Lot Type 7		\$ 11,084.29	\$ 866.12
993092	Lot Type 7		\$ 11,084.29	\$ 866.12
993093	Lot Type 7		\$ 11,084.29	\$ 866.12
993094	Lot Type 7		\$ 11,084.29	\$ 866.12
993095	Lot Type 7		\$ 11,084.29	\$ 866.12
993096	Lot Type 7		\$ 11,084.29	\$ 866.12
993099	Lot Type 7		\$ 11,084.29	\$ 866.12
993100	Lot Type 7		\$ 11,084.29	\$ 866.12
993101	Lot Type 7		\$ 11,084.29	\$ 866.12
993102	Lot Type 7		\$ 11,084.29	\$ 866.12
993103	Lot Type 7		\$ 11,084.29	\$ 866.12
993104	Lot Type 7		\$ 11,084.29	\$ 866.12
993105	Lot Type 7		\$ 11,084.29	\$ 866.12
993106	Lot Type 7		\$ 11,084.29	\$ 866.12
993107	Lot Type 7		\$ 11,084.29	\$ 866.12
993108	Non-Benefited		\$ -	\$ -
993109	Lot Type 7		\$ 11,084.29	\$ 866.12
993110	Lot Type 7		\$ 11,084.29	\$ 866.12
993111	Lot Type 7		\$ 11,084.29	\$ 866.12
993112	Lot Type 7		\$ 11,084.29	\$ 866.12
993113	Lot Type 7		\$ 11,084.29	\$ 866.12
993114	Lot Type 7		\$ 11,084.29	\$ 866.12
993115	Lot Type 7		\$ 11,084.29	\$ 866.12
993116	Lot Type 7		\$ 11,084.29	\$ 866.12
993117	Lot Type 7		\$ 11,084.29	\$ 866.12

			Improvement Area #4	
Parcel ID ^[a]	Lot Type	Note	Annual Installment	
			Outstanding Assessment	Due 1/31/2027
993118	Non-Benefited		\$ -	\$ -
993119	Lot Type 7		\$ 11,084.29	\$ 866.12
993120	Lot Type 7		\$ 11,084.29	\$ 866.12
993121	Lot Type 7		\$ 11,084.29	\$ 866.12
993122	Lot Type 7		\$ 11,084.29	\$ 866.12
993123	Lot Type 7		\$ 11,084.29	\$ 866.12
993124	Lot Type 7		\$ 11,084.29	\$ 866.12
993125	Lot Type 7		\$ 11,084.29	\$ 866.12
993126	Lot Type 7		\$ 11,084.29	\$ 866.12
993127	Lot Type 7		\$ 11,084.29	\$ 866.12
993128	Lot Type 7		\$ 11,084.29	\$ 866.12
993129	Lot Type 7		\$ 11,084.29	\$ 866.12
993130	Lot Type 7		\$ 11,084.29	\$ 866.12
993131	Lot Type 7		\$ 11,084.29	\$ 866.12
993132	Lot Type 7		\$ 11,084.29	\$ 866.12
993133	Lot Type 7		\$ 11,084.29	\$ 866.12
993134	Lot Type 7		\$ 11,084.29	\$ 866.12
993135	Lot Type 7		\$ 11,084.29	\$ 866.12
993136	Lot Type 7		\$ 11,084.29	\$ 866.12
993137	Lot Type 7		\$ 11,084.29	\$ 866.12
993138	Lot Type 7		\$ 11,084.29	\$ 866.12
993139	Lot Type 7		\$ 11,084.29	\$ 866.12
993140	Lot Type 7		\$ 11,084.29	\$ 866.12
993141	Lot Type 7		\$ 11,084.29	\$ 866.12
993142	Lot Type 7		\$ 11,084.29	\$ 866.12
993143	Lot Type 7		\$ 11,084.29	\$ 866.12
993154	Lot Type 8		\$ 12,192.72	\$ 952.73
993155	Lot Type 8		\$ 12,192.72	\$ 952.73
993156	Lot Type 8		\$ 12,192.72	\$ 952.73
993157	Lot Type 8		\$ 12,192.72	\$ 952.73
993158	Lot Type 8		\$ 12,192.72	\$ 952.73
993159	Lot Type 8		\$ 12,192.72	\$ 952.73
993160	Non-Benefited		\$ -	\$ -
993161	Lot Type 7		\$ 11,084.29	\$ 866.12
993162	Lot Type 7		\$ 11,084.29	\$ 866.12
993163	Lot Type 7		\$ 11,084.29	\$ 866.12
993164	Lot Type 7		\$ 11,084.29	\$ 866.12

			Improvement Area #4		
Parcel ID ^[a]	Lot Type	Note	Annual Installment		
			Outstanding Assessment		Due 1/31/2027
993165	Lot Type 7		\$	11,084.29	\$ 866.12
993166	Lot Type 7		\$	11,084.29	\$ 866.12
993167	Lot Type 7		\$	11,084.29	\$ 866.12
993168	Lot Type 7		\$	11,084.29	\$ 866.12
993169	Lot Type 7		\$	11,084.29	\$ 866.12
993170	Lot Type 7		\$	11,084.29	\$ 866.12
993171	Lot Type 7		\$	11,084.29	\$ 866.12
993172	Lot Type 7		\$	11,084.29	\$ 866.12
993173	Lot Type 7		\$	11,084.29	\$ 866.12
993174	Lot Type 7		\$	11,084.29	\$ 866.12
993175	Lot Type 7		\$	11,084.29	\$ 866.12
993176	Lot Type 7		\$	11,084.29	\$ 866.12
993177	Lot Type 7		\$	11,084.29	\$ 866.12
993178	Lot Type 7		\$	11,084.29	\$ 866.12
993179	Lot Type 7		\$	11,084.29	\$ 866.12
993180	Lot Type 7		\$	11,084.29	\$ 866.12
993181	Lot Type 7		\$	11,084.29	\$ 866.12
993182	Lot Type 7		\$	11,084.29	\$ 866.12
993183	Lot Type 7		\$	11,084.29	\$ 866.12
993184	Lot Type 7		\$	11,084.29	\$ 866.12
993185	Lot Type 7		\$	11,084.29	\$ 866.12
993186	Lot Type 7		\$	11,084.29	\$ 866.12
993187	Lot Type 7		\$	11,084.29	\$ 866.12
993188	Lot Type 7		\$	11,084.29	\$ 866.12
993189	Lot Type 7		\$	11,084.29	\$ 866.12
993190	Lot Type 7		\$	11,084.29	\$ 866.12
993191	Lot Type 7		\$	11,084.29	\$ 866.12
993192	Lot Type 7		\$	11,084.29	\$ 866.12
993193	Lot Type 7		\$	11,084.29	\$ 866.12
993194	Lot Type 7		\$	11,084.29	\$ 866.12
993195	Lot Type 7		\$	11,084.29	\$ 866.12
993196	Lot Type 7		\$	11,084.29	\$ 866.12
993197	Lot Type 7		\$	11,084.29	\$ 866.12
993198	Lot Type 7		\$	11,084.29	\$ 866.12
993199	Lot Type 7		\$	11,084.29	\$ 866.12
993200	Lot Type 7		\$	11,084.29	\$ 866.12
993201	Lot Type 7		\$	11,084.29	\$ 866.12
993202	Lot Type 7		\$	11,084.29	\$ 866.12
993203	Lot Type 7		\$	11,084.29	\$ 866.12
993204	Lot Type 7		\$	11,084.29	\$ 866.12

			Improvement Area #4		
Parcel ID ^[a]	Lot Type	Note	Annual Installment		
			Outstanding Assessment	Due 1/31/2027	
993205	Lot Type 7		\$ 11,084.29	\$	866.12
993206	Lot Type 7		\$ 11,084.29	\$	866.12
993207	Lot Type 7		\$ 11,084.29	\$	866.12
993208	Lot Type 7		\$ 11,084.29	\$	866.12
993209	Lot Type 7		\$ 11,084.29	\$	866.12
993210	Lot Type 7		\$ 11,084.29	\$	866.12
993211	Lot Type 7		\$ 11,084.29	\$	866.12
993212	Lot Type 7		\$ 11,084.29	\$	866.12
993213	Non-Benefited		\$ -	\$	-
993215	Lot Type 7		\$ 11,084.29	\$	866.12
993216	Lot Type 7		\$ 11,084.29	\$	866.12
993217	Lot Type 7		\$ 11,084.29	\$	866.12
993218	Lot Type 7		\$ 11,084.29	\$	866.12
993219	Lot Type 7		\$ 11,084.29	\$	866.12
993220	Lot Type 7		\$ 11,084.29	\$	866.12
993221	Lot Type 7		\$ 11,084.29	\$	866.12
993222	Lot Type 7		\$ 11,084.29	\$	866.12
993223	Lot Type 7		\$ 11,084.29	\$	866.12
993224	Lot Type 7		\$ 11,084.29	\$	866.12
993225	Lot Type 7		\$ 11,084.29	\$	866.12
993226	Lot Type 7		\$ 11,084.29	\$	866.12
993227	Lot Type 7		\$ 11,084.29	\$	866.12
993228	Lot Type 7		\$ 11,084.29	\$	866.12
993229	Lot Type 7		\$ 11,084.29	\$	866.12
993230	Lot Type 7		\$ 11,084.29	\$	866.12
993231	Lot Type 7		\$ 11,084.29	\$	866.12
993232	Lot Type 7		\$ 11,084.29	\$	866.12
993233	Lot Type 7		\$ 11,084.29	\$	866.12
993234	Lot Type 7		\$ 11,084.29	\$	866.12
993235	Lot Type 7		\$ 11,084.29	\$	866.12
993238	Lot Type 7		\$ 11,084.29	\$	866.12
993239	Lot Type 7		\$ 11,084.29	\$	866.12
993240	Lot Type 7		\$ 11,084.29	\$	866.12
993241	Lot Type 7		\$ 11,084.29	\$	866.12
993242	Lot Type 7		\$ 11,084.29	\$	866.12
993243	Lot Type 7		\$ 11,084.29	\$	866.12
993244	Lot Type 7		\$ 11,084.29	\$	866.12
993245	Lot Type 7		\$ 11,084.29	\$	866.12
993246	Lot Type 7		\$ 11,084.29	\$	866.12

			Improvement Area #4		
Parcel ID ^[a]	Lot Type	Note	Annual Installment		
			Outstanding Assessment		Due 1/31/2027
993247	Lot Type 7		\$	11,084.29	\$ 866.12
993248	Lot Type 7		\$	11,084.29	\$ 866.12
993249	Lot Type 7		\$	11,084.29	\$ 866.12
993250	Lot Type 7		\$	11,084.29	\$ 866.12
993251	Lot Type 7		\$	11,084.29	\$ 866.12
993252	Lot Type 7		\$	11,084.29	\$ 866.12
993253	Lot Type 7		\$	11,084.29	\$ 866.12
993254	Lot Type 7		\$	11,084.29	\$ 866.12
993255	Lot Type 7		\$	11,084.29	\$ 866.12
993256	Lot Type 7		\$	11,084.29	\$ 866.12
993257	Lot Type 7		\$	11,084.29	\$ 866.12
993258	Lot Type 7		\$	11,084.29	\$ 866.12
993259	Lot Type 7		\$	11,084.29	\$ 866.12
993260	Lot Type 7		\$	11,084.29	\$ 866.12
993261	Lot Type 7		\$	11,084.29	\$ 866.12
993262	Lot Type 7		\$	11,084.29	\$ 866.12
993263	Lot Type 7		\$	11,084.29	\$ 866.12
993264	Lot Type 7		\$	11,084.29	\$ 866.12
993266	Lot Type 7		\$	11,084.29	\$ 866.12
993267	Lot Type 7		\$	11,084.29	\$ 866.12
993268	Lot Type 7		\$	11,084.29	\$ 866.12
993269	Lot Type 7		\$	11,084.29	\$ 866.12
993270	Lot Type 7		\$	11,084.29	\$ 866.12
993271	Lot Type 7		\$	11,084.29	\$ 866.12
993272	Lot Type 7		\$	11,084.29	\$ 866.12
993273	Lot Type 7		\$	11,084.29	\$ 866.12
993274	Lot Type 7		\$	11,084.29	\$ 866.12
993275	Lot Type 7		\$	11,084.29	\$ 866.12
993276	Lot Type 7		\$	11,084.29	\$ 866.12
993277	Lot Type 7		\$	11,084.29	\$ 866.12
993278	Lot Type 7		\$	11,084.29	\$ 866.12
993279	Lot Type 7		\$	11,084.29	\$ 866.12
993280	Lot Type 7		\$	11,084.29	\$ 866.12
993281	Lot Type 7		\$	11,084.29	\$ 866.12
993282	Lot Type 7		\$	11,084.29	\$ 866.12
993283	Lot Type 7		\$	11,084.29	\$ 866.12
993284	Lot Type 7		\$	11,084.29	\$ 866.12
993285	Lot Type 7		\$	11,084.29	\$ 866.12
993286	Lot Type 7		\$	11,084.29	\$ 866.12
993287	Lot Type 7		\$	11,084.29	\$ 866.12

			Improvement Area #4		
Parcel ID ^[a]	Lot Type	Note	Annual Installment		
			Outstanding Assessment	Due 1/31/2027	
993288	Lot Type 7		\$ 11,084.29	\$	866.12
993289	Lot Type 7		\$ 11,084.29	\$	866.12
993290	Lot Type 7		\$ 11,084.29	\$	866.12
993291	Lot Type 7		\$ 11,084.29	\$	866.12
993292	Lot Type 7		\$ 11,084.29	\$	866.12
993293	Lot Type 7		\$ 11,084.29	\$	866.12
993294	Lot Type 7		\$ 11,084.29	\$	866.12
993295	Lot Type 7		\$ 11,084.29	\$	866.12
993296	Lot Type 7		\$ 11,084.29	\$	866.12
993300	Lot Type 7		\$ 11,084.29	\$	866.12
993301	Lot Type 7		\$ 11,084.29	\$	866.12
993302	Lot Type 7		\$ 11,084.29	\$	866.12
993303	Lot Type 7		\$ 11,084.29	\$	866.12
993304	Lot Type 7		\$ 11,084.29	\$	866.12
993305	Lot Type 7		\$ 11,084.29	\$	866.12
993306	Lot Type 7		\$ 11,084.29	\$	866.12
993307	Lot Type 7		\$ 11,084.29	\$	866.12
993308	Lot Type 7		\$ 11,084.29	\$	866.12
993309	Lot Type 7		\$ 11,084.29	\$	866.12
993310	Lot Type 7		\$ 11,084.29	\$	866.12
993311	Lot Type 7		\$ 11,084.29	\$	866.12
993312	Lot Type 7		\$ 11,084.29	\$	866.12
993313	Lot Type 7		\$ 11,084.29	\$	866.12
993314	Lot Type 7		\$ 11,084.29	\$	866.12
993317	Lot Type 8		\$ 12,192.72	\$	952.73
993318	Lot Type 8		\$ 12,192.72	\$	952.73
993319	Lot Type 8		\$ 12,192.72	\$	952.73
993363	Lot Type 8		\$ 12,192.72	\$	952.73
993364	Lot Type 8		\$ 12,192.72	\$	952.73
993365	Lot Type 8		\$ 12,192.72	\$	952.73
993366	Lot Type 8		\$ 12,192.72	\$	952.73
993367	Lot Type 8		\$ 12,192.72	\$	952.73
993368	Lot Type 8		\$ 12,192.72	\$	952.73
993369	Non-Benefited		\$ -	\$	-
993370	Lot Type 7		\$ 11,084.29	\$	866.12
993371	Lot Type 7		\$ 11,084.29	\$	866.12
993372	Lot Type 7		\$ 11,084.29	\$	866.12
993373	Lot Type 7		\$ 11,084.29	\$	866.12
993374	Lot Type 7		\$ 11,084.29	\$	866.12
993375	Lot Type 8		\$ 12,192.72	\$	952.73

			Improvement Area #4		
Parcel ID ^[a]	Lot Type	Note	Annual Installment		
			Outstanding Assessment		Due 1/31/2027
993376	Lot Type 8		\$	12,192.72	\$ 952.73
993377	Lot Type 8		\$	12,192.72	\$ 952.73
993378	Lot Type 8		\$	12,192.72	\$ 952.73
993379	Lot Type 8		\$	12,192.72	\$ 952.73
993380	Lot Type 8		\$	12,192.72	\$ 952.73
993381	Lot Type 8		\$	12,192.72	\$ 952.73
993382	Lot Type 8		\$	12,192.72	\$ 952.73
993383	Lot Type 8		\$	12,192.72	\$ 952.73
993384	Lot Type 8		\$	12,192.72	\$ 952.73
993385	Lot Type 8		\$	12,192.72	\$ 952.73
993438	Lot Type 7		\$	11,084.29	\$ 866.12
993439	Lot Type 7		\$	11,084.29	\$ 866.12
993440	Lot Type 7		\$	11,084.29	\$ 866.12
993441	Lot Type 7		\$	11,084.29	\$ 866.12
993442	Lot Type 7		\$	11,084.29	\$ 866.12
993443	Lot Type 7		\$	11,084.29	\$ 866.12
993444	Lot Type 7		\$	11,084.29	\$ 866.12
993445	Lot Type 7		\$	11,084.29	\$ 866.12
993446	Lot Type 7		\$	11,084.29	\$ 866.12
993447	Lot Type 7		\$	11,084.29	\$ 866.12
993448	Lot Type 7		\$	11,084.29	\$ 866.12
993449	Lot Type 7		\$	11,084.29	\$ 866.12
993450	Lot Type 7		\$	11,084.29	\$ 866.12
993451	Lot Type 7		\$	11,084.29	\$ 866.12
993477	Lot Type 7		\$	11,084.29	\$ 866.12
993478	Lot Type 7		\$	11,084.29	\$ 866.12
993479	Lot Type 7		\$	11,084.29	\$ 866.12
993480	Lot Type 7		\$	11,084.29	\$ 866.12
993481	Lot Type 7		\$	11,084.29	\$ 866.12
993482	Lot Type 7		\$	11,084.29	\$ 866.12
993483	Lot Type 7		\$	11,084.29	\$ 866.12
998179	Lot Type 9		\$	13,301.14	\$ 1,039.34
998180	Lot Type 9		\$	13,301.14	\$ 1,039.34
998181	Lot Type 9		\$	13,301.14	\$ 1,039.34
998182	Lot Type 9		\$	13,301.14	\$ 1,039.34
998183	Lot Type 9		\$	13,301.14	\$ 1,039.34
998184	Lot Type 9		\$	13,301.14	\$ 1,039.34
998185	Lot Type 9		\$	13,301.14	\$ 1,039.34
998186	Lot Type 9		\$	13,301.14	\$ 1,039.34
998187	Lot Type 9		\$	13,301.14	\$ 1,039.34

			Improvement Area #4	
Parcel ID ^[a]	Lot Type	Note	Annual Installment	
			Outstanding Assessment	Due 1/31/2027
998188	Non-Benefited		\$ -	\$ -
998189	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998190	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998191	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998192	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998193	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998194	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998195	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998196	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998197	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998200	Lot Type 7		\$ 11,084.29	\$ 866.12
998201	Lot Type 7		\$ 11,084.29	\$ 866.12
998202	Lot Type 7		\$ 11,084.29	\$ 866.12
998203	Lot Type 7		\$ 11,084.29	\$ 866.12
998204	Lot Type 7		\$ 11,084.29	\$ 866.12
998205	Lot Type 7		\$ 11,084.29	\$ 866.12
998206	Lot Type 7		\$ 11,084.29	\$ 866.12
998207	Lot Type 7		\$ 11,084.29	\$ 866.12
998210	Non-Benefited		\$ -	\$ -
998211	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998212	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998213	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998214	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998215	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998216	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998217	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998218	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998219	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998220	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998221	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998222	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998223	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998224	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998226	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998227	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998228	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998229	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998230	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998231	Lot Type 9		\$ 13,301.14	\$ 1,039.34
998232	Lot Type 9		\$ 13,301.14	\$ 1,039.34

			Improvement Area #4		
Parcel ID ^[a]	Lot Type	Note	Annual Installment		
			Outstanding Assessment		Due 1/31/2027
998233	Lot Type 9		\$	13,301.14	\$ 1,039.34
998234	Lot Type 9		\$	13,301.14	\$ 1,039.34
998235	Lot Type 9		\$	13,301.14	\$ 1,039.34
998238	Lot Type 8		\$	12,192.72	\$ 952.73
998239	Lot Type 8		\$	12,192.72	\$ 952.73
998240	Lot Type 8		\$	12,192.72	\$ 952.73
998241	Lot Type 8		\$	12,192.72	\$ 952.73
998242	Lot Type 8		\$	12,192.72	\$ 952.73
998243	Lot Type 8		\$	12,192.72	\$ 952.73
998244	Lot Type 8		\$	12,192.72	\$ 952.73
998245	Lot Type 8		\$	12,192.72	\$ 952.73
998246	Lot Type 8		\$	12,192.72	\$ 952.73
998247	Lot Type 8		\$	12,192.72	\$ 952.73
998248	Lot Type 9		\$	13,301.14	\$ 1,039.34
998249	Lot Type 9		\$	13,301.14	\$ 1,039.34
998251	Lot Type 7		\$	11,084.29	\$ 866.12
998252	Lot Type 7		\$	11,084.29	\$ 866.12
998253	Lot Type 7		\$	11,084.29	\$ 866.12
998254	Lot Type 7		\$	11,084.29	\$ 866.12
998255	Lot Type 9		\$	13,301.14	\$ 1,039.34
998256	Lot Type 9		\$	13,301.14	\$ 1,039.34
998257	Lot Type 9		\$	13,301.14	\$ 1,039.34
998261	Lot Type 7		\$	11,084.29	\$ 866.12
998262	Lot Type 7		\$	11,084.29	\$ 866.12
998263	Lot Type 7		\$	11,084.29	\$ 866.12
998264	Lot Type 8		\$	12,192.72	\$ 952.73
998265	Lot Type 7		\$	11,084.29	\$ 866.12
998266	Lot Type 9		\$	13,301.14	\$ 1,039.34
998267	Lot Type 9		\$	13,301.14	\$ 1,039.34
998268	Lot Type 7		\$	11,084.29	\$ 866.12
998269	Lot Type 7		\$	11,084.29	\$ 866.12
998270	Lot Type 7		\$	11,084.29	\$ 866.12
998271	Lot Type 7		\$	11,084.29	\$ 866.12
998272	Lot Type 7		\$	11,084.29	\$ 866.12
998273	Lot Type 7		\$	11,084.29	\$ 866.12
998274	Lot Type 7		\$	11,084.29	\$ 866.12
998275	Lot Type 7		\$	11,084.29	\$ 866.12
998276	Lot Type 7		\$	11,084.29	\$ 866.12
998277	Lot Type 7		\$	11,084.29	\$ 866.12
998278	Lot Type 8		\$	12,192.72	\$ 952.73

			Improvement Area #4		
Parcel ID ^[a]	Lot Type	Note	Annual Installment		
			Outstanding Assessment		Due 1/31/2027
998279	Lot Type 8		\$	12,192.72	\$ 952.73
998280	Lot Type 9		\$	13,301.14	\$ 1,039.34
998282	Lot Type 7		\$	11,084.29	\$ 866.12
998283	Lot Type 7		\$	11,084.29	\$ 866.12
998284	Lot Type 7		\$	11,084.29	\$ 866.12
998285	Lot Type 7		\$	11,084.29	\$ 866.12
998286	Lot Type 7		\$	11,084.29	\$ 866.12
998287	Lot Type 7		\$	11,084.29	\$ 866.12
998288	Lot Type 7		\$	11,084.29	\$ 866.12
998289	Lot Type 7		\$	11,084.29	\$ 866.12
998290	Lot Type 7		\$	11,084.29	\$ 866.12
998291	Lot Type 7		\$	11,084.29	\$ 866.12
998292	Lot Type 8		\$	12,192.72	\$ 952.73
998293	Lot Type 7		\$	11,084.29	\$ 866.12
998294	Lot Type 7		\$	11,084.29	\$ 866.12
998295	Lot Type 7		\$	11,084.29	\$ 866.12
998296	Lot Type 7		\$	11,084.29	\$ 866.12
998297	Lot Type 7		\$	11,084.29	\$ 866.12
998298	Lot Type 7		\$	11,084.29	\$ 866.12
998299	Lot Type 7		\$	11,084.29	\$ 866.12
998300	Lot Type 7		\$	11,084.29	\$ 866.12
998301	Lot Type 7		\$	11,084.29	\$ 866.12
998303	Lot Type 7		\$	11,084.29	\$ 866.12
998304	Lot Type 7		\$	11,084.29	\$ 866.12
998305	Lot Type 7		\$	11,084.29	\$ 866.12
998306	Lot Type 7		\$	11,084.29	\$ 866.12
998307	Lot Type 7		\$	11,084.29	\$ 866.12
998308	Lot Type 7		\$	11,084.29	\$ 866.12
998309	Lot Type 7		\$	11,084.29	\$ 866.12
998310	Lot Type 7		\$	11,084.29	\$ 866.12
998311	Lot Type 7		\$	11,084.29	\$ 866.12
998312	Lot Type 7		\$	11,084.29	\$ 866.12
998322	Lot Type 9		\$	13,301.14	\$ 1,039.34
998323	Lot Type 9		\$	13,301.14	\$ 1,039.34
998324	Lot Type 9		\$	13,301.14	\$ 1,039.34
998325	Lot Type 9		\$	13,301.14	\$ 1,039.34
998326	Lot Type 9		\$	13,301.14	\$ 1,039.34
998327	Lot Type 9		\$	13,301.14	\$ 1,039.34
998328	Lot Type 9		\$	13,301.14	\$ 1,039.34
998329	Lot Type 9		\$	13,301.14	\$ 1,039.34

			Improvement Area #4		
Parcel ID ^[a]	Lot Type	Note	Annual Installment		
			Outstanding Assessment		Due 1/31/2027
998330	Lot Type 9		\$	13,301.14	\$ 1,039.34
998331	Lot Type 9		\$	13,301.14	\$ 1,039.34
998332	Lot Type 7		\$	11,084.29	\$ 866.12
998333	Lot Type 7		\$	11,084.29	\$ 866.12
998334	Lot Type 7		\$	11,084.29	\$ 866.12
998335	Lot Type 7		\$	11,084.29	\$ 866.12
998336	Lot Type 7		\$	11,084.29	\$ 866.12
998337	Lot Type 7		\$	11,084.29	\$ 866.12
998338	Lot Type 7		\$	11,084.29	\$ 866.12
998339	Lot Type 7		\$	11,084.29	\$ 866.12
998340	Lot Type 7		\$	11,084.29	\$ 866.12
998341	Lot Type 7		\$	11,084.29	\$ 866.12
998342	Lot Type 7		\$	11,084.29	\$ 866.12
998343	Lot Type 7		\$	11,084.29	\$ 866.12
998344	Lot Type 7		\$	11,084.29	\$ 866.12
998346	Lot Type 8		\$	12,192.72	\$ 952.73
998347	Lot Type 7		\$	11,084.29	\$ 866.12
998348	Lot Type 7		\$	11,084.29	\$ 866.12
998349	Lot Type 7		\$	11,084.29	\$ 866.12
998350	Lot Type 7		\$	11,084.29	\$ 866.12
998351	Lot Type 7		\$	11,084.29	\$ 866.12
998352	Lot Type 7		\$	11,084.29	\$ 866.12
998353	Lot Type 7		\$	11,084.29	\$ 866.12
998354	Lot Type 7		\$	11,084.29	\$ 866.12
998355	Lot Type 7		\$	11,084.29	\$ 866.12
998356	Lot Type 7		\$	11,084.29	\$ 866.12
998359	Lot Type 9		\$	13,301.14	\$ 1,039.34
998360	Lot Type 9		\$	13,301.14	\$ 1,039.34
998361	Lot Type 9		\$	13,301.14	\$ 1,039.34
998362	Lot Type 9		\$	13,301.14	\$ 1,039.34
998363	Lot Type 9		\$	13,301.14	\$ 1,039.34
998364	Lot Type 9		\$	13,301.14	\$ 1,039.34
998365	Lot Type 9		\$	13,301.14	\$ 1,039.34
998366	Lot Type 9		\$	13,301.14	\$ 1,039.34
998367	Lot Type 9		\$	13,301.14	\$ 1,039.34
998368	Lot Type 9		\$	13,301.14	\$ 1,039.34
998369	Lot Type 9		\$	13,301.14	\$ 1,039.34
998370	Lot Type 9		\$	13,301.14	\$ 1,039.34
998371	Lot Type 9		\$	13,301.14	\$ 1,039.34
998372	Lot Type 9		\$	13,301.14	\$ 1,039.34

			Improvement Area #4		
Parcel ID ^[a]	Lot Type	Note	Annual Installment		
			Outstanding Assessment	Due 1/31/2027	
998373	Lot Type 9		\$ 13,301.14	\$	1,039.34
998374	Lot Type 9		\$ 13,301.14	\$	1,039.34
998375	Lot Type 9		\$ 13,301.14	\$	1,039.34
998376	Lot Type 9		\$ 13,301.14	\$	1,039.34
998377	Lot Type 9		\$ 13,301.14	\$	1,039.34
998378	Lot Type 9		\$ 13,301.14	\$	1,039.34
998379	Lot Type 9		\$ 13,301.14	\$	1,039.34
998380	Lot Type 9		\$ 13,301.14	\$	1,039.34
998381	Lot Type 9		\$ 13,301.14	\$	1,039.34
998382	Lot Type 9		\$ 13,301.14	\$	1,039.34
998383	Lot Type 9		\$ 13,301.14	\$	1,039.34
998384	Lot Type 9		\$ 13,301.14	\$	1,039.34
998385	Lot Type 9		\$ 13,301.14	\$	1,039.34
998386	Lot Type 9		\$ 13,301.14	\$	1,039.34
998387	Lot Type 9		\$ 13,301.14	\$	1,039.34
998388	Lot Type 9		\$ 13,301.14	\$	1,039.34
998389	Lot Type 9		\$ 13,301.14	\$	1,039.34
998390	Lot Type 9		\$ 13,301.14	\$	1,039.34
998391	Lot Type 9		\$ 13,301.14	\$	1,039.34
998393	Lot Type 9		\$ 13,301.14	\$	1,039.34
998394	Lot Type 9		\$ 13,301.14	\$	1,039.34
998395	Lot Type 9		\$ 13,301.14	\$	1,039.34
998396	Lot Type 9		\$ 13,301.14	\$	1,039.34
998397	Lot Type 9		\$ 13,301.14	\$	1,039.34
998398	Lot Type 9		\$ 13,301.14	\$	1,039.34
998400	Lot Type 9		\$ 13,301.14	\$	1,039.34
998401	Lot Type 9		\$ 13,301.14	\$	1,039.34
998402	Lot Type 9		\$ 13,301.14	\$	1,039.34
Total ^[b]			\$ 5,326,000.00	\$	416,170.17

Footnotes:

^[a] Property IDs preliminary and subject to change based on the final certified rolls provided by the County prior to billing.

^[b] Totals may not sum due to rounding.

EXHIBIT I-2 - IMPROVEMENT AREA #4 BONDS ANNUAL INSTALLMENT SCHEDULE

Installment Due 1/31	Principal	Interest [a]	Additional Interest [b]	Annual Collection Costs	Annual Installment
2027	77,000	291,000	26,630	21,541	416,171
2028	82,000	287,439	26,245	29,635	425,318
2029	86,000	283,646	25,835	30,227	425,708
2030	88,000	279,669	25,405	30,832	423,906
2031	93,000	275,599	24,965	31,448	425,012
2032	96,000	271,298	24,500	32,077	423,875
2033	101,000	266,138	24,020	32,719	423,876
2034	106,000	260,709	23,515	33,373	423,597
2035	111,000	255,011	22,985	34,041	423,037
2036	117,000	249,045	22,430	34,722	423,197
2037	124,000	242,756	21,845	35,416	424,017
2038	131,000	236,091	21,225	36,124	424,441
2039	138,000	229,050	20,570	36,847	424,467
2040	145,000	221,633	19,880	37,584	424,096
2041	153,000	213,839	19,155	38,335	424,329
2042	161,000	205,615	18,390	39,102	424,107
2043	169,000	196,961	17,585	39,884	423,430
2044	179,000	187,878	16,740	40,682	424,299
2045	189,000	178,256	15,845	41,496	424,597
2046	200,000	167,625	14,900	42,325	424,850
2047	210,000	156,375	13,900	43,172	423,447
2048	222,000	144,563	12,850	44,035	423,448
2049	234,000	132,075	11,740	44,916	422,731
2050	248,000	118,913	10,570	45,814	423,297
2051	262,000	104,963	9,330	46,731	423,023
2052	504,000	90,225	8,020	47,665	649,910
2053	534,000	61,875	5,500	48,619	649,994
2054	566,000	31,838	2,830	49,591	650,258
Total	\$ 5,326,000	\$ 5,640,081	\$ 507,405	\$ 1,068,954	\$ 12,542,440

[a] Interest is calculated at the actual rate of the Improvement Area #4 Bonds.

[b] Additional Interest is calculated at the Additional Interest Rate.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

EXHIBIT I-3 - IMPROVEMENT AREA #4 TOTAL ANNUAL INSTALLMENT SCHEDULE

Installment Due 1/31	Major Improvement Area Bonds				Improvement Area #4 Bonds				Total Annual Installment
	Principal	Interest [a]	Additional Interest [c]	Annual Collection Costs	Principal	Interest [b]	Additional Interest [c]	Annual Collection Costs	
2027	71,404	127,905	15,189	19,023	77,000	291,000	26,630	21,541	649,692
2028	73,444	125,228	14,832	15,514	82,000	287,439	26,245	29,635	654,336
2029	75,484	122,474	14,464	15,825	86,000	283,646	25,835	30,227	653,956
2030	79,565	119,643	14,087	16,141	88,000	279,669	25,405	30,832	653,341
2031	81,605	116,659	13,689	16,464	93,000	275,599	24,965	31,448	653,429
2032	85,685	113,599	13,281	16,793	96,000	271,298	24,500	32,077	653,233
2033	89,765	110,064	12,853	17,129	101,000	266,138	24,020	32,719	653,688
2034	93,846	106,362	12,404	17,472	106,000	260,709	23,515	33,373	653,680
2035	97,926	102,491	11,935	17,821	111,000	255,011	22,985	34,041	653,209
2036	102,006	98,451	11,445	18,178	117,000	249,045	22,430	34,722	653,276
2037	106,086	94,243	10,935	18,541	124,000	242,756	21,845	35,416	653,823
2038	110,166	89,867	10,405	18,912	131,000	236,091	21,225	36,124	653,791
2039	114,247	85,323	9,854	19,290	138,000	229,050	20,570	36,847	653,180
2040	120,367	80,610	9,283	19,676	145,000	221,633	19,880	37,584	654,032
2041	124,447	75,645	8,681	20,070	153,000	213,839	19,155	38,335	653,172
2042	130,568	70,512	8,058	20,471	161,000	205,615	18,390	39,102	653,716
2043	136,688	64,799	7,406	20,880	169,000	196,961	17,585	39,884	653,204
2044	142,808	58,819	6,722	21,298	179,000	187,878	16,740	40,682	653,947
2045	148,929	52,571	6,008	21,724	189,000	178,256	15,845	41,496	653,829
2046	155,049	46,056	5,264	22,158	200,000	167,625	14,900	42,325	653,377
2047	163,210	39,272	4,488	22,602	210,000	156,375	13,900	43,172	653,019
2048	171,370	32,132	3,672	23,054	222,000	144,563	12,850	44,035	653,676
2049	179,531	24,634	2,815	23,515	234,000	132,075	11,740	44,916	653,226
2050	187,691	16,780	1,918	23,985	248,000	118,913	10,570	45,814	653,671
2051	195,852	8,569	979	24,465	262,000	104,963	9,330	46,731	652,887
2052	-	-	-	-	504,000	90,225	8,020	47,665	649,910
2053	-	-	-	-	534,000	61,875	5,500	48,619	649,994
2054	-	-	-	-	566,000	31,838	2,830	49,591	650,258
Total	\$ 3,037,739	\$ 1,982,709	\$ 230,666	\$ 490,999	\$ 5,326,000	\$ 5,640,081	\$ 507,405	\$ 1,068,954	\$ 18,284,553

[a] Interest is calculated at the actual rate of the Major Improvement Area PID Bonds.

[b] Interest is calculated at the actual rate of the Improvement Area #4 Bonds.

[c] Additional Interest is calculated at the Additional Interest Rate.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

EXHIBIT J-1 - IMPROVEMENT AREA #5 ASSESSMENT ROLL

Property ID ^{[a],[b]}	Lot Type	Acres	%	Improvement Area #5 ^[d]	
				Outstanding Assessment	Annual Installment Due 1/31/2027 ^[c]
993214	Initial Parcel	19.6402	59.48%	\$ 487,717.37	\$ 52,332.86
993151	Initial Parcel	11.1706	33.83%	\$ 277,395.12	\$ 29,764.94
993153	Initial Parcel	2.2103	6.69%	\$ 54,887.51	\$ 5,889.52
Total		33.0211	100.00%	\$ 820,000.00	\$ 87,987.32

Footnotes:

[a] The Assessment and Annual Installment have initially been allocated between all Property IDs within Improvement Area #5 pro rata based on acreage as reported by Travis Central Appraisal District. Future allocation of the Assessment will be done in accordance with Section VI of this Service and Assessment Plan.

[b] Property IDs preliminary and subject to change based on the final certified rolls provided by the County prior to billing.

[c] Annual Installment due may not match Service Plan or Annual Installment schedule due to rounding.

[d] For a version of the Improvement Area #5 Assessment Roll broken out on a per lot basis by lot and block per Replat of Lot 21, Block D Manor Heights Phase 4 Section A and Replat of Lot 1, Block F and Lot 2, Block E, Manor Heights Phase 4 Section A plats, see **Exhibit J-2**. Note, Property ID numbers will be added when assigned by Travis Central Appraisal District.

EXHIBIT J-2 - IMPROVEMENT AREA #5 ASSESSMENT ROLL BY LOT AND BLOCK

Parcel ID ^[a]	Legal Description	Lot Type	Note	Improvement Area #5 ^[c]	
				Outstanding Assessment	Annual Installment Due 1/31/2027
TBD	Block AA Lot 1	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AA Lot 2	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AA Lot 3	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AA Lot 4	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AA Lot 5	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AA Lot 6	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AA Lot 7	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AA Lot 8	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AA Lot 9	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AA Lot 10	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AA Lot 11	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AA Lot 12	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AA Lot 13	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AA Lot 14	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AA Lot 15	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AA Lot 16	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AA Lot 17	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AA Lot 18	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AA Lot 19	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AA Lot 20	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AA Lot 21	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AA Lot 22	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AA Lot 23	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AA Lot 900	Non-Benefited		\$ -	\$ -
TBD	Block AB Lot 1	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AB Lot 2	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AB Lot 3	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AB Lot 4	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AB Lot 5	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AB Lot 6	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AB Lot 7	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AB Lot 8	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AB Lot 9	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AB Lot 10	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AB Lot 11	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AB Lot 12	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AB Lot 13	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AB Lot 14	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AB Lot 15	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AB Lot 16	Lot Type 11		\$ 4,823.53	\$ 517.57

Parcel ID ^[a]	Legal Description	Lot Type	Note	Improvement Area #5 ^[c]	
				Annual Installment	
				Outstanding Assessment	Due 1/31/2027
TBD	Block AB Lot 17	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AB Lot 901	Non-Benefited		\$ -	\$ -
TBD	Block AC Lot 1	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AC Lot 2	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AC Lot 3	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AC Lot 4	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AC Lot 5	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AC Lot 902	Non-Benefited		\$ -	\$ -
TBD	Block AD Lot 1	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 2	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 3	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 4	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 5	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 6	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 7	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 8	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 9	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 10	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 11	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 12	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 13	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 14	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 15	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 16	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 17	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 18	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 19	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 20	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 21	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 22	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 23	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 24	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 25	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 26	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 27	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 28	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 29	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 30	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AD Lot 903	Non-Benefited		\$ -	\$ -
TBD	Block AE Lot 1	Lot Type 11		\$ 4,823.53	\$ 517.57

Parcel ID ^[a]	Legal Description	Lot Type	Note	Improvement Area #5 ^[c]	
				Annual Installment	
				Outstanding Assessment	Due 1/31/2027
TBD	Block AE Lot 2	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AE Lot 3	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AE Lot 4	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AE Lot 5	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AE Lot 6	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AE Lot 7	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AE Lot 8	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AE Lot 9	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AE Lot 10	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AE Lot 11	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AE Lot 12	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AE Lot 13	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AE Lot 14	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AE Lot 15	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AE Lot 16	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AE Lot 17	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AE Lot 18	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AE Lot 19	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AE Lot 20	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AE Lot 21	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AE Lot 22	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AE Lot 904	Non-Benefited		\$ -	\$ -
TBD	Block AF Lot 1	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AF Lot 2	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AF Lot 3	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AF Lot 4	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AF Lot 5	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AF Lot 6	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AF Lot 7	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AF Lot 8	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AF Lot 9	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AF Lot 10	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AF Lot 11	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block AF Lot 905	Non-Benefited		\$ -	\$ -
TBD	Block BA Lot 1	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BA Lot 2	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BA Lot 3	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BA Lot 4	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BA Lot 5	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BA Lot 6	Lot Type 11		\$ 4,823.53	\$ 517.57

Parcel ID ^[a]	Legal Description	Lot Type	Note	Improvement Area #5 ^[c]	
				Annual Installment	
				Outstanding Assessment	Due 1/31/2027
TBD	Block BA Lot 7	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BA Lot 8	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BA Lot 9	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BA Lot 10	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BA Lot 11	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BA Lot 12	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BA Lot 13	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BA Lot 14	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BA Lot 15	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BA Lot 16	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BA Lot 17	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BA Lot 18	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BA Lot 901	Non-Benefited		\$ -	\$ -
TBD	Block BA Lot 902	Non-Benefited		\$ -	\$ -
TBD	Block BA Lot 903	Non-Benefited		\$ -	\$ -
TBD	Block BB Lot 1	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BB Lot 2	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BB Lot 3	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BB Lot 4	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BB Lot 5	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BB Lot 6	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BB Lot 7	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BB Lot 8	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BB Lot 9	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BB Lot 10	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BB Lot 11	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BB Lot 12	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BB Lot 13	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BB Lot 14	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BB Lot 15	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BB Lot 16	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BB Lot 17	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BB Lot 18	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BB Lot 904	Non-Benefited		\$ -	\$ -
TBD	Block BC Lot 1	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BC Lot 2	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BC Lot 3	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BC Lot 4	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BC Lot 5	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BC Lot 6	Lot Type 11		\$ 4,823.53	\$ 517.57

				Improvement Area #5 ^[c]	
Parcel ID ^[a]	Legal Description	Lot Type	Note	Annual Installment	
				Outstanding Assessment	Due 1/31/2027
TBD	Block BC Lot 7	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BC Lot 8	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BC Lot 9	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BC Lot 10	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BC Lot 11	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BC Lot 12	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BC Lot 13	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BC Lot 14	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BC Lot 15	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BC Lot 16	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BC Lot 905	Non-Benefited		\$ -	\$ -
TBD	Block BC Lot 906	Non-Benefited		\$ -	\$ -
TBD	Block BD Lot 1	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BD Lot 2	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BD Lot 3	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BD Lot 4	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BD Lot 5	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BD Lot 6	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BD Lot 7	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BD Lot 8	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BD Lot 9	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block BD Lot 907	Non-Benefited		\$ -	\$ -
TBD	Block BD Lot 908	Non-Benefited		\$ -	\$ -
TBD	Block F Lot 1	Lot Type 11		\$ 4,823.53	\$ 517.57
TBD	Block F Lot 900	Non-Benefited		\$ -	\$ -
Total ^[b]				\$ 820,000.00	\$ 87,987.32

Footnotes:

[a] Property IDs preliminary and subject to change based on the final certified rolls provided by the County prior to billing.

[b] Totals may not sum due to rounding.

EXHIBIT J-3 - IMPROVEMENT AREA #5 REIMBURSEMENT OBLIGATION **INSALLMENT SCHEDULE**

Improvement Area #5 Reimbursement Obligation					
Installment Due 1/31	Principal		Interest ^[a]	Annual Collection Costs	Total Annual Installment Due ^[b]
2027	\$	10,837	\$	47,150	\$ 30,000 \$ 87,987
2028	\$	11,460	\$	46,527	\$ 30,600 \$ 88,587
2029	\$	12,119	\$	45,868	\$ 31,212 \$ 89,199
2030	\$	12,816	\$	45,171	\$ 31,836 \$ 89,824
2031	\$	13,553	\$	44,434	\$ 32,473 \$ 90,460
2032	\$	14,333	\$	43,655	\$ 33,122 \$ 91,110
2033	\$	15,157	\$	42,831	\$ 33,785 \$ 91,772
2034	\$	16,028	\$	41,959	\$ 34,461 \$ 92,448
2035	\$	16,950	\$	41,038	\$ 35,150 \$ 93,137
2036	\$	17,924	\$	40,063	\$ 35,853 \$ 93,840
2037	\$	18,955	\$	39,032	\$ 36,570 \$ 94,557
2038	\$	20,045	\$	37,942	\$ 37,301 \$ 95,289
2039	\$	21,198	\$	36,790	\$ 38,047 \$ 96,035
2040	\$	22,416	\$	35,571	\$ 38,808 \$ 96,796
2041	\$	23,705	\$	34,282	\$ 39,584 \$ 97,572
2042	\$	25,068	\$	32,919	\$ 40,376 \$ 98,363
2043	\$	26,510	\$	31,477	\$ 41,184 \$ 99,171
2044	\$	28,034	\$	29,953	\$ 42,007 \$ 99,995
2045	\$	29,646	\$	28,341	\$ 42,847 \$ 100,835
2046	\$	31,351	\$	26,636	\$ 43,704 \$ 101,692
2047	\$	33,153	\$	24,834	\$ 44,578 \$ 102,566
2048	\$	35,060	\$	22,928	\$ 45,470 \$ 103,457
2049	\$	37,076	\$	20,912	\$ 46,379 \$ 104,367
2050	\$	39,208	\$	18,780	\$ 47,307 \$ 105,294
2051	\$	41,462	\$	16,525	\$ 48,253 \$ 106,240
2052	\$	43,846	\$	14,141	\$ 49,218 \$ 107,205
2053	\$	46,367	\$	11,620	\$ 50,203 \$ 108,190
2054	\$	49,033	\$	8,954	\$ 51,207 \$ 109,194
2055	\$	51,853	\$	6,135	\$ 52,231 \$ 110,218
2056	\$	54,834	\$	3,153	\$ 53,275 \$ 111,263
Total	\$	820,000	\$	919,619	\$ 1,217,042 \$ 2,956,662

Footnotes:

[a] Interest is calculated at 5.75% for year 1-5, and 5.75% for the remaining term, as described in the Improvement Area #5 Reimbursement Agreement.

[b] The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

EXHIBIT J-4 - IMPROVEMENT AREA #5 TOTAL ANNUAL INSTALLMENT SCHEDULE

	Major Improvement Area Bonds				Improvement Area #5 Reimbursement Obligation			
Installment Due 1/31	Principal	Interest ^[a]	Additional Interest ^[c]	Annual Collection Costs	Principal	Interest ^[b]	Annual Collection Costs	Total Annual Installment
2027	\$ 26,393	\$ 47,278	\$ 5,614	\$ 7,032	\$ 10,837	\$ 47,150	\$ 30,000	\$ 174,305
2028	\$ 27,147	\$ 46,288	\$ 5,482	\$ 5,735	\$ 11,460	\$ 46,527	\$ 30,600	\$ 173,240
2029	\$ 27,902	\$ 45,270	\$ 5,347	\$ 5,849	\$ 12,119	\$ 45,868	\$ 31,212	\$ 173,567
2030	\$ 29,410	\$ 44,224	\$ 5,207	\$ 5,966	\$ 12,816	\$ 45,171	\$ 31,836	\$ 174,631
2031	\$ 30,164	\$ 43,121	\$ 5,060	\$ 6,086	\$ 13,553	\$ 44,434	\$ 32,473	\$ 174,891
2032	\$ 31,672	\$ 41,990	\$ 4,909	\$ 6,207	\$ 14,333	\$ 43,655	\$ 33,122	\$ 175,888
2033	\$ 33,180	\$ 40,684	\$ 4,751	\$ 6,331	\$ 15,157	\$ 42,831	\$ 33,785	\$ 176,718
2034	\$ 34,688	\$ 39,315	\$ 4,585	\$ 6,458	\$ 16,028	\$ 41,959	\$ 34,461	\$ 177,494
2035	\$ 36,197	\$ 37,884	\$ 4,411	\$ 6,587	\$ 16,950	\$ 41,038	\$ 35,150	\$ 178,216
2036	\$ 37,705	\$ 36,391	\$ 4,230	\$ 6,719	\$ 17,924	\$ 40,063	\$ 35,853	\$ 178,885
2037	\$ 39,213	\$ 34,835	\$ 4,042	\$ 6,853	\$ 18,955	\$ 39,032	\$ 36,570	\$ 179,501
2038	\$ 40,721	\$ 33,218	\$ 3,846	\$ 6,990	\$ 20,045	\$ 37,942	\$ 37,301	\$ 180,064
2039	\$ 42,229	\$ 31,538	\$ 3,642	\$ 7,130	\$ 21,198	\$ 36,790	\$ 38,047	\$ 180,575
2040	\$ 44,492	\$ 29,796	\$ 3,431	\$ 7,273	\$ 22,416	\$ 35,571	\$ 38,808	\$ 181,787
2041	\$ 46,000	\$ 27,961	\$ 3,209	\$ 7,418	\$ 23,705	\$ 34,282	\$ 39,584	\$ 182,160
2042	\$ 48,262	\$ 26,063	\$ 2,979	\$ 7,567	\$ 25,068	\$ 32,919	\$ 40,376	\$ 183,234
2043	\$ 50,524	\$ 23,952	\$ 2,737	\$ 7,718	\$ 26,510	\$ 31,477	\$ 41,184	\$ 184,103
2044	\$ 52,787	\$ 21,742	\$ 2,485	\$ 7,872	\$ 28,034	\$ 29,953	\$ 42,007	\$ 184,880
2045	\$ 55,049	\$ 19,432	\$ 2,221	\$ 8,030	\$ 29,646	\$ 28,341	\$ 42,847	\$ 185,567
2046	\$ 57,311	\$ 17,024	\$ 1,946	\$ 8,190	\$ 31,351	\$ 26,636	\$ 43,704	\$ 186,163
2047	\$ 60,328	\$ 14,516	\$ 1,659	\$ 8,354	\$ 33,153	\$ 24,834	\$ 44,578	\$ 187,423
2048	\$ 63,344	\$ 11,877	\$ 1,357	\$ 8,521	\$ 35,060	\$ 22,928	\$ 45,470	\$ 188,557
2049	\$ 66,360	\$ 9,106	\$ 1,041	\$ 8,692	\$ 37,076	\$ 20,912	\$ 46,379	\$ 189,565
2050	\$ 69,377	\$ 6,202	\$ 709	\$ 8,866	\$ 39,208	\$ 18,780	\$ 47,307	\$ 190,448
2051	\$ 72,393	\$ 3,167	\$ 362	\$ 9,043	\$ 41,462	\$ 16,525	\$ 48,253	\$ 191,206
2052	\$ -	\$ -	\$ -	\$ -	\$ 43,846	\$ 14,141	\$ 49,218	\$ 107,205
2053	\$ -	\$ -	\$ -	\$ -	\$ 46,367	\$ 11,620	\$ 50,203	\$ 108,190
2054	\$ -	\$ -	\$ -	\$ -	\$ 49,033	\$ 8,954	\$ 51,207	\$ 109,194
2055	\$ -	\$ -	\$ -	\$ -	\$ 51,853	\$ 6,135	\$ 52,231	\$ 110,218
2056	\$ -	\$ -	\$ -	\$ -	\$ 54,834	\$ 3,153	\$ 53,275	\$ 111,263
Total	\$ 1,122,850	\$ 732,875	\$ 85,262	\$ 181,490	\$ 820,000	\$ 919,619	\$ 1,217,042	\$ 5,079,139

[a] Interest is calculated at the actual rate of the Major Improvement Area PID Bonds.

[b] Interest is calculated at the actual rate of the Improvement Area #5 Reimbursement Obligation.

[c] Additional Interest is calculated at the Additional Interest Rate.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

EXHIBIT K-1 - MAJOR IMPROVEMENT AREA ASSESSMENT ROLL

Parcel ID ^[b]	Improvement Area	Lot Type	Note	Major Improvement Area		
				Outstanding Assessment		Annual Installment Due 1/31/2027
236952	MIA	Remainder Parcel	[a]	\$	828,482.81	\$ 63,688.32
902644	MIA	Remainder Parcel	[a]	\$	76,801.45	\$ 5,903.99
993150	MIA	Remainder Parcel	[a]	\$	34,792.03	\$ 2,674.58
958419	MIA	Remainder Parcel	[a]	\$	26,619.72	\$ 2,046.35
958418	IA#3	Condo Parcel		\$	470,007.37	\$ 36,131.06
965943	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965944	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965945	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965946	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965947	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965948	IA#3	Lot Type 6	[e]	\$	-	\$ -
965949	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965950	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965951	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965952	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965953	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965954	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965955	IA#3	Non-Benefited		\$	-	\$ -
965956	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965957	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965958	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965959	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965960	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965961	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965962	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965963	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965964	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
965965	IA#3	Non-Benefited		\$	-	\$ -
965966	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965967	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965968	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965969	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965970	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965971	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965972	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965973	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965974	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965975	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965976	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965977	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965978	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
965979	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64

Parcel ID ^[b]	Improvement Area	Lot Type	Note	Major Improvement Area		
				Outstanding Assessment	Annual Installment Due 1/31/2027	
965980	IA#3	Lot Type 6		\$ 7,332.12	\$	563.64
965981	IA#3	Lot Type 6		\$ 7,332.12	\$	563.64
965983	IA#3	Non-Benefited		\$ -	\$	-
965984	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
965985	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
965986	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
965987	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
965988	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
965989	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
965990	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
965991	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
965992	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
965993	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
965994	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
965995	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
965996	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
965997	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
965998	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
965999	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
966000	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
966001	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
966002	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
966003	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
966004	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
966005	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
966006	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
966007	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
966008	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
966009	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
966010	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
966011	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
966012	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
966013	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
966014	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
966015	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
966016	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
966017	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
966018	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
966019	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70
966020	IA#3	Lot Type 4		\$ 6,110.10	\$	469.70

Parcel ID ^[b]	Improvement Area	Lot Type	Note	Major Improvement Area		
				Outstanding Assessment	Annual Installment Due 1/31/2027	
966021	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966022	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966023	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966024	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966025	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966026	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966027	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966028	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966029	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966030	IA#3	Non-Benefited		\$	-	\$ -
966031	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966032	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966033	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966034	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
966035	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
966036	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966037	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966038	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966039	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966040	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966041	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966042	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966043	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966044	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966045	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966046	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966047	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966048	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966049	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966050	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966051	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966052	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966053	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966054	IA#3	Non-Benefited		\$	-	\$ -
966055	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
966056	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966057	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966058	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966059	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966060	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70

Parcel ID ^[b]	Improvement Area	Lot Type	Note	Major Improvement Area		
				Outstanding Assessment	Annual Installment Due 1/31/2027	
966061	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966062	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
966063	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966064	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966065	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966066	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
966067	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
966069	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
966070	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
966071	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
966072	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
966073	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
966074	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
966075	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
966076	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
966077	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
966078	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966079	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966080	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966081	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966082	IA#3	Non-Benefited		\$	-	\$ -
966083	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
966084	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966085	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966086	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
966087	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966088	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966089	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966090	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966091	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966092	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966093	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966094	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
966095	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966098	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966099	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966100	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966101	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966102	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966103	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70

Parcel ID ^[b]	Improvement Area	Lot Type	Note	Major Improvement Area	
				Outstanding Assessment	Annual Installment Due 1/31/2027
966104	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966105	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966106	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966107	IA#3	Lot Type 5		\$ 6,721.11	\$ 516.67
966108	IA#3	Lot Type 5		\$ 6,721.11	\$ 516.67
966109	IA#3	Lot Type 5		\$ 6,721.11	\$ 516.67
966110	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966111	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966112	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966113	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966114	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966115	IA#3	Non-Benefited		\$ -	\$ -
966116	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966117	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966118	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966119	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966120	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966121	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966122	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966123	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966124	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966125	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966126	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966127	IA#3	Lot Type 6		\$ 7,332.12	\$ 563.64
966128	IA#3	Lot Type 6		\$ 7,332.12	\$ 563.64
966129	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966130	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966131	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966132	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966133	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966134	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966135	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966136	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966137	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966138	IA#3	Non-Benefited		\$ -	\$ -
966139	IA#3	Lot Type 5		\$ 6,721.11	\$ 516.67
966140	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966141	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966142	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966143	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70

Parcel ID ^[b]	Improvement Area	Lot Type	Note	Major Improvement Area		
				Outstanding Assessment	Annual Installment Due 1/31/2027	
966144	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966145	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966146	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966147	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966148	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966149	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966150	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966151	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966152	IA#3	Non-Benefited		\$	-	\$ -
966153	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966154	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966155	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966156	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966157	IA#3	Non-Benefited		\$	-	\$ -
966158	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
966159	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966160	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966161	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966162	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966163	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966164	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966165	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966166	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966167	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966168	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966169	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966170	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966171	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966172	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966173	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966174	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966175	IA#3	Non-Benefited		\$	-	\$ -
966176	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966177	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966178	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966179	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966180	IA#3	Non-Benefited		\$	-	\$ -
966181	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966182	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966183	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70

Parcel ID ^[b]	Improvement Area	Lot Type	Note	Major Improvement Area	
				Outstanding Assessment	Annual Installment Due 1/31/2027
966184	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966185	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966186	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966187	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966188	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966189	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966190	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966191	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966192	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966193	IA#3	Lot Type 6		\$ 7,332.12	\$ 563.64
966194	IA#3	Non-Benefited		\$ -	\$ -
966196	IA#3	Lot Type 5		\$ 6,721.11	\$ 516.67
966197	IA#3	Lot Type 5		\$ 6,721.11	\$ 516.67
966198	IA#3	Lot Type 5		\$ 6,721.11	\$ 516.67
966199	IA#3	Lot Type 5		\$ 6,721.11	\$ 516.67
966200	IA#3	Lot Type 5		\$ 6,721.11	\$ 516.67
966201	IA#3	Lot Type 5		\$ 6,721.11	\$ 516.67
966202	IA#3	Lot Type 5		\$ 6,721.11	\$ 516.67
966203	IA#3	Lot Type 5		\$ 6,721.11	\$ 516.67
966204	IA#3	Lot Type 5		\$ 6,721.11	\$ 516.67
966205	IA#3	Lot Type 5		\$ 6,721.11	\$ 516.67
966206	IA#3	Lot Type 5		\$ 6,721.11	\$ 516.67
966207	IA#3	Lot Type 5		\$ 6,721.11	\$ 516.67
966208	IA#3	Lot Type 5		\$ 6,721.11	\$ 516.67
966209	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966210	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966211	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966212	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966213	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966214	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966215	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966216	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966217	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966218	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966219	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966220	IA#3	Lot Type 5		\$ 6,721.11	\$ 516.67
966221	IA#3	Non-Benefited		\$ -	\$ -
966222	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966223	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70
966224	IA#3	Lot Type 4		\$ 6,110.10	\$ 469.70

Parcel ID ^[b]	Improvement Area	Lot Type	Note	Major Improvement Area		
				Outstanding Assessment	Annual Installment Due 1/31/2027	
966225	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966226	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966227	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
966228	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966229	IA#3	Non-Benefited		\$	-	\$ -
966230	IA#3	Lot Type 4		\$	6,110.10	\$ 469.70
966231	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966232	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966233	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966234	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966235	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966236	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966237	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966238	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966239	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966240	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966241	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966242	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966243	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966244	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966245	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
966246	IA#3	Lot Type 6		\$	7,332.12	\$ 563.64
966247	IA#3	Lot Type 5		\$	6,721.11	\$ 516.67
993076	IA#4	Non-Benefited		\$	-	\$ -
993077	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993078	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993079	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993080	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993081	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993082	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993083	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993084	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993085	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993086	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993087	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993088	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993089	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993090	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993091	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993092	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00

Parcel ID ^[b]	Improvement Area	Lot Type	Note	Major Improvement Area	
				Outstanding Assessment	Annual Installment Due 1/31/2027
993093	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993094	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993095	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993096	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993099	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993100	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993101	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993102	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993103	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993104	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993105	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993106	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993107	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993108	IA#4	Non-Benefited		\$ -	\$ -
993109	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993110	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993111	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993112	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993113	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993114	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993115	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993116	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993117	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993118	IA#4	Non-Benefited		\$ -	\$ -
993119	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993120	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993121	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993122	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993123	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993124	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993125	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993126	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993127	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993128	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993129	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993130	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993131	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993132	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993133	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993134	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00

Parcel ID ^[b]	Improvement Area	Lot Type	Note	Major Improvement Area		
				Outstanding Assessment	Annual Installment Due 1/31/2027	
993135	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993136	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993137	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993138	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993139	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993140	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993141	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993142	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993143	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993154	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993155	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993156	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993157	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993158	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993159	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993160	IA#4	Non-Benefited		\$	-	\$ -
993161	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993162	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993163	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993164	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993165	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993166	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993167	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993168	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993169	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993170	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993171	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993172	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993173	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993174	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993175	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993176	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993177	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993178	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993179	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993180	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993181	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00

Parcel ID ^[b]	Improvement Area	Lot Type	Note	Major Improvement Area	
				Outstanding Assessment	Annual Installment Due 1/31/2027
993182	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993183	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993184	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993185	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993186	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993187	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993188	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993189	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993190	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993191	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993192	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993193	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993194	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993195	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993196	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993197	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993198	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993199	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993200	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993201	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993202	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993203	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993204	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993205	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993206	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993207	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993208	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993209	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993210	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993211	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993212	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993213	IA#4	Non-Benefited		\$ -	\$ -
993215	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993216	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993217	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993218	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993219	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993220	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993221	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00

Parcel ID ^[b]	Improvement Area	Lot Type	Note	Major Improvement Area	
				Outstanding Assessment	Annual Installment Due 1/31/2027
993222	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993223	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993224	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993225	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993226	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993227	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993228	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993229	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993230	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993231	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993232	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993233	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993234	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993235	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993238	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993239	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993240	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993241	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993242	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993243	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993244	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993245	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993246	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993247	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993248	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993249	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993250	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993251	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993252	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993253	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993254	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993255	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993256	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993257	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993258	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993259	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993260	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993261	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993262	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993263	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00

Parcel ID ^[b]	Improvement Area	Lot Type	Note	Major Improvement Area		
				Outstanding Assessment	Annual Installment Due 1/31/2027	
993264	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993266	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993267	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993268	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993269	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993270	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993271	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993272	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993273	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993274	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993275	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993276	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993277	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993278	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993279	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993280	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993281	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993282	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993283	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993284	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993285	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993286	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993287	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993288	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993289	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993290	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993291	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993292	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993293	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993294	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993295	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993296	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993300	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993301	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993302	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993303	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993304	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993305	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993306	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993307	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00

Parcel ID ^[b]	Improvement Area	Lot Type	Note	Major Improvement Area		
				Outstanding Assessment	Annual Installment Due 1/31/2027	
993308	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993309	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993310	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993311	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993312	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993313	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993314	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993317	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993318	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993319	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993363	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993364	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993365	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993366	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993367	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993368	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993369	IA#4	Non-Benefited		\$	-	\$ -
993370	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993371	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993372	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993373	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993374	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993375	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993376	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993377	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993378	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993379	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993380	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993381	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993382	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993383	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993384	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993385	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
993438	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993439	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993440	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993441	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993442	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993443	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
993444	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00

Parcel ID ^[b]	Improvement Area	Lot Type	Note	Major Improvement Area	
				Outstanding Assessment	Annual Installment Due 1/31/2027
993445	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993446	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993447	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993448	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993449	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993450	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993451	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993477	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993478	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993479	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993480	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993481	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993482	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
993483	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
998179	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998180	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998181	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998182	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998183	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998184	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998185	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998186	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998187	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998188	IA#4	Non-Benefited		\$ -	\$ -
998189	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998190	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998191	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998192	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998193	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998194	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998195	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998196	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998197	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998200	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
998201	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
998202	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
998203	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
998204	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
998205	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
998206	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00

Parcel ID ^[b]	Improvement Area	Lot Type	Note	Major Improvement Area	
				Outstanding Assessment	Annual Installment Due 1/31/2027
998207	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
998210	IA#4	Non-Benefited		\$ -	\$ -
998211	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998212	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998213	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998214	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998215	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998216	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998217	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998218	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998219	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998220	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998221	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998222	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998223	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998224	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998226	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998227	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998228	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998229	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998230	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998231	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998232	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998233	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998234	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998235	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998238	IA#4	Lot Type 8		\$ 6,954.24	\$ 534.60
998239	IA#4	Lot Type 8		\$ 6,954.24	\$ 534.60
998240	IA#4	Lot Type 8		\$ 6,954.24	\$ 534.60
998241	IA#4	Lot Type 8		\$ 6,954.24	\$ 534.60
998242	IA#4	Lot Type 8		\$ 6,954.24	\$ 534.60
998243	IA#4	Lot Type 8		\$ 6,954.24	\$ 534.60
998244	IA#4	Lot Type 8		\$ 6,954.24	\$ 534.60
998245	IA#4	Lot Type 8		\$ 6,954.24	\$ 534.60
998246	IA#4	Lot Type 8		\$ 6,954.24	\$ 534.60
998247	IA#4	Lot Type 8		\$ 6,954.24	\$ 534.60
998248	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998249	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998251	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00
998252	IA#4	Lot Type 7		\$ 6,322.04	\$ 486.00

Parcel ID ^[b]	Improvement Area	Lot Type	Note	Major Improvement Area		
				Outstanding Assessment	Annual Installment Due 1/31/2027	
998253	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998254	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998255	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998256	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998257	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998261	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998262	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998263	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998264	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
998265	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998266	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998267	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998268	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998269	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998270	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998271	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998272	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998273	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998274	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998275	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998276	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998277	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998278	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
998279	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
998280	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998282	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998283	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998284	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998285	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998286	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998287	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998288	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998289	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998290	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998291	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998292	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
998293	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998294	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998295	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998296	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00

Parcel ID ^[b]	Improvement Area	Lot Type	Note	Major Improvement Area		
				Outstanding Assessment	Annual Installment Due 1/31/2027	
998297	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998298	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998299	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998300	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998301	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998303	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998304	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998305	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998306	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998307	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998308	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998309	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998310	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998311	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998312	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998322	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998323	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998324	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998325	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998326	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998327	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998328	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998329	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998330	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998331	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998332	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998333	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998334	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998335	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998336	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998337	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998338	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998339	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998340	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998341	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998342	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998343	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998344	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998346	IA#4	Lot Type 8		\$	6,954.24	\$ 534.60
998347	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00

Parcel ID ^[b]	Improvement Area	Lot Type	Note	Major Improvement Area		
				Outstanding Assessment	Annual Installment Due 1/31/2027	
998348	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998349	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998350	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998351	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998352	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998353	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998354	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998355	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998356	IA#4	Lot Type 7		\$	6,322.04	\$ 486.00
998359	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998360	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998361	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998362	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998363	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998364	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998365	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998366	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998367	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998368	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998369	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998370	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998371	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998372	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998373	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998374	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998375	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998376	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998377	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998378	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998379	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998380	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998381	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998382	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998383	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998384	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998385	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998386	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998387	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998388	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20
998389	IA#4	Lot Type 9		\$	7,586.44	\$ 583.20

Parcel ID ^[b]	Improvement Area	Lot Type	Note	Major Improvement Area	
				Outstanding Assessment	Annual Installment Due 1/31/2027
998390	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998391	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998393	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998394	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998395	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998396	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998397	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998398	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998400	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998401	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
998402	IA#4	Lot Type 9		\$ 7,586.44	\$ 583.20
993151	IA#5	Initial Parcel	[f]	\$ 380,883.46	\$ 29,279.80
993153	IA#5	Initial Parcel	[f]	\$ 75,364.50	\$ 5,793.52
993214	IA#5	Initial Parcel	[f]	\$ 669,671.05	\$ 51,479.88
Total ^{[c][d]}				\$ 7,437,667.88	\$ 571,758.68

Footnotes:

[a] For billing purposes only, until a plat has been recorded within the Major Improvement Area Remainder Parcel, the Annual Installment will be billed to each Tax Parcel within the Major Improvement Area Remainder Parcel based on the acreage of the Tax Parcel as calculated by the Appraisal District.

[b] Property IDs preliminary and subject to change based on the final certified rolls provided by the County prior to billing.

[c] Totals may not sum due to rounding.

[d] Due to prepayments not yet redeemed the outstanding assessment may be less than outstanding Bonds for the Major Improvement Area. Prepaid in full.

[e] Prepaid in full.

[f] For a version of the Major Improvement Area Assessment Roll for Improvement Area #5 broken out on a per lot basis by lot and block per Replat of Lot 21, Block D Manor Heights Phase 4 Section A and Replat of Lot 1, Block F and Lot 2, Block E, Manor Heights Phase 4 Section A plats, see **Exhibit K-2**. Note, Property ID numbers will be added when assigned by Travis Central Appraisal District.

EXHIBIT K-2 – MAJOR IMPROVEMENT AREA ASSESSMENT ROLL FOR IMPROVEMENT AREA #5 BY LOT AND BLOCK

Parcel ID ^[a]	Legal Description	Improvement Area	Lot Type	Note	Major Improvement Area		
					Outstanding Assessment	Annual Installment Due 1/31/2027	
TBD	Block AA Lot 1	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AA Lot 2	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AA Lot 3	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AA Lot 4	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AA Lot 5	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AA Lot 6	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AA Lot 7	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AA Lot 8	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AA Lot 9	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AA Lot 10	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AA Lot 11	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AA Lot 12	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AA Lot 13	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AA Lot 14	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AA Lot 15	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AA Lot 16	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AA Lot 17	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AA Lot 18	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AA Lot 19	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AA Lot 20	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AA Lot 21	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AA Lot 22	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AA Lot 23	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AA Lot 900	IA#5	Non-Benefited		\$ -	\$ -	
TBD	Block AB Lot 1	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AB Lot 2	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AB Lot 3	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AB Lot 4	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AB Lot 5	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AB Lot 6	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AB Lot 7	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AB Lot 8	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AB Lot 9	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AB Lot 10	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AB Lot 11	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AB Lot 12	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AB Lot 13	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AB Lot 14	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AB Lot 15	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AB Lot 16	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	

Parcel ID ^[a]	Legal Description	Improvement Area	Lot Type	Note	Major Improvement Area	
					Outstanding Assessment	Annual Installment
						Due 1/31/2027
TBD	Block AB Lot 17	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AB Lot 901	IA#5	Non-Benefited		\$ -	\$ -
TBD	Block AC Lot 1	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AC Lot 2	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AC Lot 3	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AC Lot 4	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AC Lot 5	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AC Lot 902	IA#5	Non-Benefited		\$ -	\$ -
TBD	Block AD Lot 1	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 2	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 3	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 4	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 5	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 6	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 7	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 8	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 9	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 10	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 11	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 12	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 13	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 14	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 15	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 16	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 17	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 18	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 19	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 20	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 21	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 22	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 23	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 24	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 25	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 26	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 27	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 28	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 29	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 30	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block AD Lot 903	IA#5	Non-Benefited		\$ -	\$ -
TBD	Block AE Lot 1	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14

Parcel ID ^[a]	Legal Description	Improvement Area	Lot Type	Note	Major Improvement Area		
					Outstanding Assessment	Annual Installment	
						Due 1/31/2027	
TBD	Block AE Lot 2	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AE Lot 3	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AE Lot 4	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AE Lot 5	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AE Lot 6	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AE Lot 7	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AE Lot 8	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AE Lot 9	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AE Lot 10	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AE Lot 11	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AE Lot 12	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AE Lot 13	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AE Lot 14	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AE Lot 15	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AE Lot 16	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AE Lot 17	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AE Lot 18	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AE Lot 19	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AE Lot 20	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AE Lot 21	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AE Lot 22	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AE Lot 904	IA#5	Non-Benefited		\$ -	\$ -	
TBD	Block AF Lot 1	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AF Lot 2	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AF Lot 3	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AF Lot 4	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AF Lot 5	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AF Lot 6	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AF Lot 7	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AF Lot 8	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AF Lot 9	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AF Lot 10	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AF Lot 11	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block AF Lot 905	IA#5	Non-Benefited		\$ -	\$ -	
TBD	Block BA Lot 1	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BA Lot 2	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BA Lot 3	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BA Lot 4	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BA Lot 5	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BA Lot 6	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	

Parcel ID ^[a]	Legal Description	Improvement Area	Lot Type	Note	Major Improvement Area		
					Outstanding Assessment	Annual Installment	
						Due 1/31/2027	
TBD	Block BA Lot 7	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BA Lot 8	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BA Lot 9	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BA Lot 10	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BA Lot 11	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BA Lot 12	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BA Lot 13	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BA Lot 14	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BA Lot 15	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BA Lot 16	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BA Lot 17	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BA Lot 18	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BA Lot 901	IA#5	Non-Benefited		\$ -	\$ -	
TBD	Block BA Lot 902	IA#5	Non-Benefited		\$ -	\$ -	
TBD	Block BA Lot 903	IA#5	Non-Benefited		\$ -	\$ -	
TBD	Block BB Lot 1	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BB Lot 2	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BB Lot 3	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BB Lot 4	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BB Lot 5	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BB Lot 6	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BB Lot 7	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BB Lot 8	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BB Lot 9	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BB Lot 10	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BB Lot 11	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BB Lot 12	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BB Lot 13	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BB Lot 14	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BB Lot 15	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BB Lot 16	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BB Lot 17	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BB Lot 18	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BB Lot 904	IA#5	Non-Benefited		\$ -	\$ -	
TBD	Block BC Lot 1	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BC Lot 2	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BC Lot 3	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BC Lot 4	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BC Lot 5	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	
TBD	Block BC Lot 6	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14	

Parcel ID ^[a]	Legal Description	Improvement Area	Lot Type	Note	Major Improvement Area	
					Outstanding Assessment	Annual Installment
						Due 1/31/2027
TBD	Block BC Lot 7	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block BC Lot 8	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block BC Lot 9	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block BC Lot 10	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block BC Lot 11	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block BC Lot 12	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block BC Lot 13	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block BC Lot 14	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block BC Lot 15	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block BC Lot 16	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block BC Lot 905	IA#5	Non-Benefited		\$ -	\$ -
TBD	Block BC Lot 906	IA#5	Non-Benefited		\$ -	\$ -
TBD	Block BD Lot 1	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block BD Lot 2	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block BD Lot 3	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block BD Lot 4	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block BD Lot 5	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block BD Lot 6	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block BD Lot 7	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block BD Lot 8	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block BD Lot 9	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block BD Lot 907	IA#5	Non-Benefited		\$ -	\$ -
TBD	Block BD Lot 908	IA#5	Non-Benefited		\$ -	\$ -
TBD	Block F Lot 1	IA#5	Lot Type 11		\$ 6,623.05	\$ 509.14
TBD	Block F Lot 900	IA#5	Non-Benefited		\$ -	\$ -
Total ^{[b][c]}					\$ 1,125,919.01	\$ 86,553.20

Footnotes:

^[a] Property IDs preliminary and subject to change based on the final certified rolls provided by the County prior to billing.

^[b] Totals may not sum due to rounding.

^[c] Due to prepayments not yet redeemed the outstanding assessment may be less than outstanding Bonds for the Major Improvement Area. Prepaid in full.

EXHIBIT K-3 – MAJOR IMPROVEMENT AREA ANNUAL INSTALLMENT SCHEDULE

Installment Due 1/31	Principal	Interest [a]	Additional Interest [b]	Annual Collection Costs	Total Annual Installment
2027	\$ 175,000	\$ 313,475	\$ 37,225	\$ 46,622	\$ 572,322
2028	180,000	306,913	36,350	38,023	561,286
2029	185,000	300,163	35,450	38,784	559,396
2030	195,000	293,225	34,525	39,559	562,309
2031	200,000	285,913	33,550	40,351	559,813
2032	210,000	278,413	32,550	41,158	562,120
2033	220,000	269,750	31,500	41,981	563,231
2034	230,000	260,675	30,400	42,820	563,895
2035	240,000	251,188	29,250	43,677	564,114
2036	250,000	241,288	28,050	44,550	563,888
2037	260,000	230,975	26,800	45,441	563,216
2038	270,000	220,250	25,500	46,350	562,100
2039	280,000	209,113	24,150	47,277	560,540
2040	295,000	197,563	22,750	48,223	563,535
2041	305,000	185,394	21,275	49,187	560,856
2042	320,000	172,813	19,750	50,171	562,733
2043	335,000	158,813	18,150	51,174	563,137
2044	350,000	144,156	16,475	52,198	562,829
2045	365,000	128,844	14,725	53,242	561,810
2046	380,000	112,875	12,900	54,306	560,081
2047	400,000	96,250	11,000	55,393	562,643
2048	420,000	78,750	9,000	56,500	564,250
2049	440,000	60,375	6,900	57,630	564,905
2050	460,000	41,125	4,700	58,783	564,608
2051	480,000	21,000	2,400	59,959	563,359
Total	\$ 7,445,000	\$ 4,859,294	\$ 565,325	\$ 1,203,359	\$ 14,072,977

[a] Interest is calculated at the actual rate of the PID Bonds.

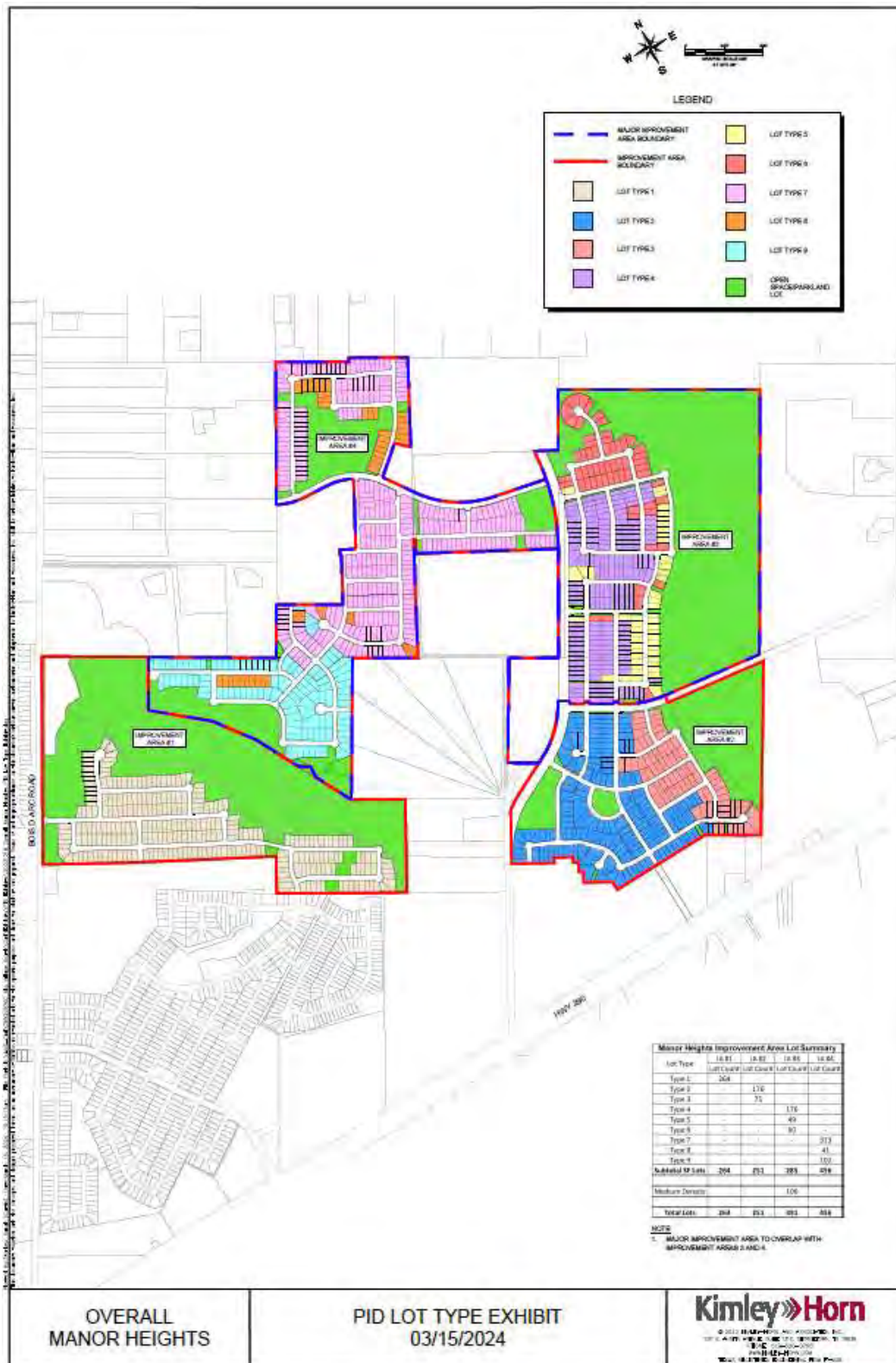
[b] Additional Interest is calculated at the Additional Interest Rate.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

EXHIBIT L – MAXIMUM ASSESSMENT PER LOT TYPE

						Assessments									
Lot Type	Units/SF [a]	Improved Land Value per Lot	Improved Land Total Value	Assessed Value per Unit/SF	Total Assessed Value	Major Improvement Area Bond	Improvement Area 1-2 Bond	Improvement Area #3 Bond	Improvement Area #4 Bond	Improvement Area #5 RO	Total Assessment	Assessment per Unit/SF	Average Annual Installment per Unit/SF	PID Equivalent Tax Rate	
Improvement Area #1															
Lot Type 1 - 50'	264	\$ 62,500	\$ 16,500,000	\$ 285,000	\$ 75,240,000	\$ -	\$ 3,413,028	\$ -	\$ -	\$ -	\$ 3,413,028	\$ 12,928.13	\$ 938.81	\$ 0.3294	
IA #1 Total	264		\$ 16,500,000		\$ 75,240,000	\$ -	\$ 3,413,028	\$ -	\$ -	\$ -	\$ 3,413,028			\$ 0.3294	
Improvement Area #2															
Lot Type 2 - 50'	176	\$ 42,557	\$ 7,490,032	\$ 285,000	\$ 50,160,000	\$ -	\$ 2,275,352	\$ -	\$ -	\$ -	\$ 2,275,352	\$ 12,928.13	\$ 938.17	\$ 0.3292	
Lot Type 3 - 55'	75	\$ 42,558	\$ 3,191,850	\$ 290,000	\$ 21,750,000	\$ -	\$ 986,621	\$ -	\$ -	\$ -	\$ 986,621	\$ 13,154.94	\$ 954.63	\$ 0.3292	
IA #2 Total/Weighted Average	251	\$ 42,557	\$ 10,681,882	\$ 286,494	\$ 71,910,000	\$ -	\$ 3,261,972	\$ -	\$ -	\$ -	\$ 3,261,972			\$ 0.3292	
Improvement Area #3															
Lot Type 4 - 50'	176	\$ 82,680	\$ 14,551,680	\$ 413,400	\$ 72,758,400	\$ 1,075,377	\$ -	\$ 1,905,776	\$ -	\$ -	\$ 2,981,153	\$ 16,938.38	\$ 1,317.94	\$ 0.3188	
Lot Type 5 - 55'	49	\$ 90,948	\$ 4,456,452	\$ 454,740	\$ 22,282,260	\$ 329,334	\$ -	\$ 583,644	\$ -	\$ -	\$ 912,978	\$ 18,632.21	\$ 1,449.74	\$ 0.3188	
Lot Type 6 - 60'	60	\$ 99,216	\$ 5,952,960	\$ 496,080	\$ 29,764,800	\$ 439,927	\$ -	\$ 779,636	\$ -	\$ -	\$ 1,219,563	\$ 20,326.04	\$ 1,581.53	\$ 0.3188	
Lot Type 10 - Condo	106	\$ 60,000	\$ 6,360,000	\$ 300,000	\$ 31,800,000	\$ 470,007	\$ -	\$ 832,944	\$ -	\$ -	\$ 1,302,952	\$ 12,292.00	\$ 956.42	\$ 0.3188	
IA#3 Total/Weighted Average	391	\$ 80,105	\$ 31,321,092	\$ 400,525	\$ 156,605,460	\$ 2,314,645	\$ -	\$ 4,102,000	\$ -	\$ -	\$ 6,416,645			\$ 0.3188	
Improvement Area #4															
Lot Type 7 - 50'	313	\$ 82,680	\$ 25,878,840	\$ 413,400	\$ 129,394,200	\$ 1,978,798	\$ -	\$ -	\$ 3,469,382	\$ -	\$ 5,448,180	\$ 17,406.32	\$ 1,359.72	\$ 0.3289	
Lot Type 8 - 55'	41	\$ 90,948	\$ 3,728,868	\$ 454,740	\$ 18,644,340	\$ 285,124	\$ -	\$ -	\$ 499,901	\$ -	\$ 785,025	\$ 19,146.96	\$ 1,495.69	\$ 0.3289	
Lot Type 9 - 60'	102	\$ 99,216	\$ 10,120,032	\$ 496,080	\$ 50,600,160	\$ 773,817	\$ -	\$ -	\$ 1,356,717	\$ -	\$ 2,130,534	\$ 20,887.59	\$ 1,631.66	\$ 0.3289	
IA#4 Total	456		\$ 39,727,740		\$ 198,638,700	\$ 3,037,739	\$ -	\$ -	\$ 5,326,000	\$ -	\$ 8,363,739			\$ 0.3289	
Improvement Area #5															
Lot Type 11 - Condo	170	\$ 65,000	\$ 11,050,000	\$ 325,000	\$ 55,250,000	\$ 1,125,919	\$ -	\$ -	\$ -	\$ 820,000	\$ 1,945,919	\$ 11,446.58	\$ 1,080.70	\$ 0.3325	
IA #1 Total	170		\$ 11,050,000		\$ 55,250,000	\$ 1,125,919	\$ -	\$ -	\$ -	\$ 820,000	\$ 1,945,919			\$ 0.3325	
Major Improvement Area - Remainder Area															
Office	68,999	\$ 40	\$ 2,759,960	\$ 200	\$ 13,799,800	\$ 281,221	\$ -	\$ -	\$ -	\$ -	\$ 281,221	\$ 4.08	\$ 0.67	\$ 0.3337	
Restaurant	17,250	\$ 40	\$ 690,000	\$ 200	\$ 3,450,000	\$ 70,306	\$ -	\$ -	\$ -	\$ -	\$ 70,306	\$ 4.08	\$ 0.67	\$ 0.3337	
Retail	150,935	\$ 40	\$ 6,037,400	\$ 200	\$ 30,187,000	\$ 615,170	\$ -	\$ -	\$ -	\$ -	\$ 615,170	\$ 4.08	\$ 0.67	\$ 0.3337	
MIA Remainder Area Total			\$ 9,487,360		\$ 47,436,800	\$ 966,697	\$ -	\$ -	\$ -	\$ -	\$ 966,697			\$ 0.3337	

EXHIBIT M – LOT TYPE CLASSIFICATION MAP



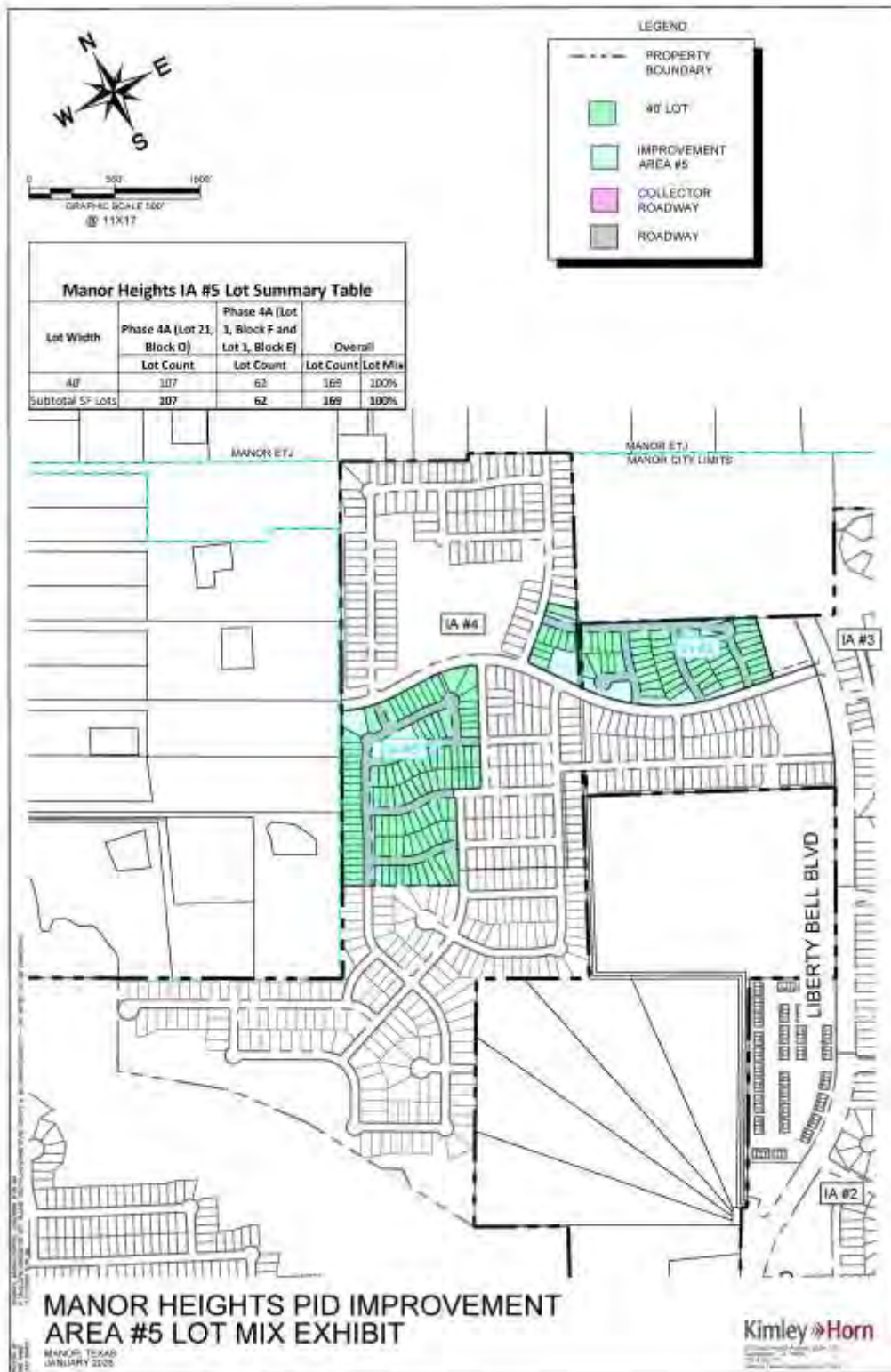


EXHIBIT N – MAPS OF AUTHORIZED IMPROVEMENTS

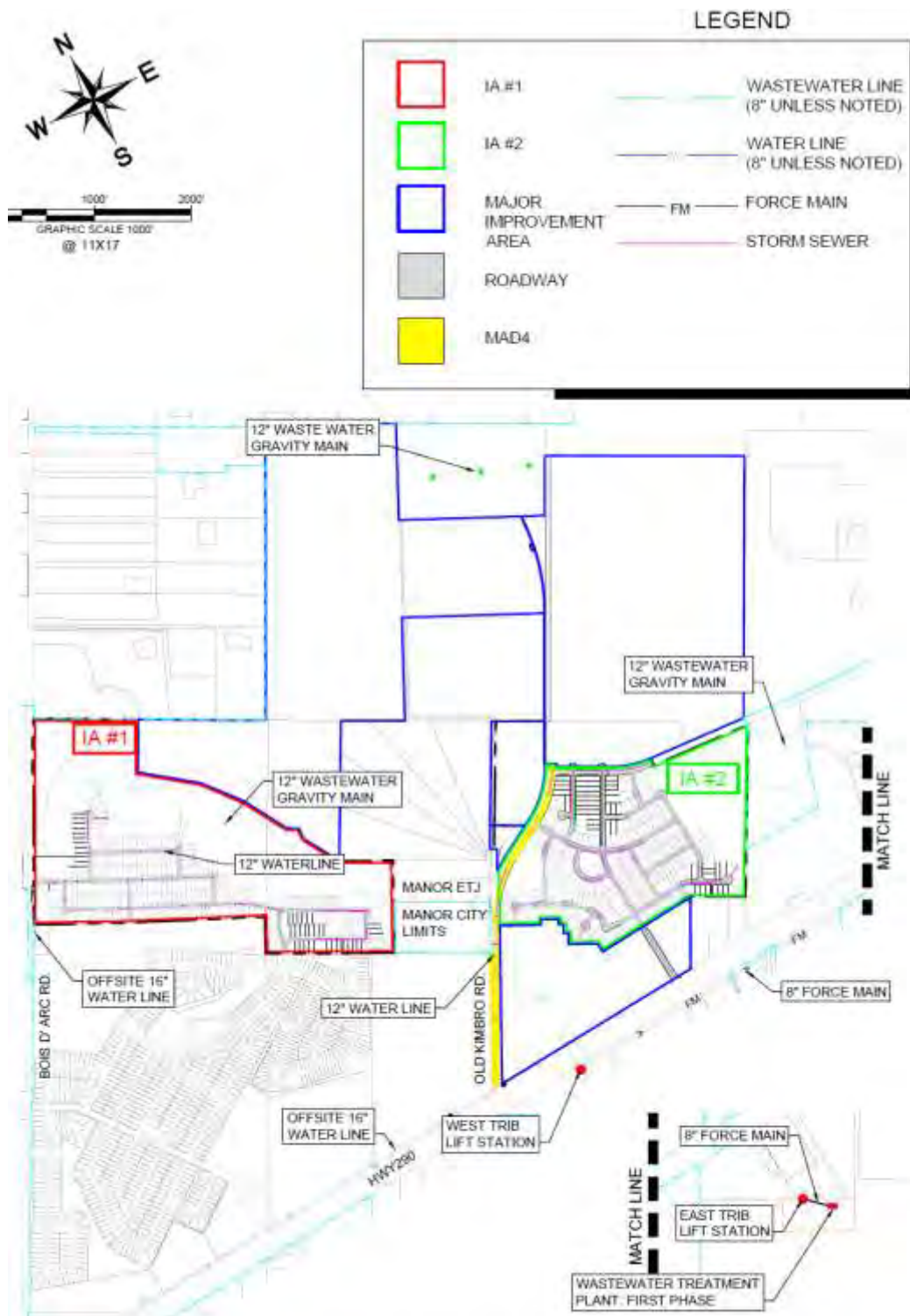
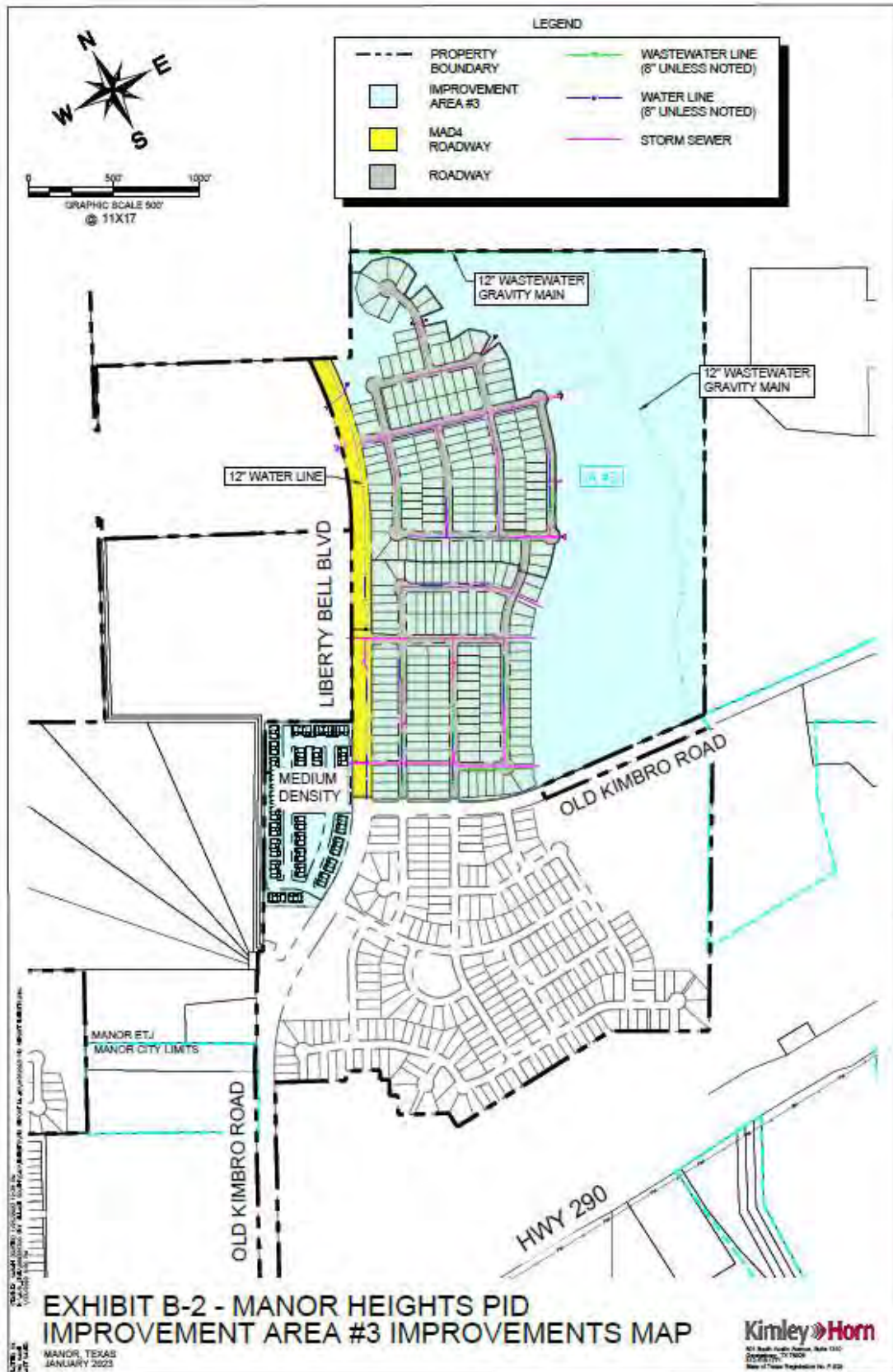


EXHIBIT O - MAP OF AUTHORIZED IMPROVEMENTS

MANOR, TEXAS
FEBRUARY 2021

Kimley-Horn
1814 Avenue
Birmingham, AL 35202
205.975.1111
www.kimley-horn.com



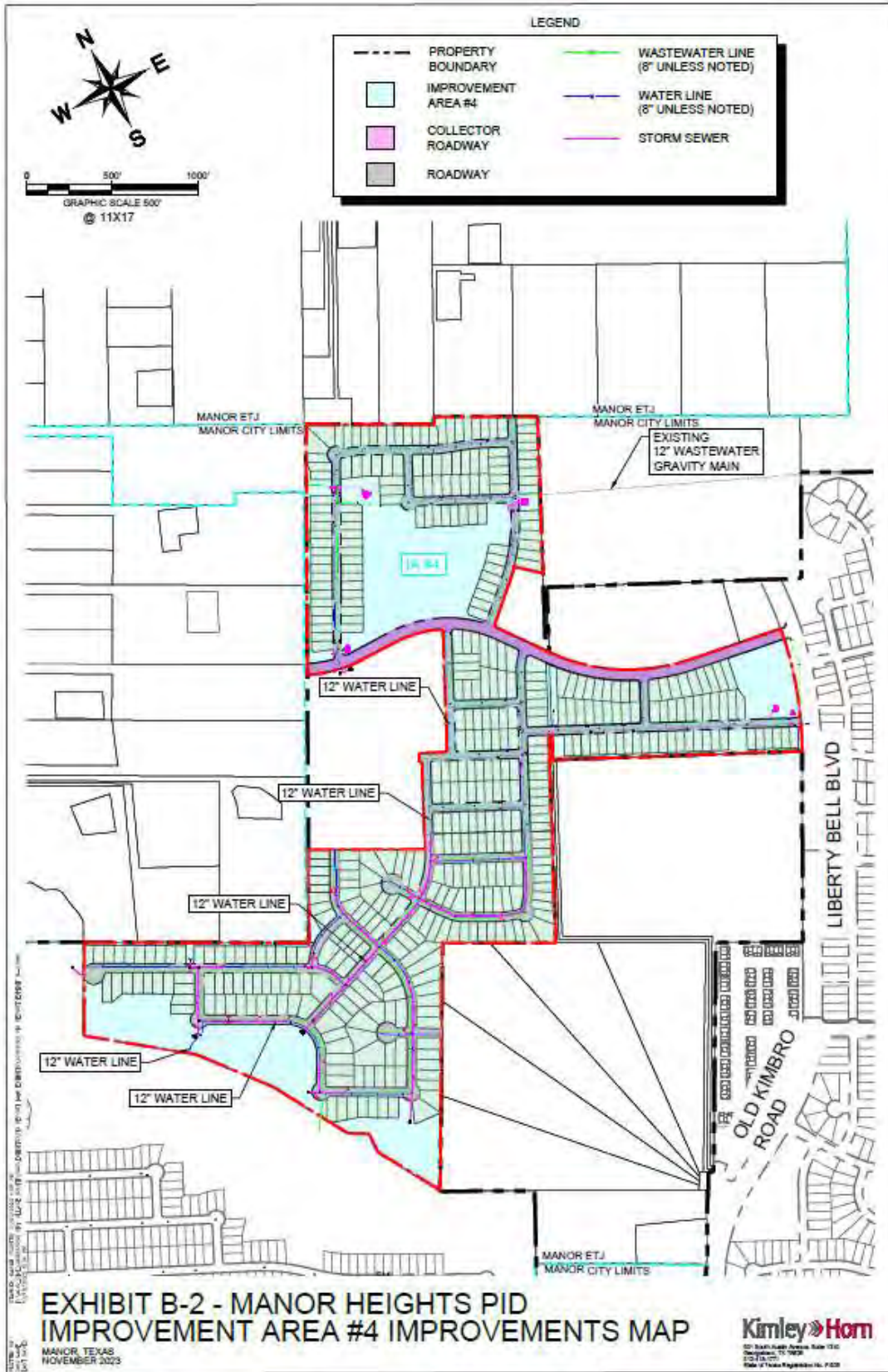




EXHIBIT O – NOTICE OF PID ASSESSMENT LIEN TERMINATION



P3Works, LLC
9284 Huntington Square, Suite 100
North Richland Hills, TX 76182

[Date]
Travis County Clerk's Office
Honorable [County Clerk Name]
5501 Airport Boulevard
Austin, Texas 78751

Re: City of Manor Lien Release documents for filing

Dear Ms./Mr. [County Clerk Name],

Enclosed is a lien release that the City of Manor is requesting to be filed in your office. Lien release for [insert legal description]. Recording Numbers: [Plat]. Please forward copies of the filed documents below:

City of Manor
Attn: [City Secretary]
105 E. Eggleston Street
Manor, TX 78653

Please contact me if you have any questions or need additional information.

Sincerely,
[Signature]

P3Works, LLC
P: (817) 393-0353
admin@p3-works.com

AFTER RECORDING RETURN TO:

[City Secretary Name]
105 E. Eggleston Street
Manor, TX 78653

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM ANY INSTRUMENT THAT TRANSFERS AN INTEREST IN REAL PROPERTY BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

FULL RELEASE OF PUBLIC IMPROVEMENT DISTRICT LIEN

STATE OF TEXAS	§	
	§	KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF TRAVIS	§	

THIS FULL RELEASE OF PUBLIC IMPROVEMENT DISTRICT LIEN (this "Full Release") is executed and delivered as of the Effective Date by the City of Manor, Texas.

RECITALS

WHEREAS, the governing body (hereinafter referred to as the "City Council") of the City of Manor, Texas (hereinafter referred to as the "City "), is authorized by Chapter 372, Texas Local Government Code, as amended (hereinafter referred to as the "Act"), to create public improvement districts within the corporate limits and extraterritorial jurisdiction of the City; and

WHEREAS, on or about November 7, 2018, the City Council for the City, approved Resolution No. 2018-10, creating the Manor Heights Public Improvement District; and

WHEREAS, the City Council authorized additional land to be added to the boundaries of the District pursuant to Resolution No. 2020-11 adopted by the City Council on October 7, 2020; and

WHEREAS, the Manor Heights Public Improvement District consists of approximately 602.9 contiguous acres located within the City; and

WHEREAS, on or about May 5, 2021, the City Council, approved Ordinance No. 609, (hereinafter referred to as the "Assessment Ordinance") approving a service and assessment plan and assessment roll for the Property within the Manor Heights Public Improvement District; and

WHEREAS, on or about _____, 2026, the City Council, approved Ordinance No. _____, (hereinafter referred to as the "Improvement Area #5 Assessment Ordinance") approving

the 2025 Amended and Restated Service and Assessment plan and assessment roll for the Property within Improvement Area #5 of the Manor Heights Public Improvement District; and

WHEREAS, the applicable Assessment Ordinance imposed an assessment in the amount of \$_____ (hereinafter referred to as the "Lien Amount") for the following property:

WHEREAS, the Improvement Area #4 Assessment Ordinance imposed an assessment in the amount of \$_____ (hereinafter referred to as the "Additional Lien Amount") for the following property:

[legal description], a subdivision in Travis County, Texas, according to the map or plat of record in Document/Instrument No. _____ of the Plat Records of Travis County, Texas (hereinafter referred to as the "Property"); and

WHEREAS, the property owners of the Property have paid unto the City the Lien Amount and Additional Lien Amount (if applicable).

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]

RELEASE

NOW THEREFORE, the City, the owner and holder of the Lien(s), Instrument No. _____, in the Real Property Records of Travis County, Texas, in the amount of the Lien Amount and Additional Lien Amount against the Property releases and discharges, and by these presents does hereby release and discharge, the above-described Property from said lien(s) held by the undersigned securing said indebtedness.

EXECUTED to be **EFFECTIVE** this the _____ day of _____, 20__.

CITY OF MANOR, TEXAS,

By: _____
[Manager Name], City Manager

ATTEST:

[Secretary Name], City Secretary

STATE OF TEXAS **§**

ස

COUNTY OF TRAVIS **§**

This instrument was acknowledged before me on the ____ day of _____, 20__, by [Manager Name], City Manager for the City of Manor, Texas, on behalf of said municipality.

Notary Public, State of Texas

**EXHIBIT P – ESTIMATED BUILDOUT VALUE FOR MAJOR IMPROVEMENT AREA,
IMPROVEMENT AREA #1, IMPROVEMENT AREA #2, IMPROVEMENT AREA #3,
IMPROVEMENT AREA #4, AND IMPROVEMENT AREA #5**

	Units		Estimated Buildout Value		Total Buildout Value	
Improvement Area #1						
50'	264	lots	\$	285,000	\$	75,240,000
					\$	75,240,000
Improvement Area #2						
50'	176	lots	\$	285,000	\$	50,160,000
55'	75	lots	\$	290,000	\$	21,750,000
	251				\$	71,910,000
Improvement Area #3 [a]						
50'	176	lots	\$	413,400	\$	72,758,400
55'	49	lots	\$	454,740	\$	22,282,260
60'	60	lots	\$	496,080	\$	29,764,800
Condo	106	lots	\$	300,000	\$	31,800,000
	391				\$	156,605,460
Improvement Area #4 [a]						
50'	313	lots	\$	413,400	\$	129,394,200
55'	41	lots	\$	454,740	\$	18,644,340
60'	102	lots	\$	496,080	\$	50,600,160
	456				\$	198,638,700
Improvement Area #5 [a]						
Condo	169	lots	\$	325,000	\$	54,925,000
					\$	54,925,000
Major Improvement Area [b]						
Office	68,999	SqFt	\$	200	\$	13,799,800
Restaurant	17,250	SqFt	\$	200	\$	3,450,000
Retail	150,935	SqFt	\$	200	\$	30,187,000
					\$	47,436,800
Major Improvement Area Subtotal:					\$	457,605,960
District Total Projected Assessed Value:					\$	604,755,960

Notes:

[a] Improvement Area #3, Improvement Area #4, and Improvement Area #5 are within the Major Improvement Area.

[b] Includes all property within the Major Improvement Area excepting property within Improvement Area #3, Improvement Area #4, and Improvement Area #5.

EXHIBIT Q – IMPROVEMENT AREA #1-2 BOND DEBT SERVICE SCHEDULE

BOND DEBT SERVICE

City of Manor, Texas
Special Assessment Revenue Bonds, Series 2021
(Manor Heights Public Improvement District Improvement Area #1-2 Project)
~REVISED FINAL NUMBERS~

Dated Date 05/27/2021
Delivery Date 05/27/2021

Period Ending	Principal	Interest	Debt Service
09/30/2021		78,952.50	78,952.50
09/30/2022		263,175.00	263,175.00
09/30/2023	150,000	263,175.00	413,175.00
09/30/2024	155,000	259,425.00	414,425.00
09/30/2025	160,000	255,550.00	415,550.00
09/30/2026	165,000	251,550.00	416,550.00
09/30/2027	170,000	247,425.00	417,425.00
09/30/2028	175,000	242,112.50	417,112.50
09/30/2029	180,000	236,643.76	416,643.76
09/30/2030	185,000	231,018.76	416,018.76
09/30/2031	190,000	225,237.50	415,237.50
09/30/2032	200,000	219,300.00	419,300.00
09/30/2033	205,000	212,300.00	417,300.00
09/30/2034	210,000	205,125.00	415,125.00
09/30/2035	220,000	197,775.00	417,775.00
09/30/2036	230,000	190,075.00	420,075.00
09/30/2037	235,000	182,025.00	417,025.00
09/30/2038	245,000	173,800.00	418,800.00
09/30/2039	255,000	165,225.00	420,225.00
09/30/2040	265,000	156,300.00	421,300.00
09/30/2041	275,000	147,025.00	422,025.00
09/30/2042	285,000	137,400.00	422,400.00
09/30/2043	295,000	126,000.00	421,000.00
09/30/2044	305,000	114,200.00	419,200.00
09/30/2045	320,000	102,000.00	422,000.00
09/30/2046	335,000	89,200.00	424,200.00
09/30/2047	350,000	75,800.00	425,800.00
09/30/2048	360,000	61,800.00	421,800.00
09/30/2049	380,000	47,400.00	427,400.00
09/30/2050	395,000	32,200.00	427,200.00
09/30/2051	410,000	16,400.00	426,400.00
	7,305,000	5,205,615.02	12,510,615.02

EXHIBIT R - IMPROVEMENT AREA #3 BOND DEBT SERVICE SCHEDULE

BOND DEBT SERVICE

City of Manor, Texas
Special Assessment Revenue Bonds, Series 2023
(Manor Heights Public Improvement District Improvement Area #3 Project)
Bonds Callable September 15, 2031 @ Par
FINAL NUMBERS

Period Ending	Principal	Interest	Debt Service
09/30/2024	35,000	261,029.24	296,029.24
09/30/2025	71,000	224,860.00	295,860.00
09/30/2026	72,000	221,665.00	293,665.00
09/30/2027	75,000	218,425.00	293,425.00
09/30/2028	79,000	215,050.00	294,050.00
09/30/2029	83,000	211,495.00	294,495.00
09/30/2030	85,000	207,760.00	292,760.00
09/30/2031	90,000	203,935.00	293,935.00
09/30/2032	94,000	199,210.00	293,210.00
09/30/2033	98,000	194,275.00	292,275.00
09/30/2034	103,000	189,130.00	292,130.00
09/30/2035	108,000	183,722.50	291,722.50
09/30/2036	113,000	178,052.50	291,052.50
09/30/2037	119,000	172,120.00	291,120.00
09/30/2038	126,000	165,872.50	291,872.50
09/30/2039	133,000	159,257.50	292,257.50
09/30/2040	139,000	152,275.00	291,275.00
09/30/2041	147,000	144,977.50	291,977.50
09/30/2042	154,000	137,260.00	291,260.00
09/30/2043	162,000	129,175.00	291,175.00
09/30/2044	170,000	120,670.00	290,670.00
09/30/2045	180,000	111,320.00	291,320.00
09/30/2046	191,000	101,420.00	292,420.00
09/30/2047	200,000	90,915.00	290,915.00
09/30/2048	211,000	79,915.00	290,915.00
09/30/2049	222,000	68,310.00	290,310.00
09/30/2050	235,000	56,100.00	291,100.00
09/30/2051	248,000	43,175.00	291,175.00
09/30/2052	261,000	29,535.00	290,535.00
09/30/2053	276,000	15,180.00	291,180.00
	4,280,000	4,486,086.74	8,766,086.74

EXHIBIT S - IMPROVEMENT AREA #4 BOND DEBT SERVICE SCHEDULE

BOND DEBT SERVICE

City of Manor, Texas
Special Assessment Revenue Bonds, Series 2024
(Manor Heights Public Improvement District Improvement Area #4 Project)
Bonds Callable September 15, 2032 @ Par
FINAL NUMBERS

Period Ending	Principal	Interest	Debt Service
09/15/2024		69,516.42	69,516.42
09/15/2025		294,422.50	294,422.50
09/15/2026	74,000	294,422.50	368,422.50
09/15/2027	77,000	291,000.00	368,000.00
09/15/2028	82,000	287,438.76	369,438.76
09/15/2029	86,000	283,646.26	369,646.26
09/15/2030	88,000	279,668.76	367,668.76
09/15/2031	93,000	275,598.76	368,598.76
09/15/2032	96,000	271,297.50	367,297.50
09/15/2033	101,000	266,137.50	367,137.50
09/15/2034	106,000	260,708.76	366,708.76
09/15/2035	111,000	255,011.26	366,011.26
09/15/2036	117,000	249,045.00	366,045.00
09/15/2037	124,000	242,756.26	366,756.26
09/15/2038	131,000	236,091.26	367,091.26
09/15/2039	138,000	229,050.00	367,050.00
09/15/2040	145,000	221,632.50	366,632.50
09/15/2041	153,000	213,838.76	366,838.76
09/15/2042	161,000	205,615.00	366,615.00
09/15/2043	169,000	196,961.26	365,961.26
09/15/2044	179,000	187,877.50	366,877.50
09/15/2045	189,000	178,256.26	367,256.26
09/15/2046	200,000	167,625.00	367,625.00
09/15/2047	210,000	156,375.00	366,375.00
09/15/2048	222,000	144,562.50	366,562.50
09/15/2049	234,000	132,075.00	366,075.00
09/15/2050	248,000	118,912.50	366,912.50
09/15/2051	262,000	104,962.50	366,962.50
09/15/2052	504,000	90,225.00	594,225.00
09/15/2053	534,000	61,875.00	595,875.00
09/15/2054	566,000	31,837.50	597,837.50
	5,400,000	6,298,442.78	11,698,442.78

EXHIBIT T – MAJOR IMPROVEMENT AREA BOND DEBT SERVICE SCHEDULE

BOND DEBT SERVICE

City of Manor, Texas
Special Assessment Revenue Bonds, Series 2021
(Manor Heights Public Improvement District Major Improvement Area Project)
~FINAL NUMBERS~

Dated Date 05/27/2021
Delivery Date 05/27/2021

Period Ending	Principal	Interest	Debt Service
09/30/2021		99,995.63	99,995.63
09/30/2022		333,318.76	333,318.76
09/30/2023	150,000	333,318.76	483,318.76
09/30/2024	155,000	328,631.26	483,631.26
09/30/2025	160,000	323,787.50	483,787.50
09/30/2026	170,000	318,787.50	488,787.50
09/30/2027	175,000	313,475.00	488,475.00
09/30/2028	180,000	306,912.50	486,912.50
09/30/2029	185,000	300,162.50	485,162.50
09/30/2030	195,000	293,225.00	488,225.00
09/30/2031	200,000	285,912.50	485,912.50
09/30/2032	210,000	278,412.50	488,412.50
09/30/2033	220,000	269,750.00	489,750.00
09/30/2034	230,000	260,675.00	490,675.00
09/30/2035	240,000	251,187.50	491,187.50
09/30/2036	250,000	241,287.50	491,287.50
09/30/2037	260,000	230,975.00	490,975.00
09/30/2038	270,000	220,250.00	490,250.00
09/30/2039	280,000	209,112.50	489,112.50
09/30/2040	295,000	197,562.50	492,562.50
09/30/2041	305,000	185,393.76	490,393.76
09/30/2042	320,000	172,812.50	492,812.50
09/30/2043	335,000	158,812.50	493,812.50
09/30/2044	350,000	144,156.26	494,156.26
09/30/2045	365,000	128,843.76	493,843.76
09/30/2046	380,000	112,875.00	492,875.00
09/30/2047	400,000	96,250.00	496,250.00
09/30/2048	420,000	78,750.00	498,750.00
09/30/2049	440,000	60,375.00	500,375.00
09/30/2050	460,000	41,125.00	501,125.00
09/30/2051	480,000	21,000.00	501,000.00
	8,080,000	6,597,133.19	14,677,133.19

EXHIBIT U – LOT TYPE 1 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 372.005), 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
MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 1 PRINCIPAL ASSESSMENT: \$12,928.13

As the purchaser of the real property described above, you are obligated to pay assessments to Manor, 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 ***Manor Heights 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 Manor. The exact amount of each annual installment will be approved each year by the Manor 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 Manor.

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 Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[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 _____

§

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 Travis 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 _____

§

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 Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 1

Installment Due 1/31	Principal	Interest [a]	Additional Interest [b]	Annual Collection Costs	Total Annual Installment
2027	\$ 329.26	\$ 479.21	\$ 64.64	\$ 71.70	\$ 944.81
2028	\$ 338.94	\$ 468.92	\$ 62.99	\$ 67.24	\$ 938.10
2029	\$ 348.62	\$ 458.33	\$ 61.30	\$ 68.59	\$ 936.84
2030	\$ 358.31	\$ 447.44	\$ 59.56	\$ 69.96	\$ 935.26
2031	\$ 367.99	\$ 436.24	\$ 57.77	\$ 71.36	\$ 933.36
2032	\$ 387.36	\$ 424.74	\$ 55.93	\$ 72.79	\$ 940.81
2033	\$ 397.04	\$ 411.18	\$ 53.99	\$ 74.24	\$ 936.46
2034	\$ 406.73	\$ 397.29	\$ 52.00	\$ 75.73	\$ 931.74
2035	\$ 426.10	\$ 383.05	\$ 49.97	\$ 77.24	\$ 936.36
2036	\$ 445.46	\$ 368.14	\$ 47.84	\$ 78.79	\$ 940.23
2037	\$ 455.15	\$ 352.55	\$ 45.61	\$ 80.36	\$ 933.67
2038	\$ 474.52	\$ 336.62	\$ 43.34	\$ 81.97	\$ 936.44
2039	\$ 493.88	\$ 320.01	\$ 40.96	\$ 83.61	\$ 938.46
2040	\$ 513.25	\$ 302.72	\$ 38.49	\$ 85.28	\$ 939.75
2041	\$ 532.62	\$ 284.76	\$ 35.93	\$ 86.99	\$ 940.29
2042	\$ 551.99	\$ 266.12	\$ 33.26	\$ 88.73	\$ 940.10
2043	\$ 571.36	\$ 244.04	\$ 30.50	\$ 90.50	\$ 936.40
2044	\$ 590.72	\$ 221.18	\$ 27.65	\$ 92.31	\$ 931.87
2045	\$ 619.78	\$ 197.55	\$ 24.69	\$ 94.16	\$ 936.18
2046	\$ 648.83	\$ 172.76	\$ 21.60	\$ 96.04	\$ 939.23
2047	\$ 677.88	\$ 146.81	\$ 18.35	\$ 97.96	\$ 941.00
2048	\$ 697.25	\$ 119.69	\$ 14.96	\$ 99.92	\$ 931.83
2049	\$ 735.98	\$ 91.80	\$ 11.48	\$ 101.92	\$ 941.18
2050	\$ 765.04	\$ 62.36	\$ 7.80	\$ 103.96	\$ 939.15
2051	\$ 794.09	\$ 31.76	\$ 3.97	\$ 106.04	\$ 935.86
Total	\$ 12,928.13	\$ 7,425.28	\$ 964.57	\$ 2,117.40	\$ 23,435.39

[a] Interest is calculated at the actual rate of the PID Bonds.

[b] Additional Interest is calculated at the Additional Interest Rate.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

EXHIBIT U – LOT TYPE 2 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 372.005), 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
MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 2 PRINCIPAL ASSESSMENT: \$12,928.13

As the purchaser of the real property described above, you are obligated to pay assessments to Manor, 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 ***Manor Heights 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 Manor. The exact amount of each annual installment will be approved each year by the Manor 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 Manor.

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 Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[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 _____

§

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 Travis 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 _____

§

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 Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 2

Installment Due 1/31	Principal	Interest [a]	Additional Interest [b]	Annual Collection Costs	Total Annual Installment
2027	\$ 329.26	\$ 479.21	\$ 64.64	\$ 71.70	\$ 944.81
2028	\$ 338.94	\$ 468.92	\$ 62.99	\$ 67.24	\$ 938.10
2029	\$ 348.62	\$ 458.33	\$ 61.30	\$ 68.59	\$ 936.84
2030	\$ 358.31	\$ 447.44	\$ 59.56	\$ 69.96	\$ 935.26
2031	\$ 367.99	\$ 436.24	\$ 57.77	\$ 71.36	\$ 933.36
2032	\$ 387.36	\$ 424.74	\$ 55.93	\$ 72.79	\$ 940.81
2033	\$ 397.04	\$ 411.18	\$ 53.99	\$ 74.24	\$ 936.46
2034	\$ 406.73	\$ 397.29	\$ 52.00	\$ 75.73	\$ 931.74
2035	\$ 426.10	\$ 383.05	\$ 49.97	\$ 77.24	\$ 936.36
2036	\$ 445.46	\$ 368.14	\$ 47.84	\$ 78.79	\$ 940.23
2037	\$ 455.15	\$ 352.55	\$ 45.61	\$ 80.36	\$ 933.67
2038	\$ 474.52	\$ 336.62	\$ 43.34	\$ 81.97	\$ 936.44
2039	\$ 493.88	\$ 320.01	\$ 40.96	\$ 83.61	\$ 938.46
2040	\$ 513.25	\$ 302.72	\$ 38.49	\$ 85.28	\$ 939.75
2041	\$ 532.62	\$ 284.76	\$ 35.93	\$ 86.99	\$ 940.29
2042	\$ 551.99	\$ 266.12	\$ 33.26	\$ 88.73	\$ 940.10
2043	\$ 571.36	\$ 244.04	\$ 30.50	\$ 90.50	\$ 936.40
2044	\$ 590.72	\$ 221.18	\$ 27.65	\$ 92.31	\$ 931.87
2045	\$ 619.78	\$ 197.55	\$ 24.69	\$ 94.16	\$ 936.18
2046	\$ 648.83	\$ 172.76	\$ 21.60	\$ 96.04	\$ 939.23
2047	\$ 677.88	\$ 146.81	\$ 18.35	\$ 97.96	\$ 941.00
2048	\$ 697.25	\$ 119.69	\$ 14.96	\$ 99.92	\$ 931.83
2049	\$ 735.98	\$ 91.80	\$ 11.48	\$ 101.92	\$ 941.18
2050	\$ 765.04	\$ 62.36	\$ 7.80	\$ 103.96	\$ 939.15
2051	\$ 794.09	\$ 31.76	\$ 3.97	\$ 106.04	\$ 935.86
Total	\$ 12,928.13	\$ 7,425.28	\$ 964.57	\$ 2,117.40	\$ 23,435.39

[a] Interest is calculated at the actual rate of the PID Bonds.

[b] Additional Interest is calculated at the Additional Interest Rate.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

EXHIBIT U – LOT TYPE 3 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 372.005), 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
MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 3 PRINCIPAL ASSESSMENT: \$13,154.94

As the purchaser of the real property described above, you are obligated to pay assessments to Manor, 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 ***Manor Heights 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 Manor. The exact amount of each annual installment will be approved each year by the Manor 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 Manor.

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 Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[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 _____

§

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 Travis 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 _____

§

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 Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 3

Installment Due 1/31	Principal	Interest [a]	Additional Interest [b]	Annual Collection Costs	Total Annual Installment
2027	\$ 335.03	\$ 487.62	\$ 65.77	\$ 72.96	\$ 961.39
2028	\$ 344.89	\$ 477.15	\$ 64.10	\$ 68.42	\$ 954.56
2029	\$ 354.74	\$ 466.37	\$ 62.38	\$ 69.79	\$ 953.28
2030	\$ 364.59	\$ 455.29	\$ 60.60	\$ 71.19	\$ 951.67
2031	\$ 374.45	\$ 443.89	\$ 58.78	\$ 72.61	\$ 949.73
2032	\$ 394.16	\$ 432.19	\$ 56.91	\$ 74.06	\$ 957.32
2033	\$ 404.01	\$ 418.40	\$ 54.94	\$ 75.55	\$ 952.89
2034	\$ 413.86	\$ 404.26	\$ 52.92	\$ 77.06	\$ 948.09
2035	\$ 433.57	\$ 389.77	\$ 50.85	\$ 78.60	\$ 952.79
2036	\$ 453.28	\$ 374.60	\$ 48.68	\$ 80.17	\$ 956.72
2037	\$ 463.13	\$ 358.73	\$ 46.41	\$ 81.77	\$ 950.05
2038	\$ 482.84	\$ 342.52	\$ 44.10	\$ 83.41	\$ 952.87
2039	\$ 502.55	\$ 325.62	\$ 41.68	\$ 85.08	\$ 954.93
2040	\$ 522.26	\$ 308.03	\$ 39.17	\$ 86.78	\$ 956.24
2041	\$ 541.96	\$ 289.75	\$ 36.56	\$ 88.51	\$ 956.79
2042	\$ 561.67	\$ 270.78	\$ 33.85	\$ 90.28	\$ 956.59
2043	\$ 581.38	\$ 248.32	\$ 31.04	\$ 92.09	\$ 952.83
2044	\$ 601.09	\$ 225.06	\$ 28.13	\$ 93.93	\$ 948.21
2045	\$ 630.65	\$ 201.02	\$ 25.13	\$ 95.81	\$ 952.61
2046	\$ 660.21	\$ 175.79	\$ 21.97	\$ 97.73	\$ 955.70
2047	\$ 689.77	\$ 149.38	\$ 18.67	\$ 99.68	\$ 957.51
2048	\$ 709.48	\$ 121.79	\$ 15.22	\$ 101.67	\$ 948.17
2049	\$ 748.90	\$ 93.41	\$ 11.68	\$ 103.71	\$ 957.70
2050	\$ 778.46	\$ 63.46	\$ 7.93	\$ 105.78	\$ 955.63
2051	\$ 808.02	\$ 32.32	\$ 4.04	\$ 107.90	\$ 952.28
Total	\$ 13,154.94	\$ 7,555.54	\$ 981.50	\$ 2,154.55	\$ 23,846.53

[a] Interest is calculated at the actual rate of the PID Bonds.

[b] Additional Interest is calculated at the Additional Interest Rate.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

EXHIBIT U – LOT TYPE 4 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 372.005), 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
MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 4 PRINCIPAL ASSESSMENT: \$16,938.37

As the purchaser of the real property described above, you are obligated to pay assessments to Manor, 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 ***Manor Heights 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 Manor. The exact amount of each annual installment will be approved each year by the Manor 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 Manor.

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 Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[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 _____

§

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 Travis 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 _____

§

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 Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 4

Installment Due 1/31	Major Improvement Area Bonds				Improvement Area #3 Bonds				Total Annual Installment
	Principal	Interest [a]	Additional Interest [c]	Annual Collection Costs	Principal	Interest [b]	Additional Interest [c]	Annual Collection Costs	
2027	\$ 143.62	\$ 257.27	\$ 30.55	\$ 38.26	\$ 197.98	\$ 576.59	\$ 54.14	\$ 59.40	\$ 1,357.82
2028	\$ 147.73	\$ 251.88	\$ 29.83	\$ 31.21	\$ 208.54	\$ 567.68	\$ 53.15	\$ 63.98	\$ 1,354.00
2029	\$ 151.83	\$ 246.34	\$ 29.09	\$ 31.83	\$ 219.10	\$ 558.29	\$ 52.11	\$ 65.26	\$ 1,353.86
2030	\$ 160.04	\$ 240.65	\$ 28.33	\$ 32.47	\$ 224.38	\$ 548.44	\$ 51.01	\$ 66.57	\$ 1,351.88
2031	\$ 164.14	\$ 234.65	\$ 27.53	\$ 33.12	\$ 237.58	\$ 538.34	\$ 49.89	\$ 67.90	\$ 1,353.14
2032	\$ 172.35	\$ 228.49	\$ 26.71	\$ 33.78	\$ 248.14	\$ 525.87	\$ 48.70	\$ 69.26	\$ 1,353.29
2033	\$ 180.55	\$ 221.38	\$ 25.85	\$ 34.45	\$ 258.70	\$ 512.84	\$ 47.46	\$ 70.64	\$ 1,351.88
2034	\$ 188.76	\$ 213.94	\$ 24.95	\$ 35.14	\$ 271.89	\$ 499.26	\$ 46.17	\$ 72.06	\$ 1,352.16
2035	\$ 196.97	\$ 206.15	\$ 24.01	\$ 35.85	\$ 285.09	\$ 484.98	\$ 44.81	\$ 73.50	\$ 1,351.35
2036	\$ 205.17	\$ 198.02	\$ 23.02	\$ 36.56	\$ 298.29	\$ 470.01	\$ 43.38	\$ 74.97	\$ 1,349.44
2037	\$ 213.38	\$ 189.56	\$ 21.99	\$ 37.29	\$ 314.13	\$ 454.35	\$ 41.89	\$ 76.47	\$ 1,349.07
2038	\$ 221.59	\$ 180.76	\$ 20.93	\$ 38.04	\$ 332.61	\$ 437.86	\$ 40.32	\$ 78.00	\$ 1,350.10
2039	\$ 229.80	\$ 171.62	\$ 19.82	\$ 38.80	\$ 351.09	\$ 420.40	\$ 38.66	\$ 79.55	\$ 1,349.74
2040	\$ 242.11	\$ 162.14	\$ 18.67	\$ 39.58	\$ 366.93	\$ 401.97	\$ 36.90	\$ 81.15	\$ 1,349.44
2041	\$ 250.31	\$ 152.15	\$ 17.46	\$ 40.37	\$ 388.04	\$ 382.71	\$ 35.07	\$ 82.77	\$ 1,348.88
2042	\$ 262.62	\$ 141.83	\$ 16.21	\$ 41.18	\$ 406.52	\$ 362.33	\$ 33.13	\$ 84.42	\$ 1,348.24
2043	\$ 274.93	\$ 130.34	\$ 14.90	\$ 42.00	\$ 427.64	\$ 340.99	\$ 31.10	\$ 86.11	\$ 1,348.00
2044	\$ 287.24	\$ 118.31	\$ 13.52	\$ 42.84	\$ 448.76	\$ 318.54	\$ 28.96	\$ 87.84	\$ 1,346.00
2045	\$ 299.55	\$ 105.74	\$ 12.08	\$ 43.70	\$ 475.16	\$ 293.86	\$ 26.71	\$ 89.59	\$ 1,346.40
2046	\$ 311.87	\$ 92.64	\$ 10.59	\$ 44.57	\$ 504.19	\$ 267.72	\$ 24.34	\$ 91.38	\$ 1,347.30
2047	\$ 328.28	\$ 78.99	\$ 9.03	\$ 45.46	\$ 527.95	\$ 239.99	\$ 21.82	\$ 93.21	\$ 1,344.73
2048	\$ 344.69	\$ 64.63	\$ 7.39	\$ 46.37	\$ 556.99	\$ 210.96	\$ 19.18	\$ 95.08	\$ 1,345.28
2049	\$ 361.11	\$ 49.55	\$ 5.66	\$ 47.30	\$ 586.03	\$ 180.32	\$ 16.39	\$ 96.98	\$ 1,343.33
2050	\$ 377.52	\$ 33.75	\$ 3.86	\$ 48.24	\$ 620.34	\$ 148.09	\$ 13.46	\$ 98.92	\$ 1,344.18
2051	\$ 393.93	\$ 17.23	\$ 1.97	\$ 49.21	\$ 654.66	\$ 113.97	\$ 10.36	\$ 100.89	\$ 1,342.23
2052	\$ -	\$ -	\$ -	\$ -	\$ 688.98	\$ 77.97	\$ 7.09	\$ 102.91	\$ 876.94
2053	\$ -	\$ -	\$ -	\$ -	\$ 728.57	\$ 40.07	\$ 3.64	\$ 104.97	\$ 877.26
Total	\$ 6,110.10	\$ 3,988.01	\$ 463.96	\$ 987.59	\$ 10,828.27	\$ 9,974.40	\$ 919.86	\$ 2,213.77	\$ 35,485.97

[a] Interest is calculated at the actual rate of the Major Improvement Area PID Bonds.

[b] Interest is calculated at the actual rate of the Improvement Area #3 PID Bonds.

[c] Additional Interest is calculated at the Additional Interest Rate.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

Annual Installment Schedule to Notice
of Obligation to Pay Improvement District Assessment

EXHIBIT U – LOT TYPE 5 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 372.005), 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
MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 5 PRINCIPAL ASSESSMENT: \$18,632.21

As the purchaser of the real property described above, you are obligated to pay assessments to Manor, 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 ***Manor Heights 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 Manor. The exact amount of each annual installment will be approved each year by the Manor 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 Manor.

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 Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[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 _____

§

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 Travis 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 _____

§

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 Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 5

	Major Improvement Area Bonds					Improvement Area #3 Bonds					
Installment Due 1/31			Additional Interest [c]	Annual Collection Costs				Additional Interest [c]	Annual Collection Costs	Total Annual Installment	
	Principal	Interest [a]				Principal	Interest [b]				
2027	\$ 157.98	\$ 283.00	\$ 33.61	\$ 42.09		\$ 217.78	\$ 634.25	\$ 59.56	\$ 65.34	\$ 1,493.60	
2028	\$ 162.50	\$ 277.07	\$ 32.82	\$ 34.33		\$ 229.39	\$ 624.45	\$ 58.47	\$ 70.38	\$ 1,489.40	
2029	\$ 167.01	\$ 270.98	\$ 32.00	\$ 35.01		\$ 241.01	\$ 614.12	\$ 57.32	\$ 71.79	\$ 1,489.25	
2030	\$ 176.04	\$ 264.71	\$ 31.17	\$ 35.71		\$ 246.82	\$ 603.28	\$ 56.11	\$ 73.22	\$ 1,487.07	
2031	\$ 180.55	\$ 258.11	\$ 30.29	\$ 36.43		\$ 261.34	\$ 592.17	\$ 54.88	\$ 74.69	\$ 1,488.46	
2032	\$ 189.58	\$ 251.34	\$ 29.39	\$ 37.16		\$ 272.95	\$ 578.45	\$ 53.57	\$ 76.18	\$ 1,488.62	
2033	\$ 198.61	\$ 243.52	\$ 28.44	\$ 37.90		\$ 284.57	\$ 564.12	\$ 52.21	\$ 77.71	\$ 1,487.07	
2034	\$ 207.64	\$ 235.33	\$ 27.44	\$ 38.66		\$ 299.08	\$ 549.18	\$ 50.79	\$ 79.26	\$ 1,487.38	
2035	\$ 216.66	\$ 226.76	\$ 26.41	\$ 39.43		\$ 313.60	\$ 533.48	\$ 49.29	\$ 80.85	\$ 1,486.48	
2036	\$ 225.69	\$ 217.83	\$ 25.32	\$ 40.22		\$ 328.12	\$ 517.02	\$ 47.72	\$ 82.46	\$ 1,484.38	
2037	\$ 234.72	\$ 208.52	\$ 24.19	\$ 41.02		\$ 345.54	\$ 499.79	\$ 46.08	\$ 84.11	\$ 1,483.98	
2038	\$ 243.75	\$ 198.83	\$ 23.02	\$ 41.84		\$ 365.87	\$ 481.65	\$ 44.35	\$ 85.79	\$ 1,485.11	
2039	\$ 252.77	\$ 188.78	\$ 21.80	\$ 42.68		\$ 386.20	\$ 462.44	\$ 42.53	\$ 87.51	\$ 1,484.71	
2040	\$ 266.32	\$ 178.35	\$ 20.54	\$ 43.53		\$ 403.62	\$ 442.17	\$ 40.59	\$ 89.26	\$ 1,484.38	
2041	\$ 275.34	\$ 167.37	\$ 19.21	\$ 44.40		\$ 426.85	\$ 420.98	\$ 38.58	\$ 91.05	\$ 1,483.77	
2042	\$ 288.89	\$ 156.01	\$ 17.83	\$ 45.29		\$ 447.17	\$ 398.57	\$ 36.44	\$ 92.87	\$ 1,483.07	
2043	\$ 302.43	\$ 143.37	\$ 16.39	\$ 46.20		\$ 470.40	\$ 375.09	\$ 34.21	\$ 94.72	\$ 1,482.81	
2044	\$ 315.97	\$ 130.14	\$ 14.87	\$ 47.12		\$ 493.63	\$ 350.39	\$ 31.85	\$ 96.62	\$ 1,480.60	
2045	\$ 329.51	\$ 116.32	\$ 13.29	\$ 48.06		\$ 522.67	\$ 323.24	\$ 29.39	\$ 98.55	\$ 1,481.04	
2046	\$ 343.05	\$ 101.90	\$ 11.65	\$ 49.03		\$ 554.61	\$ 294.50	\$ 26.77	\$ 100.52	\$ 1,482.03	
2047	\$ 361.11	\$ 86.89	\$ 9.93	\$ 50.01		\$ 580.75	\$ 263.99	\$ 24.00	\$ 102.53	\$ 1,479.21	
2048	\$ 379.16	\$ 71.09	\$ 8.12	\$ 51.01		\$ 612.69	\$ 232.05	\$ 21.10	\$ 104.58	\$ 1,479.80	
2049	\$ 397.22	\$ 54.50	\$ 6.23	\$ 52.03		\$ 644.63	\$ 198.35	\$ 18.03	\$ 106.67	\$ 1,477.67	
2050	\$ 415.27	\$ 37.13	\$ 4.24	\$ 53.07		\$ 682.38	\$ 162.90	\$ 14.81	\$ 108.81	\$ 1,478.60	
2051	\$ 433.33	\$ 18.96	\$ 2.17	\$ 54.13		\$ 720.13	\$ 125.37	\$ 11.40	\$ 110.98	\$ 1,476.46	
2052	\$ -	\$ -	\$ -	\$ -		\$ 757.87	\$ 85.76	\$ 7.80	\$ 113.20	\$ 964.64	
2053	\$ -	\$ -	\$ -	\$ -		\$ 801.43	\$ 44.08	\$ 4.01	\$ 115.47	\$ 964.98	
Total	\$ 6,721.11	\$ 4,386.81	\$ 510.36	\$ 1,086.35		\$ 11,911.10	\$ 10,971.84	\$ 1,011.85	\$ 2,435.15	\$ 39,034.57	

[a] Interest is calculated at the actual rate of the Major Improvement Area PID Bonds.

[b] Interest is calculated at the actual rate of the Improvement Area #3 PID Bonds.

[c] Additional Interest is calculated at the Additional Interest Rate.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

Annual Installment Schedule to Notice
of Obligation to Pay Improvement District Assessment

EXHIBIT U – LOT TYPE 6 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 372.005), 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
MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 6 PRINCIPAL ASSESSMENT: \$20,326.04

As the purchaser of the real property described above, you are obligated to pay assessments to Manor, 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 ***Manor Heights 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 Manor. The exact amount of each annual installment will be approved each year by the Manor 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 Manor.

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 Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[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 _____

§

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 Travis 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 _____

§

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 Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 6

Installment Due 1/31	Major Improvement Area Bonds				Improvement Area #3 Bonds				Total Annual Installment
	Principal	Interest [a]	Additional Interest [c]	Annual Collection Costs	Principal	Interest [b]	Additional Interest [c]	Annual Collection Costs	
2027	\$ 172.35	\$ 308.72	\$ 36.66	\$ 45.92	\$ 237.58	\$ 691.91	\$ 64.97	\$ 71.28	\$ 1,629.38
2028	\$ 177.27	\$ 302.26	\$ 35.80	\$ 37.45	\$ 250.25	\$ 681.22	\$ 63.78	\$ 76.78	\$ 1,624.80
2029	\$ 182.19	\$ 295.61	\$ 34.91	\$ 38.20	\$ 262.92	\$ 669.95	\$ 62.53	\$ 78.32	\$ 1,624.63
2030	\$ 192.04	\$ 288.78	\$ 34.00	\$ 38.96	\$ 269.25	\$ 658.12	\$ 61.22	\$ 79.88	\$ 1,622.26
2031	\$ 196.97	\$ 281.58	\$ 33.04	\$ 39.74	\$ 285.09	\$ 646.01	\$ 59.87	\$ 81.48	\$ 1,623.77
2032	\$ 206.82	\$ 274.19	\$ 32.06	\$ 40.53	\$ 297.76	\$ 631.04	\$ 58.44	\$ 83.11	\$ 1,623.95
2033	\$ 216.66	\$ 265.66	\$ 31.02	\$ 41.34	\$ 310.44	\$ 615.41	\$ 56.96	\$ 84.77	\$ 1,622.26
2034	\$ 226.51	\$ 256.72	\$ 29.94	\$ 42.17	\$ 326.27	\$ 599.11	\$ 55.40	\$ 86.47	\$ 1,622.60
2035	\$ 236.36	\$ 247.38	\$ 28.81	\$ 43.01	\$ 342.11	\$ 581.98	\$ 53.77	\$ 88.20	\$ 1,621.62
2036	\$ 246.21	\$ 237.63	\$ 27.62	\$ 43.87	\$ 357.95	\$ 564.02	\$ 52.06	\$ 89.96	\$ 1,619.33
2037	\$ 256.06	\$ 227.47	\$ 26.39	\$ 44.75	\$ 376.96	\$ 545.23	\$ 50.27	\$ 91.76	\$ 1,618.89
2038	\$ 265.91	\$ 216.91	\$ 25.11	\$ 45.65	\$ 399.13	\$ 525.44	\$ 48.39	\$ 93.59	\$ 1,620.12
2039	\$ 275.75	\$ 205.94	\$ 23.78	\$ 46.56	\$ 421.30	\$ 504.48	\$ 46.39	\$ 95.47	\$ 1,619.68
2040	\$ 290.53	\$ 194.57	\$ 22.41	\$ 47.49	\$ 440.31	\$ 482.36	\$ 44.28	\$ 97.38	\$ 1,619.32
2041	\$ 300.38	\$ 182.58	\$ 20.95	\$ 48.44	\$ 465.65	\$ 459.25	\$ 42.08	\$ 99.32	\$ 1,618.66
2042	\$ 315.15	\$ 170.19	\$ 19.45	\$ 49.41	\$ 487.83	\$ 434.80	\$ 39.75	\$ 101.31	\$ 1,617.89
2043	\$ 329.92	\$ 156.40	\$ 17.87	\$ 50.40	\$ 513.17	\$ 409.19	\$ 37.32	\$ 103.34	\$ 1,617.61
2044	\$ 344.69	\$ 141.97	\$ 16.23	\$ 51.41	\$ 538.51	\$ 382.25	\$ 34.75	\$ 105.40	\$ 1,615.20
2045	\$ 359.47	\$ 126.89	\$ 14.50	\$ 52.43	\$ 570.19	\$ 352.63	\$ 32.06	\$ 107.51	\$ 1,615.68
2046	\$ 374.24	\$ 111.16	\$ 12.70	\$ 53.48	\$ 605.03	\$ 321.27	\$ 29.21	\$ 109.66	\$ 1,616.76
2047	\$ 393.93	\$ 94.79	\$ 10.83	\$ 54.55	\$ 633.54	\$ 287.99	\$ 26.18	\$ 111.85	\$ 1,613.68
2048	\$ 413.63	\$ 77.56	\$ 8.86	\$ 55.64	\$ 668.39	\$ 253.15	\$ 23.01	\$ 114.09	\$ 1,614.33
2049	\$ 433.33	\$ 59.46	\$ 6.80	\$ 56.76	\$ 703.23	\$ 216.39	\$ 19.67	\$ 116.37	\$ 1,612.00
2050	\$ 453.03	\$ 40.50	\$ 4.63	\$ 57.89	\$ 744.41	\$ 177.71	\$ 16.16	\$ 118.70	\$ 1,613.02
2051	\$ 472.72	\$ 20.68	\$ 2.36	\$ 59.05	\$ 785.59	\$ 136.77	\$ 12.43	\$ 121.07	\$ 1,610.68
2052	\$ -	\$ -	\$ -	\$ -	\$ 826.77	\$ 93.56	\$ 8.51	\$ 123.50	\$ 1,052.33
2053	\$ -	\$ -	\$ -	\$ -	\$ 874.29	\$ 48.09	\$ 4.37	\$ 125.97	\$ 1,052.71
Total	\$ 7,332.12	\$ 4,785.61	\$ 556.75	\$ 1,185.11	\$ 12,993.93	\$ 11,969.28	\$ 1,103.83	\$ 2,656.53	\$ 42,583.17

[a] Interest is calculated at the actual rate of the Major Improvement Area PID Bonds.

[b] Interest is calculated at the actual rate of the Improvement Area #3 PID Bonds.

[c] Additional Interest is calculated at the Additional Interest Rate.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

Annual Installment Schedule to Notice
of Obligation to Pay Improvement District Assessment

EXHIBIT U – LOT TYPE 7 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 372.005), 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
MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 7 PRINCIPAL ASSESSMENT: \$17,406.32

As the purchaser of the real property described above, you are obligated to pay assessments to Manor, 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 ***Manor Heights 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 Manor. The exact amount of each annual installment will be approved each year by the Manor 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 Manor.

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 Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[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 _____

§

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 Travis 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 _____

§

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 Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 7

Installment Due 1/31	Major Improvement Area Bonds					Improvement Area #4 Bonds					Total Annual Installment
	Principal	Interest [a]	Additional Interest [c]	Annual Collection Costs		Principal	Interest [b]	Additional Interest [c]	Annual Collection Costs		
2027	\$ 148.60	\$ 266.19	\$ 31.61	\$ 39.59		\$ 160.25	\$ 605.62	\$ 55.42	\$ 44.83		\$ 1,352.12
2028	\$ 152.85	\$ 260.62	\$ 30.87	\$ 32.29		\$ 170.66	\$ 598.21	\$ 54.62	\$ 61.67		\$ 1,361.78
2029	\$ 157.10	\$ 254.89	\$ 30.10	\$ 32.93		\$ 178.98	\$ 590.31	\$ 53.77	\$ 62.91		\$ 1,360.99
2030	\$ 165.59	\$ 249.00	\$ 29.32	\$ 33.59		\$ 183.14	\$ 582.04	\$ 52.87	\$ 64.17		\$ 1,359.71
2031	\$ 169.83	\$ 242.79	\$ 28.49	\$ 34.26		\$ 193.55	\$ 573.57	\$ 51.96	\$ 65.45		\$ 1,359.89
2032	\$ 178.32	\$ 236.42	\$ 27.64	\$ 34.95		\$ 199.79	\$ 564.61	\$ 50.99	\$ 66.76		\$ 1,359.49
2033	\$ 186.82	\$ 229.06	\$ 26.75	\$ 35.65		\$ 210.20	\$ 553.88	\$ 49.99	\$ 68.09		\$ 1,360.43
2034	\$ 195.31	\$ 221.36	\$ 25.81	\$ 36.36		\$ 220.60	\$ 542.58	\$ 48.94	\$ 69.46		\$ 1,360.42
2035	\$ 203.80	\$ 213.30	\$ 24.84	\$ 37.09		\$ 231.01	\$ 530.72	\$ 47.84	\$ 70.84		\$ 1,359.44
2036	\$ 212.29	\$ 204.89	\$ 23.82	\$ 37.83		\$ 243.50	\$ 518.30	\$ 46.68	\$ 72.26		\$ 1,359.58
2037	\$ 220.78	\$ 196.14	\$ 22.76	\$ 38.59		\$ 258.06	\$ 505.22	\$ 45.46	\$ 73.71		\$ 1,360.71
2038	\$ 229.27	\$ 187.03	\$ 21.65	\$ 39.36		\$ 272.63	\$ 491.34	\$ 44.17	\$ 75.18		\$ 1,360.65
2039	\$ 237.77	\$ 177.57	\$ 20.51	\$ 40.15		\$ 287.20	\$ 476.69	\$ 42.81	\$ 76.68		\$ 1,359.38
2040	\$ 250.50	\$ 167.76	\$ 19.32	\$ 40.95		\$ 301.77	\$ 461.25	\$ 41.37	\$ 78.22		\$ 1,361.15
2041	\$ 259.00	\$ 157.43	\$ 18.07	\$ 41.77		\$ 318.42	\$ 445.03	\$ 39.86	\$ 79.78		\$ 1,359.36
2042	\$ 271.73	\$ 146.75	\$ 16.77	\$ 42.60		\$ 335.07	\$ 427.92	\$ 38.27	\$ 81.38		\$ 1,360.49
2043	\$ 284.47	\$ 134.86	\$ 15.41	\$ 43.46		\$ 351.72	\$ 409.91	\$ 36.60	\$ 83.01		\$ 1,359.43
2044	\$ 297.21	\$ 122.41	\$ 13.99	\$ 44.32		\$ 372.53	\$ 391.00	\$ 34.84	\$ 84.67		\$ 1,360.97
2045	\$ 309.95	\$ 109.41	\$ 12.50	\$ 45.21		\$ 393.34	\$ 370.98	\$ 32.98	\$ 86.36		\$ 1,360.73
2046	\$ 322.68	\$ 95.85	\$ 10.95	\$ 46.12		\$ 416.23	\$ 348.86	\$ 31.01	\$ 88.09		\$ 1,359.79
2047	\$ 339.67	\$ 81.73	\$ 9.34	\$ 47.04		\$ 437.04	\$ 325.44	\$ 28.93	\$ 89.85		\$ 1,359.04
2048	\$ 356.65	\$ 66.87	\$ 7.64	\$ 47.98		\$ 462.02	\$ 300.86	\$ 26.74	\$ 91.64		\$ 1,360.41
2049	\$ 373.63	\$ 51.27	\$ 5.86	\$ 48.94		\$ 486.99	\$ 274.87	\$ 24.43	\$ 93.48		\$ 1,359.47
2050	\$ 390.62	\$ 34.92	\$ 3.99	\$ 49.92		\$ 516.13	\$ 247.48	\$ 22.00	\$ 95.35		\$ 1,360.40
2051	\$ 407.60	\$ 17.83	\$ 2.04	\$ 50.91		\$ 545.27	\$ 218.44	\$ 19.42	\$ 97.25		\$ 1,358.77
2052	\$ -	\$ -	\$ -	\$ -		\$ 1,048.91	\$ 187.77	\$ 16.69	\$ 99.20		\$ 1,352.57
2053	\$ -	\$ -	\$ -	\$ -		\$ 1,111.34	\$ 128.77	\$ 11.45	\$ 101.18		\$ 1,352.74
2054	\$ -	\$ -	\$ -	\$ -		\$ 1,177.94	\$ 66.26	\$ 5.89	\$ 103.21		\$ 1,353.30
Total	\$ 6,322.04	\$ 4,126.34	\$ 480.05	\$ 1,021.85		\$ 11,084.29	\$ 11,737.94	\$ 1,055.99	\$ 2,224.67		\$ 38,053.18

[a] Interest is calculated at the actual rate of the Major Improvement Area PID Bonds.

[b] Interest is calculated at the actual rate of the Improvement Area #4 Bonds.

[c] Additional Interest is calculated at the Additional Interest Rate.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

Annual Installment Schedule to Notice
of Obligation to Pay Improvement District Assessment

EXHIBIT U – LOT TYPE 8 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 372.005), 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
MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 8 PRINCIPAL ASSESSMENT: \$19,146.96

As the purchaser of the real property described above, you are obligated to pay assessments to Manor, 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 ***Manor Heights 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 Manor. The exact amount of each annual installment will be approved each year by the Manor 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 Manor.

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 Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[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 _____

§

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 Travis 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 _____

§

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 Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 8

Installment Due 1/31	Major Improvement Area Bonds					Improvement Area #4 Bonds					Total Annual Installment
	Principal	Interest [a]	Additional Interest [c]	Annual Collection Costs		Principal	Interest [b]	Additional Interest [c]	Annual Collection Costs		
2027	\$ 163.46	\$ 292.81	\$ 34.77	\$ 43.55		\$ 176.27	\$ 666.18	\$ 60.96	\$ 49.31		\$ 1,487.33
2028	\$ 168.13	\$ 286.68	\$ 33.95	\$ 35.52		\$ 187.72	\$ 658.03	\$ 60.08	\$ 67.84		\$ 1,497.96
2029	\$ 172.81	\$ 280.38	\$ 33.11	\$ 36.23		\$ 196.88	\$ 649.35	\$ 59.14	\$ 69.20		\$ 1,497.09
2030	\$ 182.15	\$ 273.90	\$ 32.25	\$ 36.95		\$ 201.46	\$ 640.24	\$ 58.16	\$ 70.58		\$ 1,495.68
2031	\$ 186.82	\$ 267.07	\$ 31.34	\$ 37.69		\$ 212.90	\$ 630.92	\$ 57.15	\$ 71.99		\$ 1,495.88
2032	\$ 196.16	\$ 260.06	\$ 30.40	\$ 38.44		\$ 219.77	\$ 621.08	\$ 56.09	\$ 73.43		\$ 1,495.44
2033	\$ 205.50	\$ 251.97	\$ 29.42	\$ 39.21		\$ 231.22	\$ 609.26	\$ 54.99	\$ 74.90		\$ 1,496.48
2034	\$ 214.84	\$ 243.49	\$ 28.40	\$ 40.00		\$ 242.66	\$ 596.84	\$ 53.83	\$ 76.40		\$ 1,496.46
2035	\$ 224.18	\$ 234.63	\$ 27.32	\$ 40.80		\$ 254.11	\$ 583.79	\$ 52.62	\$ 77.93		\$ 1,495.38
2036	\$ 233.52	\$ 225.38	\$ 26.20	\$ 41.61		\$ 267.85	\$ 570.13	\$ 51.35	\$ 79.49		\$ 1,495.53
2037	\$ 242.86	\$ 215.75	\$ 25.03	\$ 42.45		\$ 283.87	\$ 555.74	\$ 50.01	\$ 81.08		\$ 1,496.79
2038	\$ 252.20	\$ 205.73	\$ 23.82	\$ 43.29		\$ 299.90	\$ 540.48	\$ 48.59	\$ 82.70		\$ 1,496.71
2039	\$ 261.54	\$ 195.33	\$ 22.56	\$ 44.16		\$ 315.92	\$ 524.36	\$ 47.09	\$ 84.35		\$ 1,495.31
2040	\$ 275.55	\$ 184.54	\$ 21.25	\$ 45.04		\$ 331.95	\$ 507.38	\$ 45.51	\$ 86.04		\$ 1,497.26
2041	\$ 284.90	\$ 173.17	\$ 19.87	\$ 45.94		\$ 350.26	\$ 489.54	\$ 43.85	\$ 87.76		\$ 1,495.29
2042	\$ 298.91	\$ 161.42	\$ 18.45	\$ 46.86		\$ 368.57	\$ 470.71	\$ 42.10	\$ 89.52		\$ 1,496.54
2043	\$ 312.92	\$ 148.34	\$ 16.95	\$ 47.80		\$ 386.89	\$ 450.90	\$ 40.26	\$ 91.31		\$ 1,495.37
2044	\$ 326.93	\$ 134.65	\$ 15.39	\$ 48.76		\$ 409.78	\$ 430.10	\$ 38.32	\$ 93.13		\$ 1,497.07
2045	\$ 340.94	\$ 120.35	\$ 13.75	\$ 49.73		\$ 432.67	\$ 408.08	\$ 36.27	\$ 94.99		\$ 1,496.80
2046	\$ 354.95	\$ 105.43	\$ 12.05	\$ 50.73		\$ 457.86	\$ 383.74	\$ 34.11	\$ 96.89		\$ 1,495.76
2047	\$ 373.63	\$ 89.91	\$ 10.27	\$ 51.74		\$ 480.75	\$ 357.99	\$ 31.82	\$ 98.83		\$ 1,494.94
2048	\$ 392.31	\$ 73.56	\$ 8.41	\$ 52.78		\$ 508.22	\$ 330.94	\$ 29.42	\$ 100.81		\$ 1,496.45
2049	\$ 411.00	\$ 56.40	\$ 6.45	\$ 53.83		\$ 535.69	\$ 302.36	\$ 26.88	\$ 102.83		\$ 1,495.42
2050	\$ 429.68	\$ 38.41	\$ 4.39	\$ 54.91		\$ 567.74	\$ 272.22	\$ 24.20	\$ 104.88		\$ 1,496.44
2051	\$ 448.36	\$ 19.62	\$ 2.24	\$ 56.01		\$ 599.79	\$ 240.29	\$ 21.36	\$ 106.98		\$ 1,494.64
2052	\$ -	\$ -	\$ -	\$ -		\$ 1,153.80	\$ 206.55	\$ 18.36	\$ 109.12		\$ 1,487.83
2053	\$ -	\$ -	\$ -	\$ -		\$ 1,222.48	\$ 141.65	\$ 12.59	\$ 111.30		\$ 1,488.02
2054	\$ -	\$ -	\$ -	\$ -		\$ 1,295.73	\$ 72.89	\$ 6.48	\$ 113.53		\$ 1,488.63
Total	\$ 6,954.24	\$ 4,538.98	\$ 528.06	\$ 1,124.04		\$ 12,192.72	\$ 12,911.74	\$ 1,161.59	\$ 2,447.14		\$ 41,858.50

[a] Interest is calculated at the actual rate of the Major Improvement Area PID Bonds.

[b] Interest is calculated at the actual rate of the Improvement Area #4 Bonds.

[c] Additional Interest is calculated at the Additional Interest Rate.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

Annual Installment Schedule to Notice
of Obligation to Pay Improvement District Assessment

EXHIBIT U – LOT TYPE 9 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 372.005), 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
MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 9 PRINCIPAL ASSESSMENT: \$20,887.59

As the purchaser of the real property described above, you are obligated to pay assessments to Manor, 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 ***Manor Heights 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 Manor. The exact amount of each annual installment will be approved each year by the Manor 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 Manor.

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 Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[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 _____

§

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 Travis 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 _____

§

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 Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 9

Installment Due 1/31	Major Improvement Area Bonds					Improvement Area #4 Bonds					Total Annual Installment
	Principal	Interest [a]	Additional Interest [c]	Annual Collection Costs		Principal	Interest [b]	Additional Interest [c]	Annual Collection Costs		
2027	\$ 178.32	\$ 319.43	\$ 37.93	\$ 47.51		\$ 192.30	\$ 726.74	\$ 66.51	\$ 53.80		\$ 1,622.54
2028	\$ 183.42	\$ 312.74	\$ 37.04	\$ 38.75		\$ 204.79	\$ 717.85	\$ 65.54	\$ 74.01		\$ 1,634.14
2029	\$ 188.51	\$ 305.87	\$ 36.12	\$ 39.52		\$ 214.78	\$ 708.38	\$ 64.52	\$ 75.49		\$ 1,633.19
2030	\$ 198.70	\$ 298.80	\$ 35.18	\$ 40.31		\$ 219.77	\$ 698.44	\$ 63.45	\$ 77.00		\$ 1,631.65
2031	\$ 203.80	\$ 291.34	\$ 34.19	\$ 41.12		\$ 232.26	\$ 688.28	\$ 62.35	\$ 78.54		\$ 1,631.87
2032	\$ 213.99	\$ 283.70	\$ 33.17	\$ 41.94		\$ 239.75	\$ 677.54	\$ 61.19	\$ 80.11		\$ 1,631.38
2033	\$ 224.18	\$ 274.87	\$ 32.10	\$ 42.78		\$ 252.24	\$ 664.65	\$ 59.99	\$ 81.71		\$ 1,632.52
2034	\$ 234.37	\$ 265.63	\$ 30.98	\$ 43.63		\$ 264.72	\$ 651.09	\$ 58.73	\$ 83.35		\$ 1,632.50
2035	\$ 244.56	\$ 255.96	\$ 29.81	\$ 44.51		\$ 277.21	\$ 636.86	\$ 57.40	\$ 85.01		\$ 1,631.32
2036	\$ 254.75	\$ 245.87	\$ 28.58	\$ 45.40		\$ 292.20	\$ 621.96	\$ 56.02	\$ 86.71		\$ 1,631.49
2037	\$ 264.94	\$ 235.36	\$ 27.31	\$ 46.30		\$ 309.68	\$ 606.26	\$ 54.56	\$ 88.45		\$ 1,632.86
2038	\$ 275.13	\$ 224.43	\$ 25.98	\$ 47.23		\$ 327.16	\$ 589.61	\$ 53.01	\$ 90.22		\$ 1,632.78
2039	\$ 285.32	\$ 213.09	\$ 24.61	\$ 48.18		\$ 344.64	\$ 572.03	\$ 51.37	\$ 92.02		\$ 1,631.25
2040	\$ 300.60	\$ 201.32	\$ 23.18	\$ 49.14		\$ 362.12	\$ 553.50	\$ 49.65	\$ 93.86		\$ 1,633.38
2041	\$ 310.79	\$ 188.92	\$ 21.68	\$ 50.12		\$ 382.10	\$ 534.04	\$ 47.84	\$ 95.74		\$ 1,631.23
2042	\$ 326.08	\$ 176.10	\$ 20.13	\$ 51.12		\$ 402.08	\$ 513.50	\$ 45.93	\$ 97.65		\$ 1,632.59
2043	\$ 341.36	\$ 161.83	\$ 18.49	\$ 52.15		\$ 422.06	\$ 491.89	\$ 43.92	\$ 99.61		\$ 1,631.31
2044	\$ 356.65	\$ 146.90	\$ 16.79	\$ 53.19		\$ 447.03	\$ 469.20	\$ 41.81	\$ 101.60		\$ 1,633.17
2045	\$ 371.93	\$ 131.29	\$ 15.00	\$ 54.25		\$ 472.01	\$ 445.18	\$ 39.57	\$ 103.63		\$ 1,632.87
2046	\$ 387.22	\$ 115.02	\$ 13.15	\$ 55.34		\$ 499.48	\$ 418.63	\$ 37.21	\$ 105.70		\$ 1,631.74
2047	\$ 407.60	\$ 98.08	\$ 11.21	\$ 56.44		\$ 524.45	\$ 390.53	\$ 34.71	\$ 107.82		\$ 1,630.85
2048	\$ 427.98	\$ 80.25	\$ 9.17	\$ 57.57		\$ 554.42	\$ 361.03	\$ 32.09	\$ 109.97		\$ 1,632.49
2049	\$ 448.36	\$ 61.52	\$ 7.03	\$ 58.73		\$ 584.39	\$ 329.84	\$ 29.32	\$ 112.17		\$ 1,631.37
2050	\$ 468.74	\$ 41.91	\$ 4.79	\$ 59.90		\$ 619.35	\$ 296.97	\$ 26.40	\$ 114.42		\$ 1,632.48
2051	\$ 489.12	\$ 21.40	\$ 2.45	\$ 61.10		\$ 654.32	\$ 262.13	\$ 23.30	\$ 116.71		\$ 1,630.52
2052	\$ -	\$ -	\$ -	\$ -		\$ 1,258.69	\$ 225.33	\$ 20.03	\$ 119.04		\$ 1,623.09
2053	\$ -	\$ -	\$ -	\$ -		\$ 1,333.61	\$ 154.53	\$ 13.74	\$ 121.42		\$ 1,623.29
2054	\$ -	\$ -	\$ -	\$ -		\$ 1,413.53	\$ 79.51	\$ 7.07	\$ 123.85		\$ 1,623.95
Total	\$ 7,586.44	\$ 4,951.61	\$ 576.07	\$ 1,226.22		\$ 13,301.14	\$ 14,085.53	\$ 1,267.19	\$ 2,669.60		\$ 45,663.82

[a] Interest is calculated at the actual rate of the Major Improvement Area PID Bonds.

[b] Interest is calculated at the actual rate of the Improvement Area #4 Bonds.

[c] Additional Interest is calculated at the Additional Interest Rate.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

Annual Installment Schedule to Notice
of Obligation to Pay Improvement District Assessment

EXHIBIT U – LOT TYPE 10 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 372.005), 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
MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 10 PRINCIPAL ASSESSMENT: \$12,292.99

As the purchaser of the real property described above, you are obligated to pay assessments to Manor, 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 ***Manor Heights 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 Manor. The exact amount of each annual installment will be approved each year by the Manor 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 Manor.

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 Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[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 _____

§

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 Travis 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 _____

§

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 Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 10

Installment Due 1/31	Major Improvement Area Bonds				Improvement Area #3 Bonds				Total Annual Installment
	Principal	Interest [a]	Additional Interest [c]	Annual Collection Costs	Principal	Interest [b]	Additional Interest [c]	Annual Collection Costs	
2027	\$ 104.23	\$ 186.70	\$ 22.17	\$ 27.77	\$ 143.67	\$ 418.42	\$ 39.29	\$ 43.11	\$ 985.35
2028	\$ 107.20	\$ 182.79	\$ 21.65	\$ 22.65	\$ 151.34	\$ 411.96	\$ 38.57	\$ 46.43	\$ 982.58
2029	\$ 110.18	\$ 178.77	\$ 21.11	\$ 23.10	\$ 159.00	\$ 405.15	\$ 37.81	\$ 47.36	\$ 982.48
2030	\$ 116.14	\$ 174.64	\$ 20.56	\$ 23.56	\$ 162.83	\$ 397.99	\$ 37.02	\$ 48.31	\$ 981.05
2031	\$ 119.11	\$ 170.28	\$ 19.98	\$ 24.03	\$ 172.41	\$ 390.67	\$ 36.21	\$ 49.27	\$ 981.96
2032	\$ 125.07	\$ 165.81	\$ 19.39	\$ 24.51	\$ 180.07	\$ 381.62	\$ 35.34	\$ 50.26	\$ 982.07
2033	\$ 131.03	\$ 160.66	\$ 18.76	\$ 25.00	\$ 187.73	\$ 372.16	\$ 34.44	\$ 51.26	\$ 981.05
2034	\$ 136.98	\$ 155.25	\$ 18.11	\$ 25.50	\$ 197.31	\$ 362.31	\$ 33.50	\$ 52.29	\$ 981.25
2035	\$ 142.94	\$ 149.60	\$ 17.42	\$ 26.01	\$ 206.89	\$ 351.95	\$ 32.52	\$ 53.34	\$ 980.66
2036	\$ 148.89	\$ 143.70	\$ 16.71	\$ 26.53	\$ 216.47	\$ 341.08	\$ 31.48	\$ 54.40	\$ 979.27
2037	\$ 154.85	\$ 137.56	\$ 15.96	\$ 27.06	\$ 227.96	\$ 329.72	\$ 30.40	\$ 55.49	\$ 979.01
2038	\$ 160.80	\$ 131.17	\$ 15.19	\$ 27.60	\$ 241.37	\$ 317.75	\$ 29.26	\$ 56.60	\$ 979.76
2039	\$ 166.76	\$ 124.54	\$ 14.38	\$ 28.16	\$ 254.78	\$ 305.08	\$ 28.05	\$ 57.73	\$ 979.49
2040	\$ 175.69	\$ 117.66	\$ 13.55	\$ 28.72	\$ 266.27	\$ 291.70	\$ 26.78	\$ 58.89	\$ 979.27
2041	\$ 181.65	\$ 110.42	\$ 12.67	\$ 29.29	\$ 281.60	\$ 277.72	\$ 25.45	\$ 60.06	\$ 978.87
2042	\$ 190.58	\$ 102.92	\$ 11.76	\$ 29.88	\$ 295.01	\$ 262.94	\$ 24.04	\$ 61.27	\$ 978.41
2043	\$ 199.52	\$ 94.58	\$ 10.81	\$ 30.48	\$ 310.33	\$ 247.45	\$ 22.57	\$ 62.49	\$ 978.23
2044	\$ 208.45	\$ 85.86	\$ 9.81	\$ 31.09	\$ 325.66	\$ 231.16	\$ 21.01	\$ 63.74	\$ 976.78
2045	\$ 217.38	\$ 76.74	\$ 8.77	\$ 31.71	\$ 344.82	\$ 213.25	\$ 19.39	\$ 65.02	\$ 977.07
2046	\$ 226.32	\$ 67.23	\$ 7.68	\$ 32.34	\$ 365.89	\$ 194.28	\$ 17.66	\$ 66.32	\$ 977.72
2047	\$ 238.23	\$ 57.32	\$ 6.55	\$ 32.99	\$ 383.13	\$ 174.16	\$ 15.83	\$ 67.64	\$ 975.86
2048	\$ 250.14	\$ 46.90	\$ 5.36	\$ 33.65	\$ 404.20	\$ 153.09	\$ 13.92	\$ 69.00	\$ 976.25
2049	\$ 262.05	\$ 35.96	\$ 4.11	\$ 34.32	\$ 425.27	\$ 130.86	\$ 11.90	\$ 70.38	\$ 974.84
2050	\$ 273.96	\$ 24.49	\$ 2.80	\$ 35.01	\$ 450.18	\$ 107.47	\$ 9.77	\$ 71.78	\$ 975.46
2051	\$ 285.87	\$ 12.51	\$ 1.43	\$ 35.71	\$ 475.08	\$ 82.71	\$ 7.52	\$ 73.22	\$ 974.04
2052	\$ -	\$ -	\$ -	\$ -	\$ 499.98	\$ 56.58	\$ 5.14	\$ 74.68	\$ 636.39
2053	\$ -	\$ -	\$ -	\$ -	\$ 528.72	\$ 29.08	\$ 2.64	\$ 76.18	\$ 636.62
Total	\$ 4,434.03	\$ 2,894.06	\$ 336.69	\$ 716.69	\$ 7,857.96	\$ 7,238.32	\$ 667.53	\$ 1,606.51	\$ 25,751.79

[a] Interest is calculated at the actual rate of the Major Improvement Area PID Bonds.

[b] Interest is calculated at the actual rate of the Improvement Area #3 PID Bonds.

[c] Additional Interest is calculated at the Additional Interest Rate.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

Annual Installment Schedule to Notice
of Obligation to Pay Improvement District Assessment

EXHIBIT U – LOT TYPE 11 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 372.005), 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
MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 11 PRINCIPAL ASSESSMENT: \$11,446.58

As the purchaser of the real property described above, you are obligated to pay assessments to Manor, 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 ***Manor Heights 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 Manor. The exact amount of each annual installment will be approved each year by the Manor 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 Manor.

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 Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[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 _____

§

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 Travis 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 _____

§

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 Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 11

Installment Due 1/31	Major Improvement Area Bonds					Improvement Area #5 Reimbursement Obligation				Total Annual Installment
	Principal	Interest [a]	Additional Interest [b]	Annual Collection Costs		Principal	Interest [c]	Annual Collection Costs		
2027	\$ 155.68	\$ 278.87	\$ 33.12	\$ 41.48		\$ 63.75	\$ 277.35	\$ 176.47		\$ 1,026.71
2028	\$ 160.13	\$ 273.03	\$ 32.34	\$ 33.83		\$ 67.41	\$ 273.69	\$ 180.00		\$ 1,020.42
2029	\$ 164.58	\$ 267.02	\$ 31.54	\$ 34.50		\$ 71.29	\$ 269.81	\$ 183.60		\$ 1,022.34
2030	\$ 173.47	\$ 260.85	\$ 30.71	\$ 35.19		\$ 75.39	\$ 265.71	\$ 187.27		\$ 1,028.60
2031	\$ 177.92	\$ 254.35	\$ 29.85	\$ 35.90		\$ 79.72	\$ 261.38	\$ 191.02		\$ 1,030.13
2032	\$ 186.82	\$ 247.68	\$ 28.96	\$ 36.61		\$ 84.31	\$ 256.79	\$ 194.84		\$ 1,036.00
2033	\$ 195.71	\$ 239.97	\$ 28.02	\$ 37.35		\$ 89.16	\$ 251.94	\$ 198.73		\$ 1,040.88
2034	\$ 204.61	\$ 231.90	\$ 27.04	\$ 38.09		\$ 94.28	\$ 246.82	\$ 202.71		\$ 1,045.45
2035	\$ 213.50	\$ 223.46	\$ 26.02	\$ 38.85		\$ 99.70	\$ 241.40	\$ 206.76		\$ 1,049.70
2036	\$ 222.40	\$ 214.65	\$ 24.95	\$ 39.63		\$ 105.44	\$ 235.66	\$ 210.90		\$ 1,053.63
2037	\$ 231.30	\$ 205.47	\$ 23.84	\$ 40.42		\$ 111.50	\$ 229.60	\$ 215.12		\$ 1,057.25
2038	\$ 240.19	\$ 195.93	\$ 22.68	\$ 41.23		\$ 117.91	\$ 223.19	\$ 219.42		\$ 1,060.56
2039	\$ 249.09	\$ 186.03	\$ 21.48	\$ 42.06		\$ 124.69	\$ 216.41	\$ 223.81		\$ 1,063.56
2040	\$ 262.43	\$ 175.75	\$ 20.24	\$ 42.90		\$ 131.86	\$ 209.24	\$ 228.28		\$ 1,070.70
2041	\$ 271.33	\$ 164.93	\$ 18.93	\$ 43.76		\$ 139.44	\$ 201.66	\$ 232.85		\$ 1,072.89
2042	\$ 284.67	\$ 153.73	\$ 17.57	\$ 44.63		\$ 147.46	\$ 193.64	\$ 237.51		\$ 1,079.21
2043	\$ 298.02	\$ 141.28	\$ 16.15	\$ 45.52		\$ 155.94	\$ 185.16	\$ 242.26		\$ 1,084.32
2044	\$ 311.36	\$ 128.24	\$ 14.66	\$ 46.43		\$ 164.91	\$ 176.19	\$ 247.10		\$ 1,088.89
2045	\$ 324.70	\$ 114.62	\$ 13.10	\$ 47.36		\$ 174.39	\$ 166.71	\$ 252.04		\$ 1,092.93
2046	\$ 338.05	\$ 100.41	\$ 11.48	\$ 48.31		\$ 184.42	\$ 156.69	\$ 257.08		\$ 1,096.43
2047	\$ 355.84	\$ 85.62	\$ 9.79	\$ 49.28		\$ 195.02	\$ 146.08	\$ 262.23		\$ 1,103.85
2048	\$ 373.63	\$ 70.06	\$ 8.01	\$ 50.26		\$ 206.23	\$ 134.87	\$ 267.47		\$ 1,110.53
2049	\$ 391.42	\$ 53.71	\$ 6.14	\$ 51.27		\$ 218.09	\$ 123.01	\$ 272.82		\$ 1,116.46
2050	\$ 409.21	\$ 36.58	\$ 4.18	\$ 52.29		\$ 230.63	\$ 110.47	\$ 278.28		\$ 1,121.65
2051	\$ 427.01	\$ 18.68	\$ 2.14	\$ 53.34		\$ 243.89	\$ 97.21	\$ 283.84		\$ 1,126.11
2052	\$ -	\$ -	\$ -	\$ -		\$ 257.92	\$ 83.18	\$ 289.52		\$ 630.62
2053	\$ -	\$ -	\$ -	\$ -		\$ 272.75	\$ 68.35	\$ 295.31		\$ 636.41
2054	\$ -	\$ -	\$ -	\$ -		\$ 288.43	\$ 52.67	\$ 301.22		\$ 642.32
2055	\$ -	\$ -	\$ -	\$ -		\$ 305.02	\$ 36.09	\$ 307.24		\$ 648.34
2056	\$ -	\$ -	\$ -	\$ -		\$ 322.55	\$ 18.55	\$ 313.38		\$ 654.49
Total	\$ 6,623.05	\$ 4,322.82	\$ 502.91	\$ 1,070.50		\$ 4,823.53	\$ 5,409.53	\$ 7,159.07		\$ 29,911.41

[a] Interest is calculated at the actual rate of the Major Improvement Area PID Bonds.

[b] Additional Interest is calculated at the Additional Interest Rate.

[c] Interest is calculated at the actual rate of the Improvement Area #5 Reimbursement Obligation.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

Annual Installment Schedule to Notice
of Obligation to Pay Improvement District Assessment

EXHIBIT U – MAJOR IMPROVEMENT AREA -R236952 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 372.005), 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
MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

MAJOR IMPROVEMENT AREA – R236952 PRINCIPAL ASSESSMENT: \$828,483.44

As the purchaser of the real property described above, you are obligated to pay assessments to Manor, 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 ***Manor Heights 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 Manor. The exact amount of each annual installment will be approved each year by the Manor 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 Manor.

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 Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[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 _____

§

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 Travis 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 _____

§

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 Travis County.

ANNUAL INSTALLMENTS - MAJOR IMPROVEMENT AREA - R236952

Installment Due 1/31	Major Improvement Area Bonds				Total Annual Installment
	Principal	Interest [a]	Additional Interest [b]	Annual Collection Costs	
2027	\$ 19,474.09	\$ 34,883.66	\$ 4,142.42	\$ 5,188.16	\$ 63,688.32
2028	\$ 20,030.49	\$ 34,153.38	\$ 4,045.05	\$ 4,231.24	\$ 62,460.16
2029	\$ 20,586.90	\$ 33,402.24	\$ 3,944.89	\$ 4,315.87	\$ 62,249.89
2030	\$ 21,699.70	\$ 32,630.23	\$ 3,841.96	\$ 4,402.18	\$ 62,574.07
2031	\$ 22,256.10	\$ 31,816.49	\$ 3,733.46	\$ 4,490.23	\$ 62,296.28
2032	\$ 23,368.91	\$ 30,981.89	\$ 3,622.18	\$ 4,580.03	\$ 62,553.01
2033	\$ 24,481.71	\$ 30,017.92	\$ 3,505.34	\$ 4,671.63	\$ 62,676.60
2034	\$ 25,594.52	\$ 29,008.05	\$ 3,382.93	\$ 4,765.06	\$ 62,750.56
2035	\$ 26,707.32	\$ 27,952.27	\$ 3,254.96	\$ 4,860.37	\$ 62,774.92
2036	\$ 27,820.13	\$ 26,850.60	\$ 3,121.42	\$ 4,957.57	\$ 62,749.72
2037	\$ 28,932.93	\$ 25,703.02	\$ 2,982.32	\$ 5,056.72	\$ 62,674.99
2038	\$ 30,045.74	\$ 24,509.53	\$ 2,837.65	\$ 5,157.86	\$ 62,550.78
2039	\$ 31,158.54	\$ 23,270.15	\$ 2,687.42	\$ 5,261.02	\$ 62,377.13
2040	\$ 32,827.75	\$ 21,984.86	\$ 2,531.63	\$ 5,366.24	\$ 62,710.48
2041	\$ 33,940.56	\$ 20,630.71	\$ 2,367.49	\$ 5,473.56	\$ 62,412.32
2042	\$ 35,609.76	\$ 19,230.66	\$ 2,197.79	\$ 5,583.03	\$ 62,621.25
2043	\$ 37,278.97	\$ 17,672.74	\$ 2,019.74	\$ 5,694.69	\$ 62,666.14
2044	\$ 38,948.18	\$ 16,041.78	\$ 1,833.35	\$ 5,808.59	\$ 62,631.90
2045	\$ 40,617.39	\$ 14,337.80	\$ 1,638.61	\$ 5,924.76	\$ 62,518.55
2046	\$ 42,286.60	\$ 12,560.79	\$ 1,435.52	\$ 6,043.25	\$ 62,326.16
2047	\$ 44,512.21	\$ 10,710.75	\$ 1,224.09	\$ 6,164.12	\$ 62,611.16
2048	\$ 46,737.82	\$ 8,763.34	\$ 1,001.52	\$ 6,287.40	\$ 62,790.08
2049	\$ 48,963.43	\$ 6,718.56	\$ 767.84	\$ 6,413.15	\$ 62,862.97
2050	\$ 51,189.04	\$ 4,576.41	\$ 523.02	\$ 6,541.41	\$ 62,829.88
2051	\$ 53,414.65	\$ 2,336.89	\$ 267.07	\$ 6,672.24	\$ 62,690.85
2052	\$ -	\$ -	\$ -	\$ -	\$ -
2053	\$ -	\$ -	\$ -	\$ -	\$ -
2054	\$ -	\$ -	\$ -	\$ -	\$ -
Total	\$ 828,483.44	\$ 540,744.71	\$ 62,909.66	\$ 133,910.37	\$ 1,566,048.18

[a] Interest is calculated at the actual rate of the Major Improvement Area PID Bonds.

[b] Additional Interest is calculated at the Additional Interest Rate.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

Annual Installment Schedule to Notice
of Obligation to Pay Improvement District Assessment

EXHIBIT U – MAJOR IMPROVEMENT AREA R902644 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 372.005), 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
MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

MAJOR IMPROVEMENT AREA – R902644 PRINCIPAL ASSESSMENT: \$76,801.51

As the purchaser of the real property described above, you are obligated to pay assessments to Manor, 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 ***Manor Heights 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 Manor. The exact amount of each annual installment will be approved each year by the Manor 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 Manor.

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 Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[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 _____

§

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 Travis 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 _____

§

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 Travis County.

ANNUAL INSTALLMENTS - MAJOR IMPROVEMENT AREA – R902644

Installment Due 1/31	Major Improvement Area Bonds				Total Annual Installment
	Principal	Interest [a]	Additional Interest [b]	Annual Collection Costs	
2027	\$ 1,805.27	\$ 3,233.76	\$ 384.01	\$ 480.95	\$ 5,903.99
2028	\$ 1,856.85	\$ 3,166.06	\$ 374.98	\$ 392.24	\$ 5,790.14
2029	\$ 1,908.43	\$ 3,096.43	\$ 365.70	\$ 400.09	\$ 5,770.65
2030	\$ 2,011.59	\$ 3,024.87	\$ 356.15	\$ 408.09	\$ 5,800.70
2031	\$ 2,063.17	\$ 2,949.43	\$ 346.10	\$ 416.25	\$ 5,774.95
2032	\$ 2,166.33	\$ 2,872.06	\$ 335.78	\$ 424.57	\$ 5,798.75
2033	\$ 2,269.49	\$ 2,782.70	\$ 324.95	\$ 433.07	\$ 5,810.20
2034	\$ 2,372.65	\$ 2,689.08	\$ 313.60	\$ 441.73	\$ 5,817.06
2035	\$ 2,475.80	\$ 2,591.21	\$ 301.74	\$ 450.56	\$ 5,819.32
2036	\$ 2,578.96	\$ 2,489.09	\$ 289.36	\$ 459.57	\$ 5,816.98
2037	\$ 2,682.12	\$ 2,382.70	\$ 276.46	\$ 468.77	\$ 5,810.05
2038	\$ 2,785.28	\$ 2,272.07	\$ 263.05	\$ 478.14	\$ 5,798.54
2039	\$ 2,888.44	\$ 2,157.17	\$ 249.13	\$ 487.70	\$ 5,782.44
2040	\$ 3,043.18	\$ 2,038.03	\$ 234.69	\$ 497.46	\$ 5,813.34
2041	\$ 3,146.33	\$ 1,912.49	\$ 219.47	\$ 507.41	\$ 5,785.70
2042	\$ 3,301.07	\$ 1,782.71	\$ 203.74	\$ 517.55	\$ 5,805.07
2043	\$ 3,455.81	\$ 1,638.29	\$ 187.23	\$ 527.91	\$ 5,809.23
2044	\$ 3,610.55	\$ 1,487.09	\$ 169.95	\$ 538.46	\$ 5,806.06
2045	\$ 3,765.29	\$ 1,329.13	\$ 151.90	\$ 549.23	\$ 5,795.55
2046	\$ 3,920.02	\$ 1,164.40	\$ 133.07	\$ 560.22	\$ 5,777.72
2047	\$ 4,126.34	\$ 992.90	\$ 113.47	\$ 571.42	\$ 5,804.14
2048	\$ 4,332.66	\$ 812.37	\$ 92.84	\$ 582.85	\$ 5,820.72
2049	\$ 4,538.97	\$ 622.82	\$ 71.18	\$ 594.51	\$ 5,827.48
2050	\$ 4,745.29	\$ 424.24	\$ 48.48	\$ 606.40	\$ 5,824.41
2051	\$ 4,951.61	\$ 216.63	\$ 24.76	\$ 618.53	\$ 5,811.52
2052	\$ -	\$ -	\$ -	\$ -	\$ -
2053	\$ -	\$ -	\$ -	\$ -	\$ -
2054	\$ -	\$ -	\$ -	\$ -	\$ -
Total	\$ 76,801.51	\$ 50,127.75	\$ 5,831.81	\$ 12,413.67	\$ 145,174.74

[a] Interest is calculated at the actual rate of the Major Improvement Area PID Bonds.

[b] Additional Interest is calculated at the Additional Interest Rate.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

EXHIBIT U – MAJOR IMPROVEMENT AREA – R958149 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 372.005), 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
MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

MAJOR IMPROVEMENT AREA – R958149 PRINCIPAL ASSESSMENT: \$26,619.74

As the purchaser of the real property described above, you are obligated to pay assessments to Manor, 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 ***Manor Heights 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 Manor. The exact amount of each annual installment will be approved each year by the Manor 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 Manor.

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 Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[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 _____

§

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 Travis 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 _____

§

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 Travis County.

ANNUAL INSTALLMENTS - MAJOR IMPROVEMENT AREA – R958149

Installment Due 1/31	Major Improvement Area Bonds				Total Annual Installment
	Principal	Interest [a]	Additional Interest [b]	Annual Collection Costs	
2027	\$ 625.72	\$ 1,120.84	\$ 133.10	\$ 166.70	\$ 2,046.35
2028	\$ 643.59	\$ 1,097.37	\$ 129.97	\$ 135.95	\$ 2,006.89
2029	\$ 661.47	\$ 1,073.24	\$ 126.75	\$ 138.67	\$ 2,000.13
2030	\$ 697.23	\$ 1,048.43	\$ 123.44	\$ 141.45	\$ 2,010.55
2031	\$ 715.10	\$ 1,022.29	\$ 119.96	\$ 144.27	\$ 2,001.62
2032	\$ 750.86	\$ 995.47	\$ 116.38	\$ 147.16	\$ 2,009.87
2033	\$ 786.61	\$ 964.50	\$ 112.63	\$ 150.10	\$ 2,013.84
2034	\$ 822.37	\$ 932.05	\$ 108.70	\$ 153.10	\$ 2,016.22
2035	\$ 858.12	\$ 898.13	\$ 104.58	\$ 156.17	\$ 2,017.00
2036	\$ 893.88	\$ 862.73	\$ 100.29	\$ 159.29	\$ 2,016.19
2037	\$ 929.63	\$ 825.86	\$ 95.82	\$ 162.48	\$ 2,013.79
2038	\$ 965.39	\$ 787.51	\$ 91.18	\$ 165.73	\$ 2,009.80
2039	\$ 1,001.15	\$ 747.69	\$ 86.35	\$ 169.04	\$ 2,004.22
2040	\$ 1,054.78	\$ 706.39	\$ 81.34	\$ 172.42	\$ 2,014.93
2041	\$ 1,090.53	\$ 662.88	\$ 76.07	\$ 175.87	\$ 2,005.35
2042	\$ 1,144.17	\$ 617.89	\$ 70.62	\$ 179.39	\$ 2,012.06
2043	\$ 1,197.80	\$ 567.84	\$ 64.90	\$ 182.97	\$ 2,013.51
2044	\$ 1,251.43	\$ 515.43	\$ 58.91	\$ 186.63	\$ 2,012.41
2045	\$ 1,305.06	\$ 460.68	\$ 52.65	\$ 190.37	\$ 2,008.76
2046	\$ 1,358.70	\$ 403.59	\$ 46.12	\$ 194.17	\$ 2,002.58
2047	\$ 1,430.21	\$ 344.14	\$ 39.33	\$ 198.06	\$ 2,011.74
2048	\$ 1,501.72	\$ 281.57	\$ 32.18	\$ 202.02	\$ 2,017.49
2049	\$ 1,573.23	\$ 215.87	\$ 24.67	\$ 206.06	\$ 2,019.83
2050	\$ 1,644.74	\$ 147.04	\$ 16.80	\$ 210.18	\$ 2,018.77
2051	\$ 1,716.25	\$ 75.09	\$ 8.58	\$ 214.38	\$ 2,014.30
2052	\$ -	\$ -	\$ -	\$ -	\$ -
2053	\$ -	\$ -	\$ -	\$ -	\$ -
2054	\$ -	\$ -	\$ -	\$ -	\$ -
Total	\$ 26,619.74	\$ 17,374.50	\$ 2,021.33	\$ 4,302.63	\$ 50,318.19

[a] Interest is calculated at the actual rate of the Major Improvement Area PID Bonds.

[b] Additional Interest is calculated at the Additional Interest Rate.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

Annual Installment Schedule to Notice
of Obligation to Pay Improvement District Assessment

EXHIBIT U – MAJOR IMPROVEMENT AREA – R993150 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 372.005), 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
MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

MAJOR IMPROVEMENT AREA – R993150 PRINCIPAL ASSESSMENT: \$34,792.06

As the purchaser of the real property described above, you are obligated to pay assessments to Manor, 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 ***Manor Heights 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 Manor. The exact amount of each annual installment will be approved each year by the Manor 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 Manor.

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 Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[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 _____

§

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 Travis 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 _____

§

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 Travis County.

ANNUAL INSTALLMENTS - MAJOR IMPROVEMENT AREA – R993150

Installment Due 1/31	Major Improvement Area Bonds				Total Annual Installment
	Principal	Interest [a]	Additional Interest [b]	Annual Collection Costs	
2027	\$ 817.81	\$ 1,464.94	\$ 173.96	\$ 217.88	\$ 2,674.58
2028	\$ 841.18	\$ 1,434.27	\$ 169.87	\$ 177.69	\$ 2,623.01
2029	\$ 864.54	\$ 1,402.72	\$ 165.67	\$ 181.24	\$ 2,614.18
2030	\$ 911.28	\$ 1,370.30	\$ 161.34	\$ 184.87	\$ 2,627.79
2031	\$ 934.64	\$ 1,336.13	\$ 156.79	\$ 188.57	\$ 2,616.12
2032	\$ 981.37	\$ 1,301.08	\$ 152.11	\$ 192.34	\$ 2,626.91
2033	\$ 1,028.11	\$ 1,260.60	\$ 147.21	\$ 196.18	\$ 2,632.10
2034	\$ 1,074.84	\$ 1,218.19	\$ 142.07	\$ 200.11	\$ 2,635.20
2035	\$ 1,121.57	\$ 1,173.85	\$ 136.69	\$ 204.11	\$ 2,636.23
2036	\$ 1,168.30	\$ 1,127.59	\$ 131.08	\$ 208.19	\$ 2,635.17
2037	\$ 1,215.04	\$ 1,079.40	\$ 125.24	\$ 212.36	\$ 2,632.03
2038	\$ 1,261.77	\$ 1,029.27	\$ 119.17	\$ 216.60	\$ 2,626.81
2039	\$ 1,308.50	\$ 977.23	\$ 112.86	\$ 220.94	\$ 2,619.52
2040	\$ 1,378.60	\$ 923.25	\$ 106.32	\$ 225.35	\$ 2,633.52
2041	\$ 1,425.33	\$ 866.38	\$ 99.42	\$ 229.86	\$ 2,621.00
2042	\$ 1,495.43	\$ 807.59	\$ 92.30	\$ 234.46	\$ 2,629.77
2043	\$ 1,565.53	\$ 742.16	\$ 84.82	\$ 239.15	\$ 2,631.66
2044	\$ 1,635.62	\$ 673.67	\$ 76.99	\$ 243.93	\$ 2,630.22
2045	\$ 1,705.72	\$ 602.11	\$ 68.81	\$ 248.81	\$ 2,625.46
2046	\$ 1,775.82	\$ 527.49	\$ 60.28	\$ 253.79	\$ 2,617.38
2047	\$ 1,869.28	\$ 449.80	\$ 51.41	\$ 258.86	\$ 2,629.35
2048	\$ 1,962.75	\$ 368.02	\$ 42.06	\$ 264.04	\$ 2,636.86
2049	\$ 2,056.21	\$ 282.15	\$ 32.25	\$ 269.32	\$ 2,639.92
2050	\$ 2,149.68	\$ 192.19	\$ 21.96	\$ 274.71	\$ 2,638.53
2051	\$ 2,243.14	\$ 98.14	\$ 11.22	\$ 280.20	\$ 2,632.69
2052	\$ -	\$ -	\$ -	\$ -	\$ -
2053	\$ -	\$ -	\$ -	\$ -	\$ -
2054	\$ -	\$ -	\$ -	\$ -	\$ -
Total	\$ 34,792.06	\$ 22,708.51	\$ 2,641.88	\$ 5,623.55	\$ 65,766.00

[a] Interest is calculated at the actual rate of the Major Improvement Area PID Bonds.

[b] Additional Interest is calculated at the Additional Interest Rate.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

EXHIBIT U – MAJOR IMPROVEMENT AREA & IMPROVEMENT AREA #3 – R958418
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 372.005), 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
MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

**MAJOR IMPROVEMENT AREA & IMPROVEMENT AREA #3 – R958418 PRINCIPAL
ASSESSMENT: \$1,302,951.51**

As the purchaser of the real property described above, you are obligated to pay assessments to Manor, 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 ***Manor Heights 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 Manor. The exact amount of each annual installment will be approved each year by the Manor 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 Manor.

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 Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[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 _____

§

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 Travis 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 _____

§

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 Travis County.

ANNUAL INSTALLMENTS - MAJOR IMPROVEMENT AREA & IMPROVEMENT AREA #3 – R958418

Installment Due 1/31	Major Improvement Area Bonds				Improvement Area #3 Bonds				Total Annual Installment
	Principal	Interest [a]	Additional Interest [c]	Annual Collection Costs	Principal	Interest [b]	Additional Interest [c]	Annual Collection Costs	
2027	\$ 11,047.86	\$ 19,789.87	\$ 2,350.04	\$ 2,943.30	\$ 15,229.35	\$ 44,352.96	\$ 4,164.72	\$ 4,569.47	\$ 104,447.56
2028	\$ 11,363.51	\$ 19,375.57	\$ 2,294.80	\$ 2,400.43	\$ 16,041.59	\$ 43,667.63	\$ 4,088.57	\$ 4,921.78	\$ 104,153.88
2029	\$ 11,679.16	\$ 18,949.44	\$ 2,237.98	\$ 2,448.44	\$ 16,853.82	\$ 42,945.76	\$ 4,008.37	\$ 5,020.22	\$ 104,143.18
2030	\$ 12,310.47	\$ 18,511.47	\$ 2,179.58	\$ 2,497.40	\$ 17,259.93	\$ 42,187.34	\$ 3,924.10	\$ 5,120.62	\$ 103,990.92
2031	\$ 12,626.12	\$ 18,049.83	\$ 2,118.03	\$ 2,547.35	\$ 18,275.22	\$ 41,410.64	\$ 3,837.80	\$ 5,223.03	\$ 104,088.03
2032	\$ 13,257.43	\$ 17,576.35	\$ 2,054.90	\$ 2,598.30	\$ 19,087.46	\$ 40,451.19	\$ 3,746.42	\$ 5,327.49	\$ 104,099.55
2033	\$ 13,888.73	\$ 17,029.48	\$ 1,988.61	\$ 2,650.27	\$ 19,899.69	\$ 39,449.10	\$ 3,650.98	\$ 5,434.04	\$ 103,990.91
2034	\$ 14,520.04	\$ 16,456.57	\$ 1,919.17	\$ 2,703.27	\$ 20,914.98	\$ 38,404.37	\$ 3,551.49	\$ 5,542.72	\$ 104,012.61
2035	\$ 15,151.35	\$ 15,857.62	\$ 1,846.57	\$ 2,757.34	\$ 21,930.27	\$ 37,306.33	\$ 3,446.91	\$ 5,653.58	\$ 103,949.96
2036	\$ 15,782.65	\$ 15,232.63	\$ 1,770.81	\$ 2,812.48	\$ 22,945.56	\$ 36,154.99	\$ 3,337.26	\$ 5,766.65	\$ 103,803.04
2037	\$ 16,413.96	\$ 14,581.59	\$ 1,691.90	\$ 2,868.73	\$ 24,163.91	\$ 34,950.35	\$ 3,222.53	\$ 5,881.98	\$ 103,774.96
2038	\$ 17,045.26	\$ 13,904.52	\$ 1,609.83	\$ 2,926.11	\$ 25,585.31	\$ 33,681.75	\$ 3,101.71	\$ 5,999.62	\$ 103,854.11
2039	\$ 17,676.57	\$ 13,201.40	\$ 1,524.60	\$ 2,984.63	\$ 27,006.72	\$ 32,338.52	\$ 2,973.79	\$ 6,119.61	\$ 103,825.84
2040	\$ 18,623.53	\$ 12,472.24	\$ 1,436.22	\$ 3,044.32	\$ 28,225.07	\$ 30,920.67	\$ 2,838.75	\$ 6,242.01	\$ 103,802.81
2041	\$ 19,254.84	\$ 11,704.02	\$ 1,343.10	\$ 3,105.21	\$ 29,849.53	\$ 29,438.85	\$ 2,697.63	\$ 6,366.85	\$ 103,760.02
2042	\$ 20,201.79	\$ 10,909.76	\$ 1,246.83	\$ 3,167.31	\$ 31,270.94	\$ 27,871.75	\$ 2,548.38	\$ 6,494.18	\$ 103,710.95
2043	\$ 21,148.75	\$ 10,025.93	\$ 1,145.82	\$ 3,230.66	\$ 32,895.40	\$ 26,230.02	\$ 2,392.02	\$ 6,624.07	\$ 103,692.68
2044	\$ 22,095.71	\$ 9,100.67	\$ 1,040.08	\$ 3,295.27	\$ 34,519.87	\$ 24,503.02	\$ 2,227.55	\$ 6,756.55	\$ 103,538.71
2045	\$ 23,042.67	\$ 8,133.98	\$ 929.60	\$ 3,361.18	\$ 36,550.45	\$ 22,604.42	\$ 2,054.95	\$ 6,891.68	\$ 103,568.93
2046	\$ 23,989.63	\$ 7,125.87	\$ 814.38	\$ 3,428.40	\$ 38,784.09	\$ 20,594.15	\$ 1,872.20	\$ 7,029.51	\$ 103,638.23
2047	\$ 25,252.24	\$ 6,076.32	\$ 694.44	\$ 3,496.97	\$ 40,611.61	\$ 18,461.02	\$ 1,678.27	\$ 7,170.10	\$ 103,440.98
2048	\$ 26,514.86	\$ 4,971.54	\$ 568.18	\$ 3,566.91	\$ 42,845.25	\$ 16,227.38	\$ 1,475.22	\$ 7,313.51	\$ 103,482.83
2049	\$ 27,777.47	\$ 3,811.51	\$ 435.60	\$ 3,638.25	\$ 45,078.89	\$ 13,870.90	\$ 1,260.99	\$ 7,459.78	\$ 103,333.38
2050	\$ 29,040.08	\$ 2,596.25	\$ 296.71	\$ 3,711.01	\$ 47,718.64	\$ 11,391.56	\$ 1,035.60	\$ 7,608.97	\$ 103,398.82
2051	\$ 30,302.69	\$ 1,325.74	\$ 151.51	\$ 3,785.23	\$ 50,358.40	\$ 8,767.03	\$ 797.00	\$ 7,761.15	\$ 103,248.76
2052	\$ -	\$ -	\$ -	\$ -	\$ 52,998.15	\$ 5,997.32	\$ 545.21	\$ 7,916.37	\$ 67,457.06
2053	\$ -	\$ -	\$ -	\$ -	\$ 56,044.02	\$ 3,082.42	\$ 280.22	\$ 8,074.70	\$ 67,481.37
Total	\$ 470,007.37	\$ 306,770.17	\$ 35,689.31	\$ 75,968.76	\$ 832,944.14	\$ 767,261.46	\$ 70,758.62	\$ 170,290.27	\$ 2,729,690.11

[a] Interest is calculated at the actual rate of the Major Improvement Area PID Bonds.

[b] Interest is calculated at the actual rate of the Improvement Area #3 PID Bonds.

[c] Additional Interest is calculated at the Additional Interest Rate.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

Annual Installment Schedule to Notice
of Obligation to Pay Improvement District Assessment

EXHIBIT U – IMPROVEMENT AREA #5 – INITIAL PARCEL 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 372.005), 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
MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

IMPROVEMENT AREA #5 – INITIAL PARCEL PRINCIPAL ASSESSMENT: \$1,945,919.01

As the purchaser of the real property described above, you are obligated to pay assessments to Manor, 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 ***Manor Heights 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 Manor. The exact amount of each annual installment will be approved each year by the Manor 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 Manor.

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 Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[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 _____

§

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 Travis 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 _____

§

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 Travis County.

ANNUAL INSTALLMENTS - IMPROVEMENT AREA #5 INITIAL PARCEL

	Major Improvement Area Bonds					Improvement Area #5 Reimbursement Obligation			
Installment Due 1/31	Principal	Interest ^[a]	Additional Interest ^[c]	Annual Collection Costs		Principal	Interest ^[b]	Annual Collection Costs	Total Annual Installment
2027	\$ 26,466	\$ 47,407	\$ 5,630	\$ 7,051		\$ 10,837	\$ 47,150	\$ 30,000	\$ 174,541
2028	\$ 27,222	\$ 46,415	\$ 5,497	\$ 5,750		\$ 11,460	\$ 46,527	\$ 30,600	\$ 173,471
2029	\$ 27,978	\$ 45,394	\$ 5,361	\$ 5,865		\$ 12,119	\$ 45,868	\$ 31,212	\$ 173,798
2030	\$ 29,490	\$ 44,345	\$ 5,221	\$ 5,983		\$ 12,816	\$ 45,171	\$ 31,836	\$ 174,862
2031	\$ 30,246	\$ 43,239	\$ 5,074	\$ 6,102		\$ 13,553	\$ 44,434	\$ 32,473	\$ 175,122
2032	\$ 31,759	\$ 42,105	\$ 4,923	\$ 6,224		\$ 14,333	\$ 43,655	\$ 33,122	\$ 176,120
2033	\$ 33,271	\$ 40,795	\$ 4,764	\$ 6,349		\$ 15,157	\$ 42,831	\$ 33,785	\$ 176,950
2034	\$ 34,783	\$ 39,422	\$ 4,597	\$ 6,476		\$ 16,028	\$ 41,959	\$ 34,461	\$ 177,727
2035	\$ 36,296	\$ 37,987	\$ 4,424	\$ 6,605		\$ 16,950	\$ 41,038	\$ 35,150	\$ 178,449
2036	\$ 37,808	\$ 36,490	\$ 4,242	\$ 6,737		\$ 17,924	\$ 40,063	\$ 35,853	\$ 179,118
2037	\$ 39,320	\$ 34,931	\$ 4,053	\$ 6,872		\$ 18,955	\$ 39,032	\$ 36,570	\$ 179,733
2038	\$ 40,833	\$ 33,309	\$ 3,856	\$ 7,010		\$ 20,045	\$ 37,942	\$ 37,301	\$ 180,296
2039	\$ 42,345	\$ 31,624	\$ 3,652	\$ 7,150		\$ 21,198	\$ 36,790	\$ 38,047	\$ 180,806
2040	\$ 44,613	\$ 29,878	\$ 3,441	\$ 7,293		\$ 22,416	\$ 35,571	\$ 38,808	\$ 182,020
2041	\$ 46,126	\$ 28,037	\$ 3,217	\$ 7,439		\$ 23,705	\$ 34,282	\$ 39,584	\$ 182,391
2042	\$ 48,394	\$ 26,135	\$ 2,987	\$ 7,587		\$ 25,068	\$ 32,919	\$ 40,376	\$ 183,466
2043	\$ 50,663	\$ 24,017	\$ 2,745	\$ 7,739		\$ 26,510	\$ 31,477	\$ 41,184	\$ 184,335
2044	\$ 52,931	\$ 21,801	\$ 2,492	\$ 7,894		\$ 28,034	\$ 29,953	\$ 42,007	\$ 185,112
2045	\$ 55,200	\$ 19,485	\$ 2,227	\$ 8,052		\$ 29,646	\$ 28,341	\$ 42,847	\$ 185,798
2046	\$ 57,468	\$ 17,070	\$ 1,951	\$ 8,213		\$ 31,351	\$ 26,636	\$ 43,704	\$ 186,394
2047	\$ 60,493	\$ 14,556	\$ 1,664	\$ 8,377		\$ 33,153	\$ 24,834	\$ 44,578	\$ 187,655
2048	\$ 63,517	\$ 11,909	\$ 1,361	\$ 8,545		\$ 35,060	\$ 22,928	\$ 45,470	\$ 188,790
2049	\$ 66,542	\$ 9,131	\$ 1,043	\$ 8,716		\$ 37,076	\$ 20,912	\$ 46,379	\$ 189,798
2050	\$ 69,567	\$ 6,219	\$ 711	\$ 8,890		\$ 39,208	\$ 18,780	\$ 47,307	\$ 190,681
2051	\$ 72,591	\$ 3,176	\$ 363	\$ 9,068		\$ 41,462	\$ 16,525	\$ 48,253	\$ 191,438
2052	\$ -	\$ -	\$ -	\$ -		\$ 43,846	\$ 14,141	\$ 49,218	\$ 107,205
2053	\$ -	\$ -	\$ -	\$ -		\$ 46,367	\$ 11,620	\$ 50,203	\$ 108,190
2054	\$ -	\$ -	\$ -	\$ -		\$ 49,033	\$ 8,954	\$ 51,207	\$ 109,194
2055	\$ -	\$ -	\$ -	\$ -		\$ 51,853	\$ 6,135	\$ 52,231	\$ 110,218
2056	\$ -	\$ -	\$ -	\$ -		\$ 54,834	\$ 3,153	\$ 53,275	\$ 111,263
Total	\$ 1,125,919	\$ 734,879	\$ 85,495	\$ 181,986		\$ 820,000	\$ 919,619	\$ 1,217,042	\$ 5,084,940

[a] Interest is calculated at the actual rate of the Major Improvement Area PID Bonds.

[b] Interest is calculated at the actual rate of the Improvement Area #5 Reimbursement Obligation.

[c] Additional Interest is calculated at the Additional Interest Rate.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

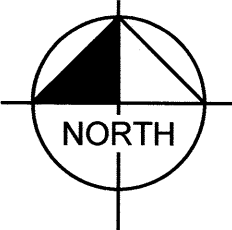
Annual Installment Schedule to Notice of Obligation to Pay Improvement District Assessment

APPENDIX A – FINAL PLATS WITHIN THE DISTRICT

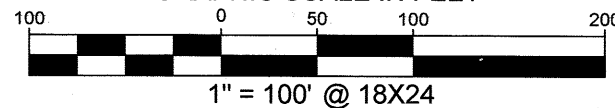
237.00

6-21-22

202200161



GRAPHIC SCALE IN FEET



LEGEND

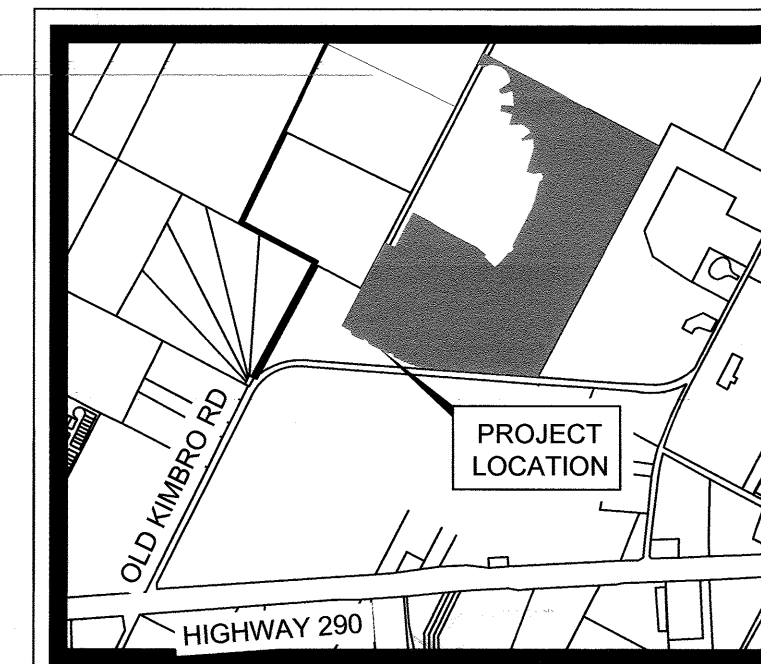
- IRF IRON ROD FOUND
- IRFC IRON ROD FOUND W/ CAP
- IRSC IRON ROD W/ CAP SET
- IPF 1/2" IRON ROD W/ "KHA" CAP SET
- P.O.B. POINT OF BEGINNING
- R.O.W. RIGHT OF WAY
- S.D.E. SIGHT DISTANCE EASEMENT
- OPRTC OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY TEXAS
- SIDEWALK
- APPROXIMATE "ZONE A" PER FEMA FIRM 48453C0505H EFFECTIVE 9/26/2008
- FULLY DEVELOPED 100-YEAR FLOODPLAIN
- 1/2" IRON ROD SET IN CONCRETE W/ CAP "KHA"
- A BLOCK IDENTIFIERS

LEAKE WILLIAM R.
& ERICA S.
DOC. NO. 2017052898
OPRTC

LOT 1
J.F. NAGLE ESTATES
DOC. NO. 199900207
PRTC

MANOR HEIGHTS
PHASE 2
SECTION 1B
DOC NO. 202100237
OPRTC

2-MEDIUM
DENSITY LOT
11.845 ACRES



VICINITY MAP

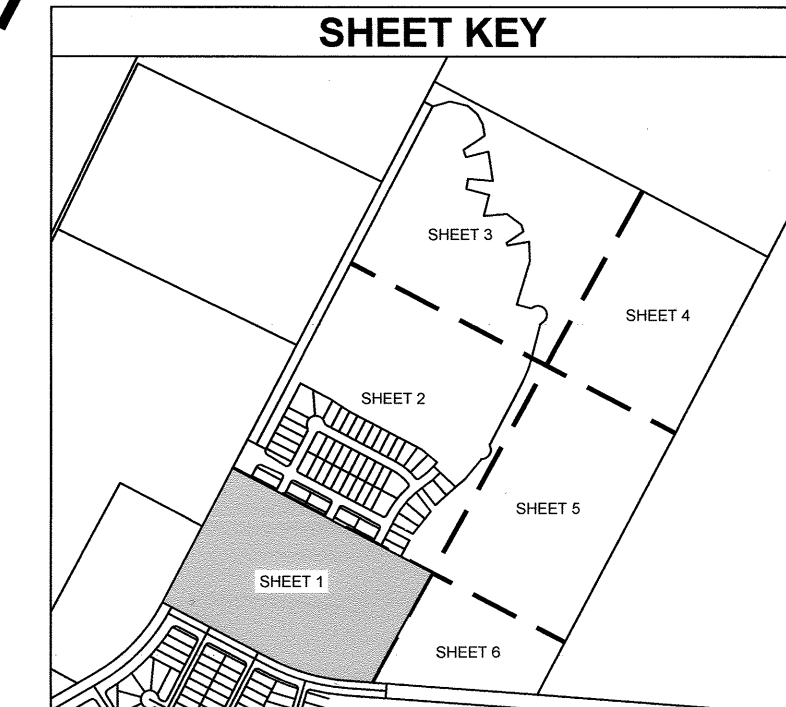
SCALE: 1" = 2,000'

100-1
PER
NO. 19-06-2
19-06-2131R-48102.

MATCHLINE
(SEE SHEET 2)

MATCHLINE
(SEE SHEET 6)

SHEET KEY



MANOR HEIGHTS PHASE 3, SECTION 1 106.055 ACRES

CONTAINING A PORTION OF THAT CERTAIN 157.9603
ACRE TRACT DESCRIBED IN DOCUMENT NO. 2019171725,
AND IN CORRECTION DEED IN DOCUMENT NO.
2019176021, OFFICIAL PUBLIC RECORDS OF TRAVIS
COUNTY, AND A PORTION OF THAT CERTAIN 3.469 ACRE
TRACT DESCRIBED IN DOCUMENT NO. 2019171724,
OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, A.C.
CALDWELL SURVEY NO. 52, ABSTRACT NO. 154, AND
LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456,
CITY OF MANOR, TRAVIS COUNTY, TEXAS

Kimley»Horn

601 NW Loop 410, Suite 350 San Antonio, Texas 78216 FIRM # 10193973 Tel. No. (210) 541-9166 www.kimley-horn.com

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 100'	DJG	JGM	02/04/2022	069255703	1 OF 8

SURVEYOR:
KIMLEY-HORN AND ASSOCIATES, INC.
601 NW LOOP 410, SUITE 350
SAN ANTONIO, TEXAS 78216
PH: (210) 541-9166 FAX: (210) 541-9699
CONTACT: JOHN G. MOSIER, R.P.L.S.
TBPLS FIRM REGISTRATION NO. 10193973

CIVIL ENGINEER:
KIMLEY-HORN AND ASSOCIATES, INC.
10814 JOLLYVILLE ROAD, AVALLON IV, SUITE 200
AUSTIN, TEXAS 78759
TBPE FIRM REGISTRATION NO. F-928
PH: (512) 418-1771 FAX: (512) 418-1791
CONTACT: ALEJANDRO E. GRANADOS RICO, P.E.

OWNER/DEVELOPER:
FORESTAR (USA) REAL ESTATE GROUP, INC.,
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750
CONTACT: JEFF SCOTT

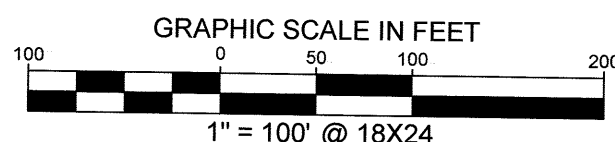
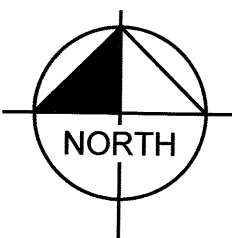
GENERAL INFORMATION:

TOTAL ACREAGE.....	106.055 ACRES
TOTAL LINEAR FEET OF ROW.....	6,203'
LINEAR FEET OF 50' ROW.....	5,225'
LINEAR FEET OF 114' ROW.....	977'
ACREAGE OF ROW.....	8.361 ACRES
NUMBER OF SINGLE FAMILY LOTS.....	140
ACREAGE OF SINGLE FAMILY LOTS.....	22.960 ACRES
NUMBER OF NON-RESIDENTIAL LOTS.....	9
ACREAGE OF NON-RESIDENTIAL LOTS.....	74.734 ACRES
TOTAL NUMBER OF LOTS.....	149

SEE PAGE 6 OF 8 FOR LINE AND CURVE TABLE
SEE PAGE 8 OF 8 FOR LOT SUMMARY TABLE

DWG NAME: K:\SNA_SURVEY\MANOR HEIGHTS DEVELOPMENT\069255703-MANOR HTS PHASE 3\DWG\PLATS\MANOR HEIGHTS 3 - DWG PLOTTED BY: GONZALEZ, DAVID 5/23/2022 10:25 AM LAST SAVED: 5/23/2022 10:27 AM

202200161



LEGEND	
IRF	IRON ROD FOUND
IRFC	IRON ROD FOUND W/ CAP
IRSC	IRON ROD W/ CAP SET
O	1/2" IRON ROD W/ "KHA" CAP SET
IPF	IRON PIPE FOUND
P.O.B.	POINT OF BEGINNING
R.O.W.	RIGHT OF WAY
S.D.E.	SIGHT DISTANCE EASEMENT
OPRTC	OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY TEXAS
---	SIDEWALK
---	APPROXIMATE "ZONE A" PER FEMA FIRM 48453C0505H EFFECTIVE 9/26/2008
---	FULLY DEVELOPED 100-YEAR FLOODPLAIN
[Symbol]	1/2" IRON ROD SET IN CONCRETE W/ CAP "KHA"
[Symbol]	BLOCK IDENTIFIERS

FORESTAR (USA) REAL ESTATE GROUP, INC.
DOC. NO. 2019176020
OPRTC
LOT 2
J.F. NAGLE ESTATES
DOC. NO. 199900207
PRTC

(CALLED 3.469 ACRES)
FORESTAR (USA) REAL ESTATE GROUP, INC.
DOC. NO. 2019171725
OPRTC

MATCHLINE
(SEE SHEET 3)

(UNPLATTED)
157.9603 ACRES
FORESTAR (USA) REAL ESTATE GROUP, INC.
DOC. NO. 2019171725
CORRECTED IN DOC. NO. 2019176021
OPRTC
(REMAINDER)

LEAKE WILLIAM R. & ERICA S.
DOC. NO. 2017052898
OPRTC

LOT 1
J.F. NAGLE ESTATES
DOC. NO. 199900207
PRTC

1/2" IRSC (KHA)
IN CONCRETE

MATCHLINE
(SEE SHEET 1)

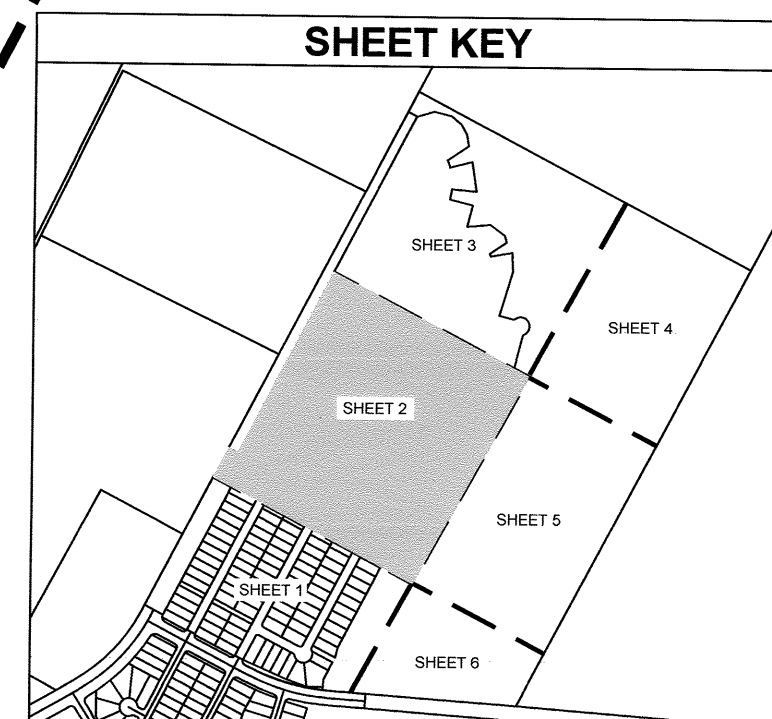
SURVEYOR:
KIMLEY-HORN AND ASSOCIATES, INC.
601 NW LOOP 410, SUITE 350
SAN ANTONIO, TEXAS 78216
PH: (210) 541-9166 FAX: (210) 541-8699
CONTACT: JOHN G. MOSIER, R.P.L.S.
TBPLS FIRM REGISTRATION NO. 10193973

CIVIL ENGINEER:
KIMLEY-HORN AND ASSOCIATES, INC.
10814 JOLLYVILLE ROAD, AVALLON IV, SUITE 200
AUSTIN, TEXAS 78759
TBPE FIRM REGISTRATION NO. F-928
PH: (512) 418-1771 FAX: (512) 418-1791
CONTACT: ALEJANDRO E. GRANADOS RICO, P.E.

OWNER/DEVELOPER:
FORESTAR (USA) REAL ESTATE GROUP, INC.,
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750
CONTACT: JEFF SCOTT

GENERAL INFORMATION:	
TOTAL ACREAGE	106.055 ACRES
TOTAL LINEAR FEET OF ROW	6,203'
LINEAR FEET OF 50' ROW	5,226'
LINEAR FEET OF 114' ROW	977'
ACREAGE OF ROW	8.361 ACRES
NUMBER OF SINGLE FAMILY LOTS	140
ACREAGE OF SINGLE FAMILY LOTS	22.960 ACRES
NUMBER OF NON-RESIDENTIAL LOTS	9
ACREAGE OF NON-RESIDENTIAL LOTS	74.734 ACRES
TOTAL NUMBER OF LOTS	149

SEE PAGE 6 OF 8 FOR LINE AND CURVE TABLE
SEE PAGE 8 OF 8 FOR LOT SUMMARY TABLE



MANOR HEIGHTS PHASE 3, SECTION 1 106.055 ACRES

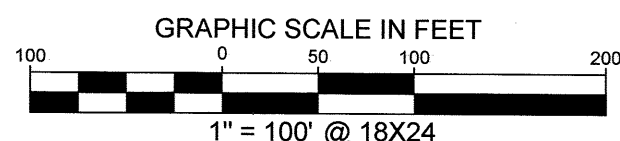
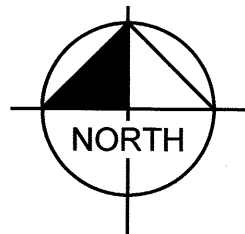
CONTAINING A PORTION OF THAT CERTAIN 157.9603 ACRE TRACT DESCRIBED IN DOCUMENT NO. 2019171725, AND IN CORRECTION DEED IN DOCUMENT NO. 2019176021, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, AND A PORTION OF THAT CERTAIN 3.469 ACRE TRACT DESCRIBED IN DOCUMENT NO. 2019171724, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, A.C. CALDWELL SURVEY NO. 52, ABSTRACT NO. 154, AND LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, CITY OF MANOR, TRAVIS COUNTY, TEXAS

Kimley»Horn

601 NW Loop 410, Suite 350
San Antonio, Texas 78216 FIRM # 10193973 Tel. No. (210) 541-9166
www.kimley-horn.com

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 100'	DJG	JGM	02/04/2022	069255703	2 OF 8

2022 00161



LEGEND	
IRF	IRON ROD FOUND
IRFC	IRON ROD FOUND W/ CAP
IRSC	IRON ROD W/CAP SET
O	1/2" IRON ROD W/"KHA" CAP SET
IPF	IRON PIPE FOUND
P.O.B.	POINT OF BEGINNING
R.O.W.	RIGHT OF WAY
S.D.E.	SIGHT DISTANCE EASEMENT
OPRTC	OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY TEXAS
---	SIDEWALK
- - - - -	APPROXIMATE "ZONE A" PER FEMA FIRM 48453C0505H EFFECTIVE 9/26/2008
- - - - -	FULLY DEVELOPED 100-YEAR FLOODPLAIN
[Symbol]	1/2" IRON ROD SET IN CONCRETE W/CAP "KHA"
(A)	BLOCK IDENTIFIERS

LEAKE WILLIAM R.
& ERICA S.
DOC. NO. 2001013062
OPRTC
LOT 3
J.F. NAGLE ESTATES
DOC. NO. 199900207
PRTC

(UNPLATTED)
(CALLED 3.469 ACRES)
FORESTAR (USA) REAL
ESTATE GROUP, INC.
DOC. NO. 2019171724
OPRTC

(UNPLATTED)
(CALLED 114.836 ACRES)
TIFFANY BRICK CO. L.P.
DOC. NO. 2003150661 OPRTC

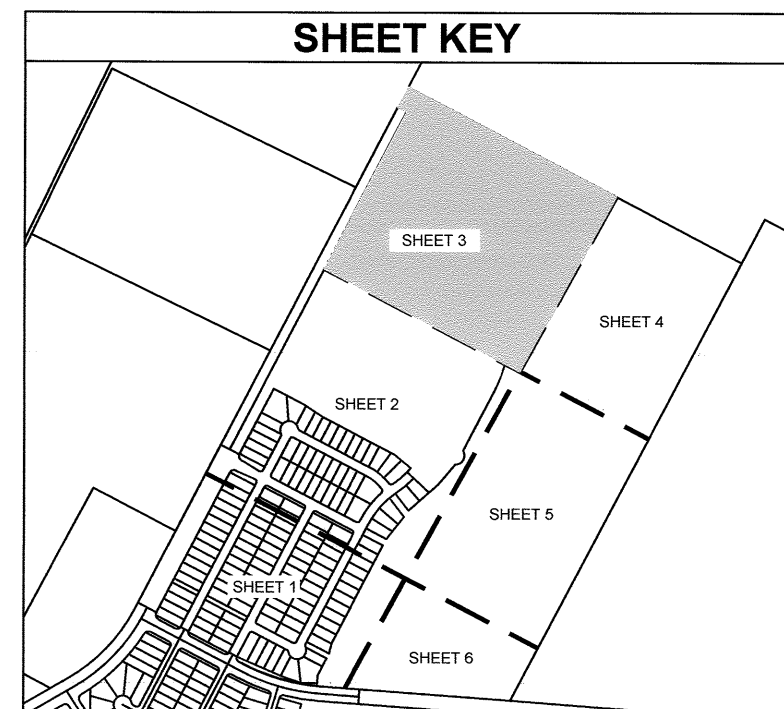
APPROXIMATE
LOCATION OF
30' PIPELINE
EASEMENT
VOL. 848, PG. 54
DOC #2010005284
OPRTC

ZONE 'A' PER FEMA
FIRM NO. 48453C0505H
DATED: 9/26/2008

FULLY DEVELOPED
100-YEAR FLOODPLAIN
PER CLOMR
NO. 19-06 213R &
19-06-2131R-481027.

FORESTAR (USA) REAL
ESTATE GROUP, INC.
DOC. NO. 2019176020
OPRTC
LOT 2
J.F. NAGLE ESTATES
DOC. NO. 199900207
PRTC

(UNPLATTED)
157.9603 ACRES
FORESTAR (USA) REAL
ESTATE GROUP, INC.
DOC. NO. 2019171725
CORRECTED IN DOC. NO.
2019176021
OPRTC
(REMAINDER)



MANOR HEIGHTS PHASE 3, SECTION 1

106.055 ACRES

CONTAINING A PORTION OF THAT CERTAIN 157.9603
ACRE TRACT DESCRIBED IN DOCUMENT NO. 2019171725,
AND IN CORRECTION DEED IN DOCUMENT NO.
2019176021, OFFICIAL PUBLIC RECORDS OF TRAVIS
COUNTY, AND A PORTION OF THAT CERTAIN 3.469 ACRE
TRACT DESCRIBED IN DOCUMENT NO. 2019171724,
OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, A.C.
CALDWELL SURVEY NO. 52, ABSTRACT NO. 154, AND
LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456,
CITY OF MANOR, TRAVIS COUNTY, TEXAS

Kimley»Horn

601 NW Loop 410, Suite 350
San Antonio, Texas 78216
FIRM # 10193973
Tel. No. (210) 541-9166
www.kimley-horn.com

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 100'	DJG	JGM	02/04/2022	069255703	3 OF 8

SURVEYOR:
KIMLEY-HORN AND ASSOCIATES, INC.
601 NW LOOP 410, SUITE 350
SAN ANTONIO, TEXAS 78216
PH: (210) 541-9166 FAX: (210) 541-8699
CONTACT: JOHN G. MOSIER, R.P.L.S.
TBPLS FIRM REGISTRATION NO. 10193973

CIVIL ENGINEER:
KIMLEY-HORN AND ASSOCIATES, INC.
10814 JOLLYVILLE ROAD, AVALLON IV, SUITE 200
AUSTIN, TEXAS 78759
TBPE FIRM REGISTRATION NO. F-928
PH: (512) 418-1771 FAX: (512) 418-1791
CONTACT: ALEJANDRO E. GRANADOS RICO, P.E.

OWNER/DEVELOPER:
FORESTAR (USA) REAL ESTATE GROUP, INC.,
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750
CONTACT: JEFF SCOTT

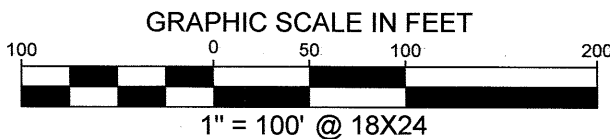
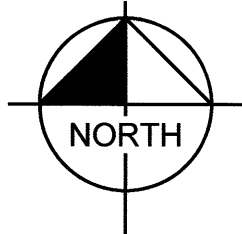
GENERAL INFORMATION:	
TOTAL ACREAGE.....	106.055 ACRES
TOTAL LINEAR FEET OF ROW.....	6,203'
LINEAR FEET OF 50' ROW.....	5,226'
LINEAR FEET OF 114' ROW.....	977'
ACREAGE OF ROW.....	8.361 ACRES
NUMBER OF SINGLE FAMILY LOTS.....	140
ACREAGE OF SINGLE FAMILY LOTS.....	22.960 ACRES
NUMBER OF NON-RESIDENTIAL LOTS.....	9
ACREAGE OF NON-RESIDENTIAL LOTS.....	74.734 ACRES
TOTAL NUMBER OF LOTS.....	149

SEE PAGE 6 OF 8 FOR LINE AND CURVE TABLE
SEE PAGE 8 OF 8 FOR LOT SUMMARY TABLE

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DWG NAME: K:\SNA_SURVEY\MANOR HEIGHTS DEVELOPMENT\069255703-MANOR HTS PHASE 3\DWG\PLATSMANOR HEIGHTS 3-1.DWG PLOTTED BY: GONZALEZ, DAVID 5/23/2022 10:28 AM LAST SAVED: 5/23/2022 10:27 AM

202200161



LEGEND

IRF	IRON ROD FOUND
IRFC	IRON ROD FOUND W/ CAP
IRSC	IRON ROD W/CAP SET
○	1/2" IRON ROD W/"KHA" CAP SET
IPF	IRON PIPE FOUND
P.O.B.	POINT OF BEGINNING
R.O.W.	RIGHT OF WAY
S.D.E.	SIGHT DISTANCE EASEMENT
OPRTC	OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY TEXAS
----	SIDEWALK
----	APPROXIMATE "ZONE A" PER FEMA FIRM 48453C0505H EFFECTIVE 9/26/2008
----	FULLY DEVELOPED 100-YEAR FLOODPLAIN
□	1/2" IRON ROD SET IN CONCRETE W/CAP "KHA"
A	BLOCK IDENTIFIERS

MATCHLINE
(SEE SHEET 3)

25' WASTEWATER
EASEMENT

25' WASTEWATER
EASEMENT

(UNPLATTED)
(CALLED 114.836 ACRES)
TIFFANY BRICK CO. L.P.
DOC. NO. 2003150661 OPRTC

IRSC

X= 3195566.99
Y= 10108161.80

D 8

FLOOD
ZONE "A"

(UNPLATTED)
(CALLED 75 ACRES)
PICKERILL LAURIE &
DARYL SWENSON
DOC. NO. 2018193347
OPRTC

25' WASTEWATER
EASEMENT

MATCHLINE
(SEE SHEET 5)

SURVEYOR:
KIMLEY-HORN AND ASSOCIATES, INC.
601 NW LOOP 410, SUITE 350
SAN ANTONIO, TEXAS 78216
PH: (210) 541-9166 FAX: (210) 541-8699
CONTACT: JOHN G. MOSIER, R.P.L.S.
TBPLS FIRM REGISTRATION NO. 10193973

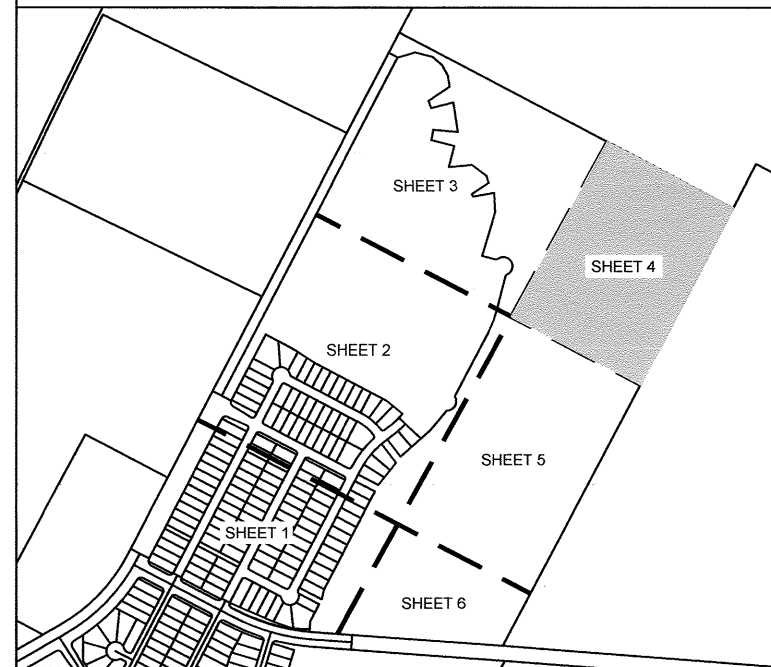
CIVIL ENGINEER:
KIMLEY-HORN AND ASSOCIATES, INC.
10814 JOLLYVILLE ROAD, AVALLON IV, SUITE 200
AUSTIN, TEXAS 78759
TBPE FIRM REGISTRATION NO. F-928
PH: (512) 418-1771 FAX: (512) 418-1791
CONTACT: ALEJANDRO E. GRANADOS RICO, P.E.

OWNER/DEVELOPER:
FORESTAR (USA) REAL ESTATE GROUP, INC.,
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750
CONTACT: JEFF SCOTT

GENERAL INFORMATION:	
TOTAL ACREAGE.....	106.055 ACRES
TOTAL LINEAR FEET OF ROW.....	6,203'
LINEAR FEET OF 50' ROW.....	5,226'
LINEAR FEET OF 114' ROW.....	977'
ACREAGE OF ROW.....	8.361 ACRES
NUMBER OF SINGLE FAMILY LOTS.....	140
ACREAGE OF SINGLE FAMILY LOTS.....	22.960 ACRES
NUMBER OF NON-RESIDENTIAL LOTS.....	9
ACREAGE OF NON-RESIDENTIAL LOTS.....	74.734 ACRES
TOTAL NUMBER OF LOTS.....	149

SEE PAGE 6 OF 8 FOR LINE AND CURVE TABLE
SEE PAGE 8 OF 8 FOR LOT SUMMARY TABLE

SHEET KEY



MANOR HEIGHTS PHASE 3, SECTION 1

106.055 ACRES

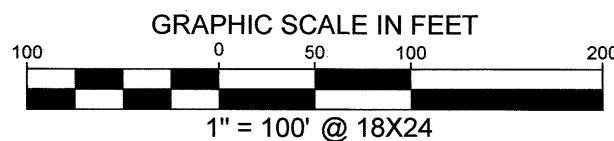
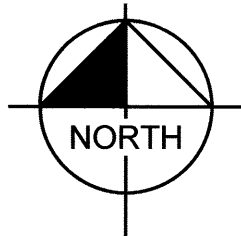
CONTAINING A PORTION OF THAT CERTAIN 157.9603
ACRE TRACT DESCRIBED IN DOCUMENT NO. 2019171725,
AND IN CORRECTION DEED IN DOCUMENT NO.
2019176021, OFFICIAL PUBLIC RECORDS OF TRAVIS
COUNTY, AND A PORTION OF THAT CERTAIN 3.469 ACRE
TRACT DESCRIBED IN DOCUMENT NO. 2019171724,
OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, A.C.
CALDWELL SURVEY NO. 52, ABSTRACT NO. 154, AND
LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456,
CITY OF MANOR, TRAVIS COUNTY, TEXAS

Kimley»Horn

601 NW Loop 410, Suite 350
San Antonio, Texas 78216
FIRM # 10193973
Tel. No. (210) 541-9166
www.kimley-horn.com

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 100'	DJG	JGM	02/04/2022	069255703	4 OF 8

202200161



LEGEND

IRF	IRON ROD FOUND
IRFC	IRON ROD FOUND W/ CAP
IRSC	IRON ROD WCAP SET
O	1/2" IRON ROD W/"KHA" CAP SET
IPF	IRON PIPE FOUND
P.O.B.	POINT OF BEGINNING
R.O.W.	RIGHT OF WAY
S.D.E.	SIGHT DISTANCE EASEMENT
OPRTC	OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY TEXAS
---	SIDEWALK
---	APPROXIMATE "ZONE A" PER FEMA FIRM 48453C0505H EFFECTIVE 9/28/2008
---	FULLY DEVELOPED 100-YEAR FLOODPLAIN
[Symbol]	1/2" IRON ROD SET IN CONCRETE WCAP "KHA"
[Symbol]	BLOCK IDENTIFIERS

FLOOD
ZONE "A"

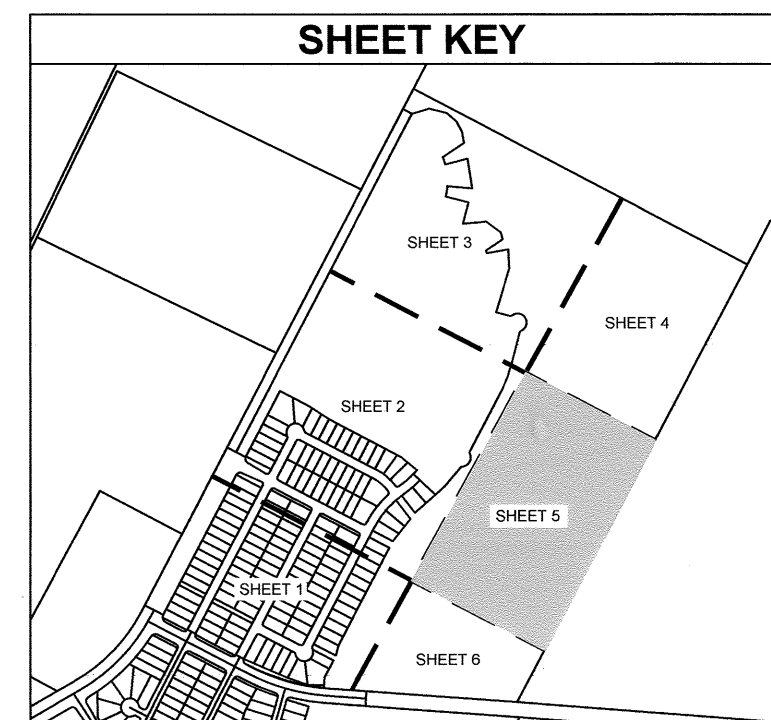
MATCHLINE
(SEE SHEET 2)

MATCHLINE
(SEE SHEET 4)

(UNPLATTED)
(CALLED 75 ACRES)
PICKERILL LAURIE &
DARYL SWENSON
DOC. NO. 2018193347
OPRTC

25' WASTEWATER
EASEMENT

MATCHLINE
(SEE SHEET 6)



MANOR HEIGHTS PHASE 3, SECTION 1 106.055 ACRES

CONTAINING A PORTION OF THAT CERTAIN 157.9603
ACRE TRACT DESCRIBED IN DOCUMENT NO. 2019171725,
AND IN CORRECTION DEED IN DOCUMENT NO.
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Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 100'	DJG	JGM	02/04/2022	069255703	5 OF 8

SURVEYOR:
KIMLEY-HORN AND ASSOCIATES, INC.
601 NW LOOP 410, SUITE 350
SAN ANTONIO, TEXAS 78216
PH: (210) 541-9166 FAX: (210) 541-8699
CONTACT: JOHN G. MOSIER, R.P.L.S.
TBPLS FIRM REGISTRATION NO. 10193973

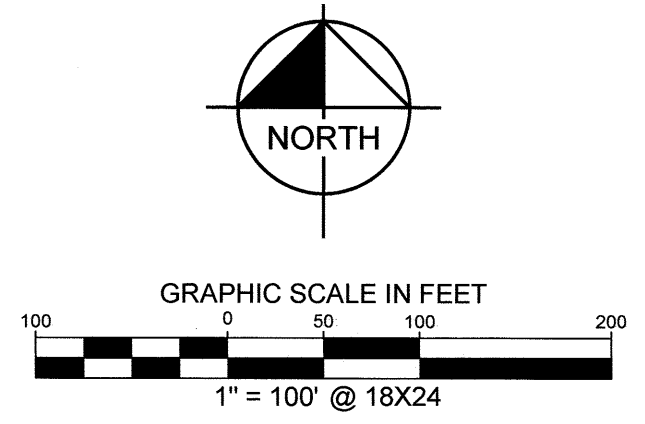
CIVIL ENGINEER:
KIMLEY-HORN AND ASSOCIATES, INC.
10814 JOLLYVILLE ROAD, AVALON IV, SUITE 200
AUSTIN, TEXAS 78759
TBPE FIRM REGISTRATION NO. F-928
PH: (512) 418-1771 FAX: (512) 418-1791
CONTACT: ALEJANDRO E. GRANADOS RICO, P.E.

OWNER/DEVELOPER:
FORESTAR (USA) REAL ESTATE GROUP, INC.,
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750
CONTACT: JEFF SCOTT

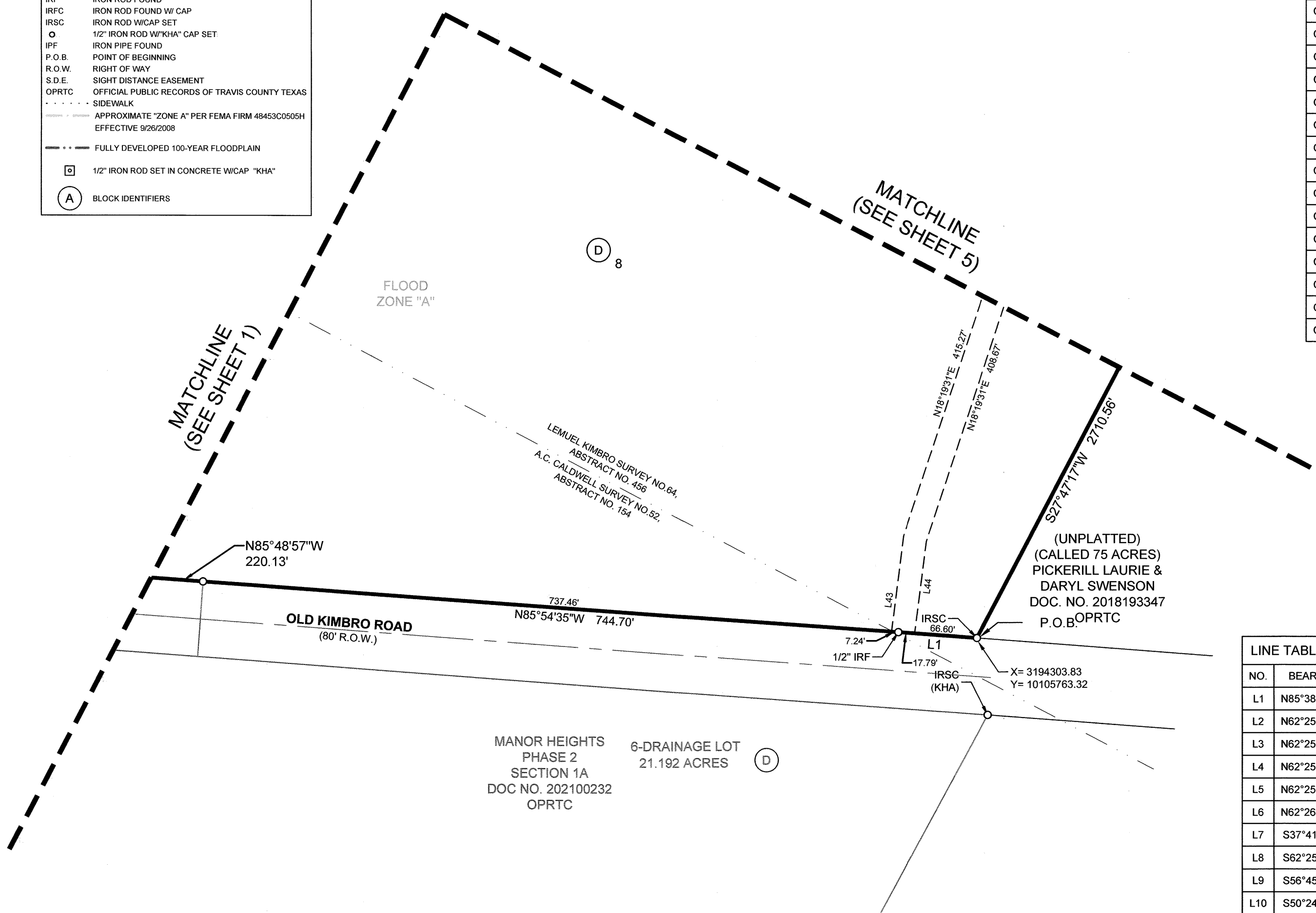
GENERAL INFORMATION:	
TOTAL ACREAGE.....	106.055 ACRES
TOTAL LINEAR FEET OF ROW.....	6,203'
LINEAR FEET OF 50' ROW.....	5,226'
LINEAR FEET OF 114' ROW.....	977'
ACREAGE OF ROW.....	8.361 ACRES
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SEE PAGE 6 OF 8 FOR LINE AND CURVE TABLE
SEE PAGE 8 OF 8 FOR LOT SUMMARY TABLE

202200161



LEGEND	
IRF	IRON ROD FOUND
IRFC	IRON ROD FOUND W/ CAP
IRSC	IRON ROD W/CAP SET
O	1/2" IRON ROD W/"KHA" CAP SET
IPF	IRON PIPE FOUND
P.O.B.	POINT OF BEGINNING
R.O.W.	RIGHT OF WAY
S.D.E.	SIGHT DISTANCE EASEMENT
OPRTC	OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY TEXAS
- - - - -	SIDEWALK
- - - - -	APPROXIMATE "ZONE A" PER FEMA FIRM 48453C0505H EFFECTIVE 9/26/2008
- - - - -	FULLY DEVELOPED 100-YEAR FLOODPLAIN
[Symbol]	1/2" IRON ROD SET IN CONCRETE W/CAP "KHA"
(A)	BLOCK IDENTIFIERS



SURVEYOR:
KIMLEY-HORN AND ASSOCIATES, INC.
601 NW LOOP 410, SUITE 350
SAN ANTONIO, TEXAS 78216
PH: (210) 541-9166 FAX: (210) 541-8699
CONTACT: JOHN G. MOSIER, R.P.L.S.
TBPLS FIRM REGISTRATION NO. 10193973

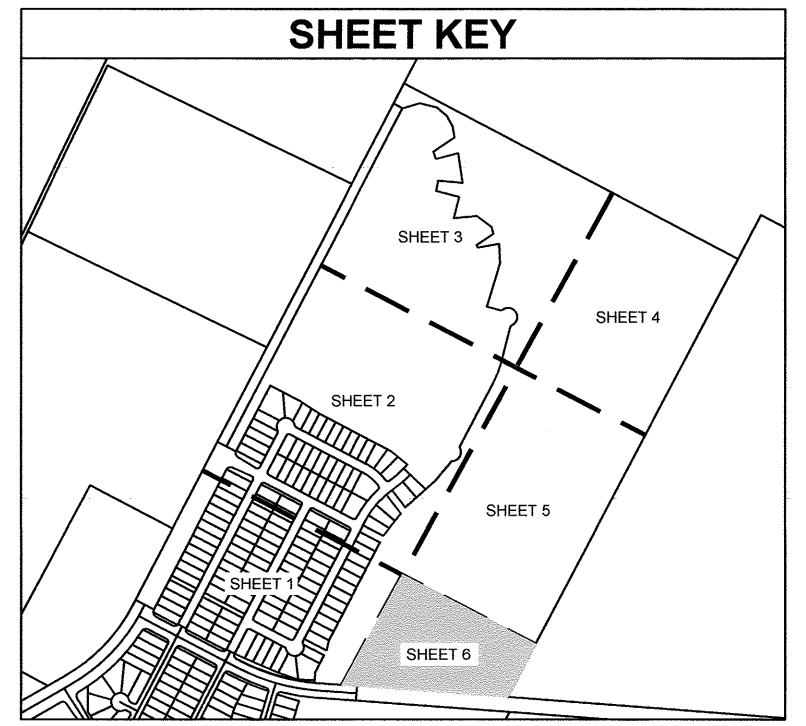
CIVIL ENGINEER:
KIMLEY-HORN AND ASSOCIATES, INC.
10814 JOLLYVILLE ROAD, AVALON IV, SUITE 200
AUSTIN, TEXAS 78759
TBPE FIRM REGISTRATION NO. F-928
PH: (512) 418-1771 FAX: (512) 418-1791
CONTACT: ALEJANDRO E. GRANADOS RICO, P.E.

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ACREAGE OF NON-RESIDENTIAL LOTS.....	74.734 ACRES
TOTAL NUMBER OF LOTS.....	149

CURVE TABLE						CURVE TABLE					
NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD	NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD
C1	23°23'02"	1060.00'	432.61'	N74°07'26"W	429.62'	C27	86°30'08"	15.00'	22.65'	S81°02'54"E	20.56'
C2	90°00'00"	20.00'	31.42'	N17°25'55"W	28.28'	C28	90°00'00"	15.00'	23.56'	S17°25'55"E	21.21'
C3	90°00'00"	20.00'	31.42'	S72°34'05"W	28.28'	C29	90°00'00"	15.00'	23.56'	S72°34'05"W	21.21'
C4	90°00'00"	20.00'	31.42'	N17°25'55"W	28.28'	C30	85°53'11"	15.00'	22.48'	N05°07'08"E	20.44'
C5	90°00'00"	20.00'	31.42'	S72°34'05"W	28.28'	C31	90°00'00"	15.00'	23.56'	N72°34'05"E	21.21'
C6	89°58'58"	30.00'	47.11'	N17°26'26"W	42.42'	C32	90°00'00"	15.00'	23.56'	N17°25'55"W	21.21'
C7	3°32'59"	475.00'	29.43'	S41°22'30"W	29.42'	C33	90°00'00"	15.00'	23.56'	N72°34'05"E	21.21'
C8	116°34'23"	50.00'	101.73'	N33°50'04"E	85.07'	C34	52°01'12"	15.00'	13.62'	S01°33'29"W	13.16'
C9	52°01'12"	15.00'	13.62'	N01°33'29"E	13.16'	C35	194°02'25"	50.00'	169.33'	N72°34'05"E	99.25'
C10	13°09'09"	625.00'	143.47'	N20°59'31"E	143.16'	C36	52°01'12"	15.00'	13.62'	N36°25'19"W	13.16'
C11	52°01'12"	15.00'	13.62'	N40°25'32"E	13.16'	C37	90°00'00"	15.00'	23.56'	S17°25'55"E	21.21'
C12	194°02'25"	50.00'	169.33'	N30°35'04"W	99.25'	C38	90°00'00"	15.00'	23.56'	S72°34'05"W	21.21'
C13	52°01'12"	15.00'	13.62'	S78°24'20"W	13.16'	C39	90°00'00"	15.00'	23.56'	S72°34'05"W	21.21'
C14	16°04'35"	50.00'	14.03'	N23°12'46"W	13.98'	C40	90°00'00"	15.00'	23.56'	N17°25'55"W	21.21'
C15	9°22'14"	325.00'	53.15'	N09°43'49"E	53.09'	C41	90°00'00"	15.00'	23.56'	S72°34'05"W	21.21'
C16	7°23'47"	325.00'	41.95'	N19°48'38"W	41.93'	C42	90°00'00"	15.00'	23.56'	N17°25'55"W	21.21'
C17	24°44'32"	300.00'	129.55'	S50°03'39"E	128.55'	C43	8°45'38"	300.00'	45.87'	N66°48'44"W	45.83'
C18	28°35'44"	500.00'	249.54'	N41°51'57"E	246.96'	C44	8°45'38"	300.00'	45.87'	S66°48'44"E	45.83'
C19	13°00'51"	500.00'	113.57'	N49°39'23"E	113.33'	C45	84°22'04"	25.50'	37.55'	S75°22'49"W	34.25'
C20	90°24'09"	25.00'	39.45'	S17°37'57"E	35.48'	C46	24°36'28"	275.00'	118.11'	S50°07'41"E	117.20'
C21	8°45'38"	300.00'	45.87'	N58°03'06"W	45.83'	C47	24°38'05"	325.00'	139.74'	S50°06'52"E	138.66'
C22	8°45'38"	300.00'	45.87'	S58°03'06"E	45.83'	C48	13°00'49"	525.00'	119.24'	N49°39'24"E	118.99'
C23	90°00'00"	15.00'	23.56'	N72°34'05"E	21.21'	C49	12°33'03"	475.00'	104.05'	N49°25'31"E	103.84'
C24	48°30'09"	15.00'	12.70'	N03°19'01"E	12.32'	C50	28°35'44"	475.00'	237.07'	S41°51'57"W	234.61'
C25	194°02'25"	50.00'	169.33'	S72°34'05"W	99.25'	C51	20°29'39"	525.00'	187.79'	S37°48'54"W	186.79'
C26	52°01'12"	15.00'	13.62'	S36°25'19"E	13.16'						

LINE TABLE			LINE TABLE		
NO.	BEARING	LENGTH	NO.	BEARING	LENGTH
L1	N85°38'46"W	84.38'	L25	N56°03'48"E	140.41'
L2	N62°25'55"W	35.45'	L26	N10°01'41"W	62.95'
L3	N62°25'55"W	50.00'	L27	N28°39'06"W	63.56'
L4	N62°25'55"W	50.00'	L28	N49°35'26"W	70.81'
L5	N62°25'55"W	104.53'	L29	N75°55'00"W	97.58'
L6	N62°26'57"W	114.00'	L30	S73°30'03"W	97.58'
L7	S37°41'23"E	37.91'	L31	N62°26'32"W	56.90'
L8	S62°25'55"E	114.00'	L32	N27°33'28"E	124.35'
L9	S56°45'49"E	126.56'	L33	S62°25'55"E	12.99'
L10	S50°24'00"E	110.66'	L34	S62°25'55"E	10.45'
L11	N48°32'15"E	67.42'	L35	N13°54'04"E	56.60'
L12	N75°35'04"W	76.95'	L36	N62°25'55"W	10.45'
L13	N02°46'19"W	105.59'	L37	N62°26'09"W	12.67'
L14	S79°59'57"W	123.83'	L38	S27°34'05"W	50.00'
L15	N56°08'09"E	115.62'	L39	S27°34'05"W	54.74'
L16	N16°08'29"W	38.98'	L40	N04°05'25"E	59.13'
L17	N53°32'59"W	99.32'	L41	S70°46'22"E	116.20'
L18	S84°44'51"W	127.43'	L42	S88°54'18"E	90.02'
L19	N14°24'56"E	120.00'	L43	N07°10'59"E	102.39'
L20	N75°35'04"W	130.00'	L44	N07°10'59"E	98.68'
L21	N14°24'56"E	3.70'	L45	S66°33'01"E	260.67'
L22	S84°57'18"E	136.15'	L46	S62°25'55"E	140.68'
L23	N08°48'51"W	163.90'	L47	S27°34'05"W	79.54'
L24	S75°39'03"W	125.95'	L48	S04°05'25"W	54.08'



MANOR HEIGHTS PHASE 3, SECTION 1
106.055 ACRES
CONTAINING A PORTION OF THAT CERTAIN 157.9603
ACRE TRACT DESCRIBED IN DOCUMENT NO. 2019171725,
AND IN CORRECTION DEED IN DOCUMENT NO.
2019176021, OFFICIAL PUBLIC RECORDS OF TRAVIS
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CALDWELL SURVEY NO. 52, ABSTRACT NO. 154, AND
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Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 100'	DJG	JGM	02/04/2022	069255703	6 OF 8

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SEE PAGE 6 OF 8 FOR LINE AND CURVE TABLE
SEE PAGE 8 OF 8 FOR LOT SUMMARY TABLE

DWG NAME: K:\SNA_SURVEY\MANOR HEIGHTS DEVELOPMENT\069255703-MANOR HTS PHASE 3\DWG\PLATS\MANOR HEIGHTS 3-1.DWG PLOTTED BY: GONZALEZ, DAVID 5/23/2022 10:25 AM LAST SAVED: 5/23/2022 10:27 AM

2022 00161

THE STATE OF TEXAS §
§ KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF TRAVIS §

WHEREAS, FORESTAR (USA) REAL ESTATE GROUP INC., A DELAWARE CORPORATION, THE OWNER OF 106.055 ACRE TRACT LOCATED IN THE A.C. CALDWELL SURVEY NUMBER 52, ABSTRACT NUMBER 154, AND THE LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, CITY OF MANOR, TRAVIS COUNTY, TEXAS, CONTAINING A PORTION OF THAT CERTAIN 157.9603 ACRE TRACT DESCRIBED IN DOCUMENT NO. 2019171725, CORRECTED IN DOCUMENT NO. 2019176021, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, AND A PORTION OF THAT CERTAIN 3.469 ACRE TRACT DESCRIBED IN DOCUMENT NO. 2019171724, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, AND DO HEREBY SUBDIVIDE SAID, HAVING BEEN APPROVED FOR SUBDIVISION, PURSUANT TO THE PUBLIC NOTIFICATION AND HEARING PROVISION OF CHAPTER 212 AND 232 OF THE LOCAL GOVERNMENT CODE.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS: THAT THE UNDERSIGNED OWNER OF THE LAND SHOWN ON THIS PLAT, AND DESIGNATED HEREIN AS "MANOR HEIGHTS PHASE 3, SECTION 1" OF THE CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND WHOSE NAME IS SUBSCRIBED HERETO, HEREBY SUBDIVIDES SAID 106.055 ACRES OF LAND OF SAID IN ACCORDANCE WITH THE ATTACHED MAP OR PLAT TO BE KNOW AS "MANOR HEIGHTS PHASE 3, SECTION 1" AND DO HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS AND PUBLIC EASEMENTS THEREON SHOWN FOR THE PURPOSED AND CONSIDERATION THEREIN EXPRESSED: SUBJECT TO ANY EASEMENT OR RESTRICTIONS HERETOFORE GRANTED AND NOT RELEASED.

WITNESS MY HAND THIS DAY MAY 25 2022

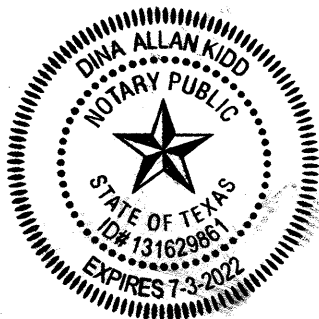
BY: Jeff Scott
FORESTAR (USA) REAL ESTATE GROUP INC.,
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750
JEFF SCOTT

THE STATE OF TEXAS §
COUNTY OF WILLIAMSON

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED JEFF SCOTT KNOWN TO ME TO BE THE PERSON OR AGENT WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY HEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 25TH DAY OF MAY, 2022

Dina Allan Kidd
NOTARY PUBLIC
NOTARY REGISTRATION NUMBER 131629861
MY COMMISSION EXPIRES: 7-3-22
COUNTY OF WILLIAMSON
THE STATE OF TEXAS



STATE OF TEXAS §
COUNTY OF TRAVIS §

I, ALEJANDRO E. GRANADOS RICO, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF ENGINEERING, AND HEREBY CERTIFY THAT THIS PLAT IS FEASIBLE FROM AN ENGINEERING STAND POINT AND COMPLIES WITH THE ENGINEERING RELATED PORTION OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

THIS SITE IS LOCATED IN THE COTTONWOOD CREEK WATERSHED.

A PORTION OF THIS SITE LIES WITHIN THE BOUNDARIES OF THE 100 YEAR FLOODPLAIN AS SHOWN ON THE FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 48453C0505H, EFFECTIVE DATE SEPTEMBER 26, 2008, TRAVIS COUNTY, TEXAS AND INCORPORATED AREAS.

Alejandro E. Granados Rico
ALEJANDRO E. GRANADOS RICO, P.E.
REGISTERED PROFESSIONAL ENGINEER No. 130084
KIMLEY-HORN AND ASSOCIATES, INC.
10814 JOLLYVILLE ROAD
AVALLON IV, SUITE 200
AUSTIN, TEXAS 78759



STATE OF TEXAS §
COUNTY OF BEXAR §

I, JOHN G. MOSIER, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING, AND HEREBY CERTIFY THAT THIS PLAT COMPLIES WITH THE SURVEYING RELATED PORTIONS OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE IS TRUE AND CORRECT, AND WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

John G. Mosier 5-23-2022
JOHN G. MOSIER
REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 6330- STATE OF TEXAS
601 NW LOOP 410, SUITE 350
SAN ANTONIO, TEXAS 78216
Ph. 210-321-3402
greg.mosier@kimley-horn.com

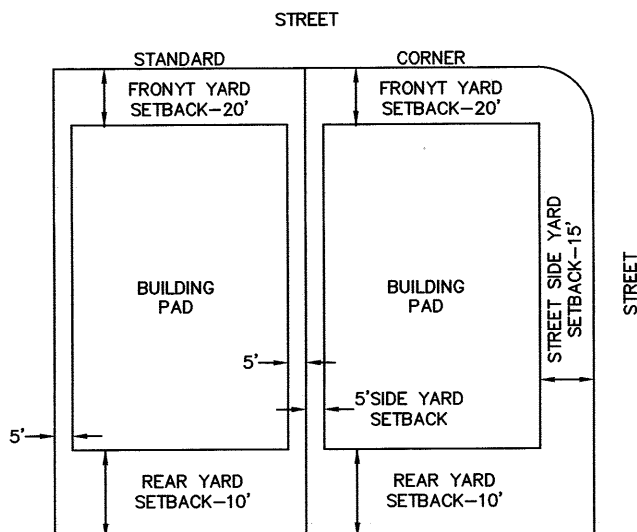


SURVEYOR'S NOTES

- THE BEARINGS, DISTANCES, AREAS AND COORDINATES SHOWN HEREON ARE TEXAS STATE COORDINATE SYSTEM GRID, CENTRAL ZONE (FIPS 4203) (NAD'83), AS DETERMINED BY THE GLOBAL POSITIONING SYSTEM (GPS).
- ALL DISTANCES SHOWN HEREON ARE ON THE SURFACE. THE COMBINED SURFACE TO GRID SCALE FACTOR FOR THE PROJECT IS 0.99992097045. THE UNIT OF LINEAR MEASUREMENT IS U.S. SURVEY FEET.
- ALL PROPERTY CORNERS OF THE LOTS IN THIS SUBDIVISION WILL BE MONUMENTED PRIOR TO LOTS SALES AND AFTER ROAD CONSTRUCTION WITH A 1/2-INCH IRON ROD WITH RED PLASTIC CAP STAMPED "KHA", UNLESS OTHERWISE NOTED.

GENERAL NOTES:

- PROPERTY OWNERS OF THE LOTS ON WHICH THE PUBLIC UTILITY EASEMENT OR THE UNDERGROUND STORM WATER DRAINAGE FACILITIES EASEMENT ARE LOCATED AS SHOWN ON THIS PLAT SHALL PROVIDE ACCESS TO THE CITY OF MANOR IN ORDER FOR THE CITY OF MANOR TO INSPECT AND MAINTAIN THE UNDERGROUND FACILITIES LOCATED WITHIN ANY OF SUCH EASEMENTS.
- A 10' PUBLIC UTILITY EASEMENT IS HEREBY DEDICATED ALONG AND ADJACENT TO ALL STREET RIGHTS OF WAY.
- PUBLIC SIDEWALKS BUILT TO CITY OF MANOR STANDARDS, ARE REQUIRED ALONG ALL STREETS WITHIN THIS SUBDIVISION, THESE SIDEWALKS SHALL BE IN PLACE PRIOR TO THE ADJOINING LOT BEING OCCUPIED, FAILURE TO CONSTRUCT THE REQUIRED SIDEWALKS MAY RESULT IN THE WITHHOLDING OF CERTIFICATES OF OCCUPANCY, BUILDING PERMITS, OR UTILITY CONNECTIONS BY THE GOVERNING BODY OR UTILITY COMPANY.
- DRIVEWAY AND DRAINAGE CONSTRUCTION STANDARDS SHALL BE IN ACCORDANCE WITH THE REQUIREMENT OF THE CITY OF MANOR STANDARDS UNLESS OTHERWISE SPECIFIED AND APPROVE BY THE CITY OF MANOR.
- NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTION IS MADE TO THE CITY OF MANOR WATER AND WASTEWATER SYSTEM.
- NO BUILDINGS SHALL BE CONSTRUCTED OR MAINTAINED WITHIN THE PUBLIC UTILITIES EASEMENTS OR THE UNDERGROUND STORM WATER FACILITIES EASEMENT WITHOUT THE PRIOR WRITTEN APPROVAL OF THE CITY OF MANOR. THE CITY OF MANOR IS NOT RESPONSIBLE FOR THE DAMAGE TO OR REPLACING ANY PORTIONS OF ANY FENCING, LANDSCAPING OR OTHER IMPROVEMENTS CONSTRUCTED WITHIN ANY OF SUCH EASEMENTS WHICH WERE NOT APPROVED BY THE CITY OF MANOR BEFORE THEIR CONSTRUCTION DUE TO THE NECESSARY AND CUSTOMARY WORK BY THE CITY OF MANOR IN REPAIRING, MAINTAINING, OR REPLACING THE UNDERGROUND PIPES AND RELATED FACILITIES WITHIN SUCH EASEMENTS.
- ALL STREETS, DRAINAGE IMPROVEMENTS, SIDEWALKS, WATER AND WASTEWATER LINES, AND EROSION CONTROLS SHALL BE CONSTRUCTED AND INSTALLED TO CITY OF MANOR STANDARDS.
- EROSION CONTROLS ARE REQUIRED FOR ALL CONSTRUCTION ON INDIVIDUAL LOTS, INCLUDING DETACHED SINGLE FAMILY IN ACCORDANCE WITH SECTION 1.4.0 OF THE CITY OF AUSTIN ENVIRONMENTAL CRITERIA MANUAL (FEBRUARY 20, 2020).
- ALL STREETS IN THE SUBDIVISION SHALL BE CONSTRUCTED TO CITY OF MANOR URBAN STREET STANDARDS. ALL STREETS WILL BE CONSTRUCTED WITH CURB AND GUTTER.
- PRIOR TO CONSTRUCTION, EXCEPT DETACHED SINGLE FAMILY ON ANY LOT IN THIS SUBDIVISION, A SITE DEVELOPMENT PERMIT MUST BE OBTAINED FROM THE CITY OF MANOR.
- THE SUBDIVISION OWNER/DEVELOPER AS IDENTIFIED ON THIS PLAT IS RESPONSIBLE FOR POSTING FISCAL SURETY FOR THE CONSTRUCTION OF ALL SIDEWALKS AS SHOWN OR LISTED ON THE MANOR HEIGHTS PHASE 3 SECTION 1 FINAL PLAT, WHETHER INSTALLED BY THE OWNER/DEVELOPER OR INDIVIDUAL HOMEBUILDERS. IT IS THE RESPONSIBILITY OF THE OWNER/DEVELOPER TO ENSURE ALL SIDEWALKS ARE ADA COMPLIANT UNLESS A WAIVER HAS BEEN GRANTED BY THE TEXAS DEPARTMENT OF LICENSING AND REGULATION.
- THE BUILDING SETBACK LINES SHALL COMPLY WITH THE APPROVED MANOR HEIGHTS PUD (ORDINANCE NO. 534) AND ARE AS FOLLOWS:
(SEE TYPICAL SETBACK DETAIL)
FRONT YARD - 20'
REAR YARD - 10'
SIDE YARD - 5'
STREET SIDE YARD - 15'
- THE HOME OWNERS ASSOCIATION, AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA") SHALL BE RESPONSIBLE FOR MAINTENANCE OF ALL NON-RESIDENTIAL LOTS THAT ARE DEDICATED TO THE HOA.
- PER THE APPROVED MANOR HEIGHTS PUD, MINIMUM SINGLE-FAMILY RESIDENTIAL LOT SHALL BE 6250 Sq.Ft. WITHIN PUD-SF-1 AND 3300 Sq.Ft. WITHIN PUD-MEDIUM DENSITY. THE MINIMUM HOME SIZES WILL COMPLY WITH THOSE SET FORTH IN THE MANOR HEIGHTS PUD OF 1500 Sq.Ft.
- LOT 8, BLOCK D, DRAINAGE LOT IS DEDICATED TO THE CITY OF MANOR, TEXAS. THE HOMEOWNER ASSOCIATION, AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA") SHALL BE RESPONSIBLE FOR MAINTENANCE OF LOT 8, BLOCK D, DRAINAGE LOT, IN ACCORDANCE WITH THAT CERTAIN DEVELOPMENT AGREEMENT (MANOR HEIGHTS) DATED EFFECTIVE NOVEMBER 7, 2018 AS AMENDED (THE "DEVELOPMENT AGREEMENT") AND SHALL ENTER INTO A LICENSE AGREEMENT WITH THE CITY IN SUBSTANTIALLY THE FORM PROVIDED IN THE DEVELOPMENT AGREEMENT. THE CITY SHALL BE RESPONSIBLE FOR MAINTENANCE OF LOT 8, BLOCK D, DRAINAGE LOT, UPON TERMINATION OF THE LICENSE AGREEMENT OR THE TERMINATION OF THE MAINTENANCE PERIOD PROVIDED IN THE DEVELOPMENT AGREEMENT, WHICHEVER IS LONGER.
- LOT 1, BLOCK A, LANDSCAPE LOT, LOT 15, BLOCK A, DRAINAGE LOT, LOT 20, BLOCK A, LANDSCAPE LOT, LOT 1, BLOCK B, LANDSCAPE LOT, LOT 15, BLOCK B, DRAINAGE LOT, LOT 20, BLOCK B, LANDSCAPE LOT, LOT 1, BLOCK C, LANDSCAPE LOT, AND LOT 1, BLOCK F, LANDSCAPE LOT ARE TO BE DEDICATED TO THE HOMEOWNER ASSOCIATION. THE HOMEOWNER ASSOCIATION, AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA") SHALL BE RESPONSIBLE FOR MOWING AND MAINTAINING LANDSCAPING IN THE DRAINAGE LOTS.
- ACCESS TO NON-RESIDENTIAL LOTS SHALL BE PROVIDED TO THE CITY WHERE MAINTENANCE IS REQUIRED TO BE PERFORMED BY THE CITY IN ACCORDANCE WITH THAT CERTAIN DEVELOPMENT AGREEMENT (MANOR HEIGHTS) DATED EFFECTIVE NOVEMBER 7, 2018, AS AMENDED.



TYPICAL SETBACK DETAIL
NOT TO SCALE

CITY OF MANOR ACKNOWLEDGMENTS

THIS SUBDIVISION IS LOCATED WITHIN THE CITY OF MANOR CORPORATE CITY LIMITS AS OF THIS DATE. 14TH DAY OF JUNE 2022

ACCEPTED AND AUTHORIZED FOR RECORD BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF MANOR, TEXAS, ON THIS THE DATE. 11TH DAY OF MAY 2022

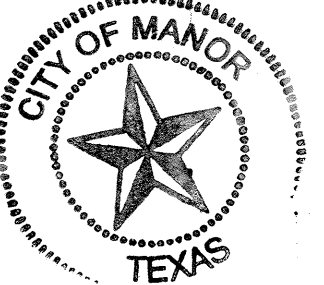
APPROVED: Julie Leonard
JULIE LEONARD, CHAIRPERSON

ATTEST: Lluvia T. Almaraz
LLOVIA T. ALMARAZ, CITY SECRETARY

ACCEPTED AND AUTHORIZED FOR RECORD BY THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS, ON THIS THE DATE. 11TH DAY OF MAY 2022

APPROVED: Dr. Christopher Harvey
DR. CHRISTOPHER HARVEY, MAYOR

ATTEST: Lluvia T. Almaraz
LLOVIA T. ALMARAZ, CITY SECRETARY



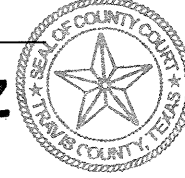
COUNTY OF TRAVIS:
STATE OF TEXAS:
KNOW ALL ME BY THESE PRESENTS:

I, REBECCA GUERRERO, CLERK OF TRAVIS COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING AND ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THE DATE 21ST DAY OF JUNE 2022 AT 12:14 O'CLOCK PM, DULY RECORDED ON THE DAY OF 21ST DAY OF JUNE 2022 AT 12:14 O'CLOCK PM IN THE PLAT RECORDS OF SAID COUNTY AND STATE IN DOCUMENT NUMBER 202200161, OFFICIAL RECORDS OF TRAVIS COUNTY, TEXAS.

WITNESS MY HAND AND SEAL OF OFFICE OF THE COUNTY CLERK, THIS 21ST DAY OF JUNE 2022

REBECCA GUERRERO, COUNTY CLERK, TRAVIS COUNTY, TEXAS

BY: T. Perez
DEPUTY
T. PEREZ



MANOR HEIGHTS PHASE 3, SECTION 1 106.055 ACRES

CONTAINING A PORTION OF THAT CERTAIN 157.9603 ACRE TRACT DESCRIBED IN DOCUMENT NO. 2019171725, AND IN CORRECTION DEED IN DOCUMENT NO. 2019176021, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, AND A PORTION OF THAT CERTAIN 3.469 ACRE TRACT DESCRIBED IN DOCUMENT NO. 2019171724, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, A.C. CALDWELL SURVEY NO. 52, ABSTRACT NO. 154, AND LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, CITY OF MANOR, TRAVIS COUNTY, TEXAS

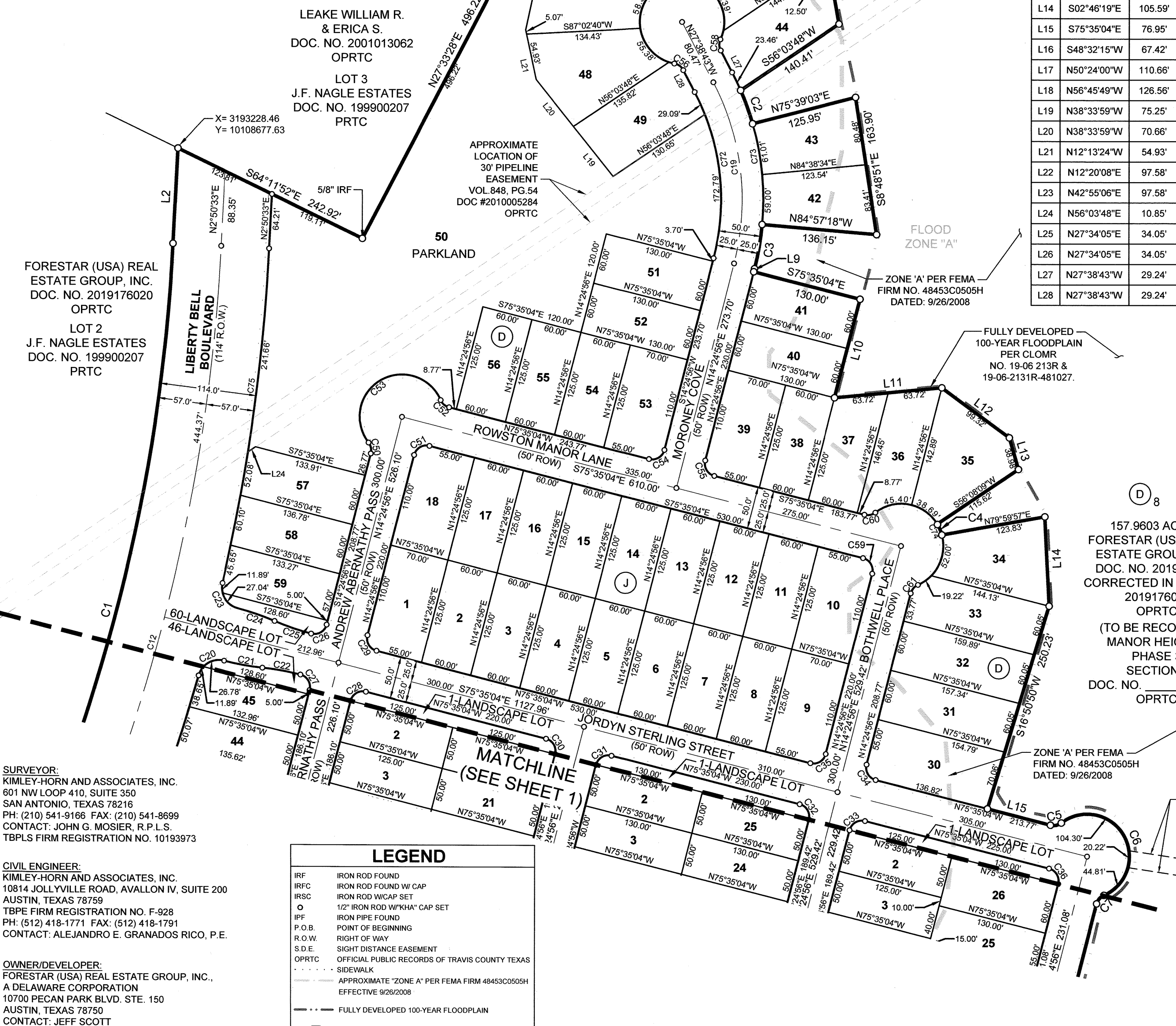
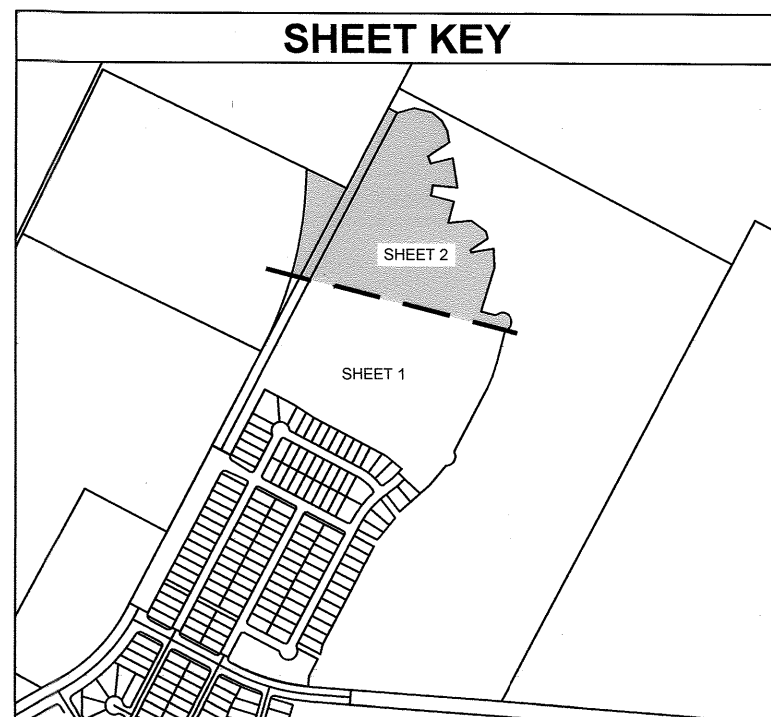
Kimley»Horn

601 NW Loop 410, Suite 350
San Antonio, Texas 78216
FIRM # 10193973
Tel. No. (210) 541-9166
www.kimley-horn.com

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
N/A	DJG	JGM	02/04/2022	069255703	7 OF 8

202200160

2022 00160



SURVEYOR:
KIMLEY-HORN AND ASSOCIATES, INC.
601 NW LOOP 410, SUITE 350
SAN ANTONIO, TEXAS 78216
PH: (210) 541-9166 FAX: (210) 541-8699
CONTACT: JOHN G. MOSIER, R.P.L.S.
TBPLS FIRM REGISTRATION NO. 10193973

CIVIL ENGINEER:
KIMLEY-HORN AND ASSOCIATES, INC.
10814 JOLLYVILLE ROAD, AVALON IV, SUITE 200
AUSTIN, TEXAS 78759
TBPE FIRM REGISTRATION NO. F-928
PH: (512) 418-1771 FAX: (512) 418-1791
CONTACT: ALEJANDRO E. GRANADOS RICO, P.E.

OWNER/DEVELOPER:
FORESTAR (USA) REAL ESTATE GROUP, INC.,
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750
CONTACT: JEFF SCOTT

LEGEND	
IRF	IRON ROD FOUND
IRFC	IRON ROD FOUND W/ CAP
IRSC	IRON ROD FOUND W/ CAP SET
1/2"	IRON ROD SET IN CONCRETE "KHA"
IPF	IRON PIPE FOUND
P.O.B.	POINT OF BEGINNING
R.O.W.	RIGHT OF WAY
S.D.E.	SIGHT DISTANCE EASEMENT
OPRTC	OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY TEXAS
---	SIDEWALK
---	APPROXIMATE "ZONE A" PER FEMA FIRM 48453C0505H EFFECTIVE 9/26/2008
---	FULLY DEVELOPED 100-YEAR FLOODPLAIN
1/2"	IRON ROD SET IN CONCRETE "KHA"
(A)	BLOCK IDENTIFIERS

SEE PAGE 2 OF 4 FOR LINE AND CURVE TABLE
SEE PAGE 4 OF 4 FOR LOT SUMMARY TABLE

LINE TABLE		
NO.	BEARING	LENGTH
L1	N62°25'55"W	114.00'
L2	N02°50'33"E	112.50'
L3	S62°26'32"E	56.90'
L4	N73°30'03"E	97.58'
L5	S75°55'00"E	97.58'
L6	S49°35'26"E	70.81'
L7	S28°39'06"E	63.56'
L8	S10°01'41"E	62.95'
L9	S14°24'56"W	3.70'
L10	S14°24'56"W	120.00'
L11	N84°44'51"E	127.43'
L12	S53°32'59"E	99.32'
L13	S16°08'29"E	38.98'
L14	S02°46'19"E	105.59'
L15	S75°35'04"E	76.95'
L16	S48°32'15"W	67.42'
L17	N50°24'00"W	110.66'
L18	N56°45'49"W	126.56'
L19	N38°33'59"W	75.25'
L20	N38°33'59"W	70.66'
L21	N12°13'24"W	54.93'
L22	N12°20'08"E	97.58'
L23	N42°55'06"E	97.58'
L24	N56°03'48"E	10.85'
L25	N27°34'05"E	34.05'
L26	N27°34'05"E	34.05'
L27	N27°38'43"W	29.24'
L28	N27°38'43"W	29.24'

CURVE TABLE						CURVE TABLE					
NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD	NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD
C1	24°48'48"	2143.05'	928.11'	N15°14'58"E	920.87'	C40	90°00'00"	15.00'	23.56'	N72°34'05"E	21.21'
C2	7°23'47"	325.00'	41.95'	S19°48'38"E	41.93'	C41	90°00'00"	15.00'	23.56'	N17°25'55"W	21.21'
C3	9°22'14"	325.00'	53.15'	S09°43'49"W	53.09'	C42	90°00'00"	15.00'	23.56'	N17°25'55"W	21.21'
C4	16°04'35"	50.00'	14.03'	S23°12'46"E	13.98'	C43	90°00'00"	15.00'	23.56'	N72°34'05"E	21.21'
C5	52°01'12"	15.00'	13.62'	N78°24'20"E	13.16'	C44	90°00'00"	15.00'	23.56'	S17°25'55"E	21.21'
C6	194°02'25"	50.00'	169.33'	S30°35'04"E	99.25'	C45	90°00'00"	15.00'	23.56'	S72°34'05"W	21.21'
C7	52°01'12"	15.00'	13.62'	S40°25'32"W	13.16'	C46	52°01'12"	15.00'	13.62'	N78°58'47"W	13.16'
C8	13°09'09"	625.00'	143.47'	S20°59'31"W	143.16'	C47	184°34'41"	50.00'	161.07'	S12°42'03"E	99.92'
C9	52°01'12"	15.00'	13.62'	S01°33'29"W	13.16'	C48	52°01'12"	15.00'	13.62'	N53°34'41"E	13.16'
C10	116°34'23"	50.00'	101.73'	S33°50'04"W	85.07'	C49	80°32'16"	15.00'	21.08'	N12°42'03"W	19.39'
C11	3°32'59"	475.00'	29.43'	N41°22'30"E	29.42'	C50	52°01'12"	15.00'	13.62'	S11°35'40"E	13.16'
C12	24°48'44"	2200.05'	952.75'	N15°14'56"E	945.32'	C51	90°00'00"	15.00'	23.56'	N59°24'56"E	21.21'
C13	13°09'09"	300.00'	68.87'	N20°59'31"E	68.72'	C52	52°01'12"	15.00'	13.62'	N49°34'28"W	13.16'
C14	13°09'09"	500.00'	114.78'	N20°59'31"E	114.53'	C53	194°02'25"	50.00'	169.33'	S59°24'56"W	99.25'
C15	13°09'09"	500.00'	114.78'	N20°59'31"E	114.53'	C54	90°00'00"	15.00'	23.56'	S59°24'56"W	21.21'
C16	13°09'09"	600.00'	137.73'	N20°59'31"E	137.43'	C55	90°00'00"	15.00'	23.56'	N30°35'04"W	21.21'
C17	9°27'44"	300.00'	49.54'	S57°42'03"E	49.49'	C56	52°01'12"	15.00'	13.62'	S53°39'19"E	13.16'
C18	15°34'54"	500.00'	135.98'	N35°21'32"E	135.56'	C57	284°02'25"	50.00'	247.87'	N62°21'17"E	61.54'
C19	42°03'39"	300.00'	220.23'	N06°36'54"W	215.32'	C58	52°01'12"	15.00'	13.62'	N01°38'07"W	13.16'
C20	88°37'11"	25.00'	38.67'	S60°09'24"W	34.93'	C59	90°00'00"	15.00'	23.56'	S30°35'04"E	21.21'
C21	8°48'41"	300.00'	46.14'	N79°56'22"W	46.09'	C60	52°01'12"	15.00'	13.62'	S78°24'20"W	13.16'
C22	8°45'38"	300.00'	45.87'	N79°57'53"W	45.83'	C61	52°01'10"	15.00'	13.62'	N40°25'32"E	13.16'
C23	89°13'58"	25.00'	38.94'	N31°37'44"W	35.12'	C62	11°48'26"	2257.05'	465.13'	N21°45'01"E	464.30'
C24	8°45'38"	300.00'	45.87'	N71°12'15"W	45.83'	C63	13°09'09"	275.00'	63.13'	N20°59'31"E	62.99'
C25	8°45'38"	300.00'	45.87'	N71°12'15"W	45.83'	C64	13°09'09"	325.00'	74.61'	N20°59'31"E	74.44'
C26	90°00'00"	15.00'	23.56'	S59°24'56"W	21.21'	C65	13°09'09"	475.00'	109.04'	N20°59'31"E	108.80'
C27	90°00'00"	15.00'	23.56'	N30°35'04"W	21.21'	C66	9°27'44"	275.00'	45.42'	S57°42'03"E	45.36'
C28	90°00'00"	15.00'	23.56'	N59°24'56"E	21.21'	C67	13°09'09"	525.00'	120.52'	N20°59'31"E	120.25'
C29	90°00'00"	15.00'	23.56'	N30°35'04"W	21.21'	C68	13°09'09"	475.00'	109.04'	N20°59'31"E	108.80'
C30	90°00'00"	15.00'	23.56'	S30°35'04"E	21.21'	C69	13°09'09"	525.00'	120.52'	N20°59'31"E	120.25'
C31	90°00'00"	15.00'	23.56'	S59°24'56"W	21.21'	C70	9°27'44"	325.00'	53.67'	S57°42'03"E	53.61'
C32	90°00'00"	15.00'	23.56'	N30°35'04"W	21.21'	C71	13°09'09"	575.00'	131.99'	N20°59'31"E	131.71'
C33	90°00'00"	15.00'	23.56'	N59°24'56"E	21.21'	C72	42°03'39"	275.00'	201.88'	N06°36'54"W	197.37'
C34	90°00'00"	15.00'	23.56'	N30°35'04"W	21.21'	C73	42°03'39"	325.00'	238.58'	N06°36'54"W	233.26'
C35	90°00'00"	15.00'	23.56'	S59°24'56"W	21.21'	C74	194°02'25"	50.00'	169.33'	N30°35'04"W	99.25'
C36	90°00'00"	15.00'	23.56'	S30°35'04"E	21.21'	C75	10°08'30"	2257.00'	399.50'	N07°54'48"E	398.98'
C37	194°02'25"	50.00'	169.33'	N72°34'05"E	99.25'	C76	15°34'54"	475.00'	129.18'	N35°21'32"E	128.78'
C38	52°01'12"	15.00'	13.62'	S36°25'19"E	13.16'	C77	15°34'54"	525.00'	142.78'	N35°21'32"E	142.34'
C39	90°00'00"	15.00'	23.56'	S72°34'05"W	21.21'						

GENERAL INFORMATION:
TOTAL ACRES.....41.135 ACRES
TOTAL LINEAR FEET OF ROW.....8,426'
LINEAR FEET OF 50' ROW.....6,804'
LINEAR FEET OF 114' ROW.....1,622'
ACREAGE OF ROW.....12.241 ACRES
NUMBER OF SINGLE FAMILY LOTS.....145
ACREAGE OF SINGLE FAMILY LOTS.....25.287 ACRES
NUMBER OF NON-RESIDENTIAL LOTS.....6
ACREAGE OF NON-RESIDENTIAL LOTS.....3.607 ACRES
TOTAL NUMBER OF LOTS.....151

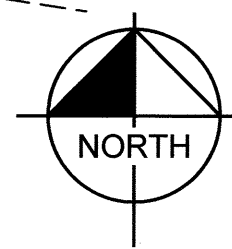
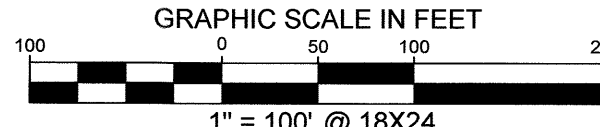
MANOR HEIGHTS PHASE 3, SECTION 2 41.135 ACRES

CONTAINING A PORTION OF LOT 2 OF J.F. NAGLE ESTATES, PLAT OF WHICH IS RECORDED IN DOCUMENT NO. 199900207, PLAT RECORDS OF TRAVIS COUNTY, AND CONVEYED IN DOCUMENT NUMBER 2019176020, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, ALSO CONTAINING A PORTION OF THAT CERTAIN 157.9603 ACRE TRACT DESCRIBED IN DOCUMENT NO. 2019171725, CORRECTED IN DOCUMENT NO. 2019176021, AND A PORTION OF THAT CERTAIN 3.469 ACRE TRACT RECORDED IN DOCUMENT 2019171724, ALL RECORDED IN THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY; OUT OF THE LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, CITY OF MANOR, TRAVIS COUNTY, TEXAS

Kimley»Horn

601 NW Loop 410, Suite 350
San Antonio, Texas 78216
FIRM # 10193973
Tel. No. (210) 541-9166
www.kimley-horn.com

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 100'	DJG	JGM	12/20/2021	069255704	2 OF 4



DWG NAME: K:\SNA_SURVEY\MANOR HEIGHTS DEVELOPMENT\069255704-MANOR HTS PHASE 3\DWG\PLAT\MANOR HTS PHASE 3.DWG PLOTTED BY: GONZALEZ, DAVID 6/23/2022 10:48 AM LAST SAVED: 5/23/2022 10:47 AM

202200160

THE STATE OF TEXAS §
§ KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF TRAVIS §

WHEREAS, FORESTAR (USA) REAL ESTATE GROUP INC., A DELAWARE CORPORATION, THE OWNER OF 41.135 ACRE TRACT LOCATED IN THE LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, CITY OF MANOR, TRAVIS COUNTY, TEXAS, SAID 41.134 ACRES CONTAINING A PORTION OF LOT 2 OF J.F. NAGLE ESTATES, PLAT OF WHICH IS RECORDED IN DOCUMENT NO. 199900207, PLAT RECORDS OF TRAVIS COUNTY, AND CONVEYED IN DOCUMENT NUMBER 2019176020, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, ALSO CONTAINING A PORTION OF THAT CERTAIN 157.9603 ACRE TRACT DESCRIBED IN DOCUMENT NO. 2019171725, CORRECTED IN DOCUMENT NO. 2019176021, AND A PORTION OF THAT CERTAIN 3.469 ACRE TRACT RECORDED IN DOCUMENT 2019171724, ALL RECORDED IN THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, DO HEREBY SUBDIVIDE SAID, HAVING BEEN APPROVED FOR SUBDIVISION, PURSUANT TO THE PUBLIC NOTIFICATION AND HEARING PROVISION OF CHAPTER 212 AND 232 OF THE LOCAL GOVERNMENT CODE.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS: THAT THE UNDERSIGNED OWNER OF THE LAND SHOWN ON THIS PLAT, AND DESIGNATED HEREIN AS "MANOR HEIGHTS PHASE 3, SECTION 2" OF THE CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND WHOSE NAME IS SUBSCRIBED HERETO, HEREBY SUBDIVIDES SAID 41.135 ACRES OF LAND OF SAID IN ACCORDANCE WITH THE ATTACHED MAP OR PLAT TO BE KNOW AS "MANOR HEIGHTS PHASE 3, SECTION 2" AND DO HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS AND PUBLIC EASEMENTS THEREON SHOWN FOR THE PURPOSED AND CONSIDERATION THEREIN EXPRESSED: SUBJECT TO ANY EASEMENT OR RESTRICTIONS HERETOFORE GRANTED AND NOT RELEASED.

WITNESS MY HAND THIS DAY MAY 25 2022

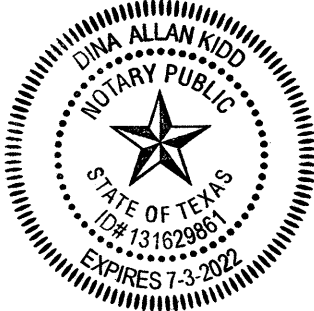
BY: Jeff Scott
FORESTAR (USA) REAL ESTATE GROUP INC.,
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750
Jeff Scott

THE STATE OF TEXAS §
COUNTY OF WILLIAMSON

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED JEFF SCOTT KNOWN TO ME TO BE THE PERSON OR AGENT WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY HEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 25TH DAY OF MAY 2022

Dina Allan Kidd
NOTARY PUBLIC
NOTARY REGISTRATION NUMBER 131629861
MY COMMISSION EXPIRES: 7-3-22
COUNTY OF WILLIAMSON
THE STATE OF TEXAS



STATE OF TEXAS §
COUNTY OF TRAVIS §

I, ALEJANDRO E. GRANADOS RICO, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF ENGINEERING, AND HEREBY CERTIFY THAT THIS PLAT IS FEASIBLE FROM AN ENGINEERING STAND POINT AND COMPLIES WITH THE ENGINEERING RELATED PORTION OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

THIS SITE IS LOCATED IN THE COTTONWOOD CREEK WATERSHED.

A PORTION OF THIS SITE LIES WITHIN THE BOUNDARIES OF THE 100 YEAR FLOODPLAIN AS SHOWN ON THE FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 48453C0505H, EFFECTIVE DATE SEPTEMBER 26, 2008, TRAVIS COUNTY, TEXAS AND INCORPORATED AREAS.

Alejandro E. Granados Rico
ALEJANDRO E. GRANADOS RICO, P.E.
REGISTERED PROFESSIONAL ENGINEER No. 130084
KIMLEY-HORN AND ASSOCIATES, INC.
10814 JOLLYVILLE ROAD
AVALLON IV, SUITE 200
AUSTIN, TEXAS 78759



STATE OF TEXAS §
COUNTY OF BEXAR §

I, JOHN G. MOSIER, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING, AND HEREBY CERTIFY THAT THIS PLAT COMPLIES WITH THE SURVEYING RELATED PORTIONS OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE IS TRUE AND CORRECT, AND WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

John G. Mosier 5-23-2022
JOHN G. MOSIER
REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 6330- STATE OF TEXAS
601 NW LOOP 410, SUITE 350
SAN ANTONIO, TEXAS 78216
Ph. 210-321-3402
greg.mosier@kimley-horn.com

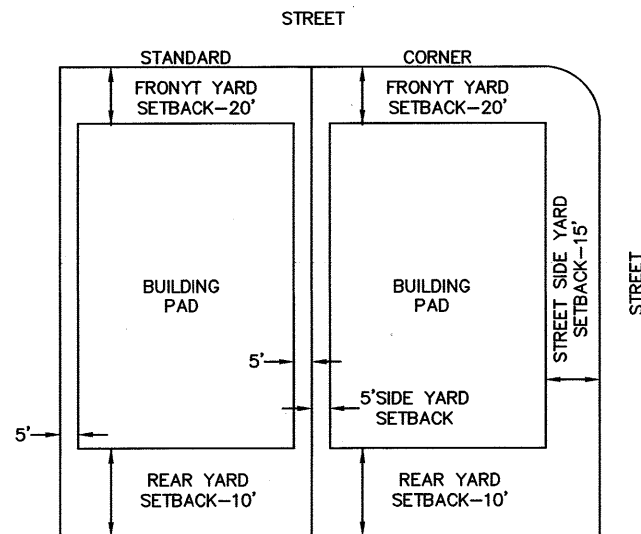


SURVEYOR'S NOTES

- THE BEARINGS, DISTANCES, AREAS AND COORDINATES SHOWN HEREON ARE TEXAS STATE COORDINATE SYSTEM GRID, CENTRAL ZONE (FIPS 4203) (NAD'83), AS DETERMINED BY THE GLOBAL POSITIONING SYSTEM (GPS).
- ALL DISTANCES SHOWN HEREON ARE ON THE SURFACE. THE COMBINED SURFACE TO GRID SCALE FACTOR FOR THE PROJECT IS 0.99992097045. THE UNIT OF LINEAR MEASUREMENT IS U.S. SURVEY FEET.
- ALL PROPERTY CORNERS OF THE LOTS IN THIS SUBDIVISION WILL BE MONUMENTED PRIOR TO LOTS SALES AND AFTER ROAD CONSTRUCTION WITH A 1/2-INCH IRON ROD WITH RED PLASTIC CAP STAMPED "KHA", UNLESS OTHERWISE NOTED.

GENERAL NOTES:

- PROPERTY OWNERS OF THE LOTS ON WHICH THE PUBLIC UTILITY EASEMENT OR THE UNDERGROUND STORM WATER DRAINAGE FACILITIES EASEMENT ARE LOCATED AS SHOWN ON THIS PLAT SHALL PROVIDE ACCESS TO THE CITY OF MANOR IN ORDER FOR THE CITY OF MANOR TO INSPECT AND MAINTAIN THE UNDERGROUND FACILITIES LOCATED WITHIN ANY OF SUCH EASEMENTS.
- A 10' PUBLIC UTILITY EASEMENT IS HEREBY DEDICATED ALONG AND ADJACENT TO ALL STREET RIGHTS OF WAY.
- PUBLIC SIDEWALKS BUILT TO CITY OF MANOR STANDARDS, ARE REQUIRED ALONG ALL STREETS WITHIN THIS SUBDIVISION, THESE SIDEWALKS SHALL BE IN PLACE PRIOR TO THE ADJOINING LOT BEING OCCUPIED, FAILURE TO CONSTRUCT THE REQUIRED SIDEWALKS MAY RESULT IN THE WITHHOLDING OF CERTIFICATES OF OCCUPANCY. BUILDING PERMITS, OR UTILITY CONNECTIONS BY THE COVERING BODY OR UTILITY COMPANY.
- DRIVEWAY AND DRAINAGE CONSTRUCTION STANDARDS SHALL BE IN ACCORDANCE WITH THE REQUIREMENT OF THE CITY OF MANOR STANDARDS UNLESS OTHERWISE SPECIFIED AND APPROVE BY THE CITY OF MANOR.
- NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTION IS MADE TO THE CITY OF MANOR WATER AND WASTEWATER SYSTEM.
- NO BUILDINGS SHALL BE CONSTRUCTED OR MAINTAINED WITHIN THE PUBLIC UTILITIES EASEMENTS OR THE UNDERGROUND STORM WATER FACILITIES EASEMENT WITHOUT THE PRIOR WRITTEN APPROVAL OF THE CITY OF MANOR. THE CITY OF MANOR IS NOT RESPONSIBLE FOR THE DAMAGE TO OR REPLACING ANY PORTIONS OF ANY FENCING, LANDSCAPING OR OTHER IMPROVEMENTS CONSTRUCTED WITHIN ANY OF SUCH EASEMENTS WHICH WERE NOT APPROVED BY THE CITY OF MANOR BEFORE THEIR CONSTRUCTION DUE TO THE NECESSARY AND CUSTOMARY WORK BY THE CITY OF MANOR IN REPAIRING, MAINTAINING, OR REPLACING THE UNDERGROUND PIPES AND RELATED FACILITIES WITHIN SUCH EASEMENTS.
- ALL STREETS, DRAINAGE IMPROVEMENTS, SIDEWALKS, WATER AND WASTEWATER LINES, AND EROSION CONTROLS SHALL BE CONSTRUCTED AND INSTALLED TO CITY OF MANOR STANDARDS.
- EROSION CONTROLS ARE REQUIRED FOR ALL CONSTRUCTION ON INDIVIDUAL LOTS, INCLUDING DETACHED SINGLE FAMILY IN ACCORDANCE WITH SECTION 1.4.0 OF THE CITY OF AUSTIN ENVIRONMENTAL CRITERIA MANUAL.
- ALL STREETS IN THE SUBDIVISION SHALL BE CONSTRUCTED TO CITY OF MANOR URBAN STREET STANDARDS. ALL STREETS WILL BE CONSTRUCTED WITH CURB AND GUTTER.
- PRIOR TO CONSTRUCTION, EXCEPT DETACHED SINGLE FAMILY ON ANY LOT IN THIS SUBDIVISION, A SITE DEVELOPMENT PERMIT MUST BE OBTAINED FROM THE CITY OF MANOR.
- THE SUBDIVISION OWNER/DEVELOPER AS IDENTIFIED ON THIS PLAN IS RESPONSIBLE FOR POSTING FISCAL SURVEY FOR THE CONSTRUCTION OF ALL SIDEWALKS AS SHOWN OR LISTED ON THE PLAN, WHETHER INSTALLED BY THE OWNER/DEVELOPER OR INDIVIDUAL HOMEBUILDERS. IT IS THE RESPONSIBILITY OF THE OWNER/DEVELOPER TO ENSURE ALL SIDEWALKS ARE ADA COMPLIANT UNLESS A WAIVER HAS BEEN GRANTED BY THE TEXAS DEPARTMENT OF LICENSING AND REGULATION.
- THE BUILDING SETBACK LINES SHALL COMPLY WITH THE APPROVED MANOR HEIGHTS PUD ARE AS FOLLOWS:
(SEE TYPICAL SETBACK DETAIL)
FRONT YARD - 20'
REAR YARD - 10'
SIDE YARD - 5'
STREET SIDE YARD - 15'
- THE HOME OWNERS ASSOCIATION, AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA") SHALL BE RESPONSIBLE FOR MAINTENANCE OF ALL NON-RESIDENTIAL LOTS THAT ARE DEDICATED TO THE HOA.
- PER THE APPROVED MANOR HEIGHTS PUD, MINIMUM SINGLE-FAMILY RESIDENTIAL LOT SHALL BE 6250 SQ. FT. WITHIN PUD-SF-1 AND 3300 SQ. FT. WITHIN PUD-MEDIUM DENSITY. THE MINIMUM HOME SIZES WILL COMPLY WITH THOSE SET FORTH IN THE MANOR HEIGHTS PUD OF 1500 SQ. FT.
- LOT 60, BLOCK D, LANDSCAPE LOT, LOT 46, BLOCK F, LANDSCAPE LOT, LOT 1, BLOCK G, LANDSCAPE LOT, LOT 1, BLOCK H, LANDSCAPE LOT, LOT 1, BLOCK I, LANDSCAPE LOT, TO BE DEDICATED TO THE CITY OF MANOR, TEXAS. THE HOMEOWNER ASSOCIATION, AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA") SHALL BE RESPONSIBLE FOR MAINTENANCE OF LOT 88, BLOCK A, OPEN SPACE DRAINAGE LOT, LOT 92, BLOCK A, OPEN SPACE, LOT 26, BLOCK B, OPEN SPACE DRAINAGE LOT, AND LOT 11, BLOCK C, OPEN SPACE IN ACCORDANCE WITH THAT CERTAIN DEVELOPMENT AGREEMENT (MANOR HEIGHTS) DATED EFFECTIVE NOVEMBER 7, 2018 (THE "DEVELOPMENT AGREEMENT") AND SHALL ENTER INTO A LICENSE AGREEMENT WITH THE CITY IN SUBSTANTIALLY THE FORM PROVIDED IN THE DEVELOPMENT AGREEMENT. THE CITY SHALL BE RESPONSIBLE FOR MAINTENANCE OF LOT 1, BLOCK A, LANDSCAPE LOT, LOT 13, BLOCK A, LANDSCAPE LOT, LOT 1, BLOCK B, LANDSCAPE LOT, LOT 6, BLOCK D, OPEN SPACE AND DRAINAGE LOT, LOT 19, BLOCK D, OPEN SPACE AND DRAINAGE LOT, LOT 26, BLOCK D, OPEN SPACE AND DRAINAGE LOT, AND LOT 30, BLOCK D, OPEN SPACE LOT UPON THE TERMINATION OF THE LICENSE AGREEMENT OR THE TERMINATION OF THE MAINTENANCE PERIOD PROVIDED IN THE DEVELOPMENT AGREEMENT, WHICHEVER IS LONGER.
- DEDICATION AND CONVEYANCE LOT 50, BLOCK D, PARKLAND SHALL BE MADE TO THE CITY OF MANOR, TEXAS IN ACCORDANCE WITH THAT CERTAIN DEVELOPMENT AGREEMENT (MANOR HEIGHTS) DATED EFFECTIVE NOVEMBER 7, 2018, AS AMENDED (THE "DEVELOPMENT AGREEMENT"). THE OWNER/DEVELOPER SHALL ENTER INTO A LICENSE AGREEMENT WITH THE CITY IN SUBSTANTIALLY THE FORM PROVIDED IN THE DEVELOPMENT AGREEMENT. THE CITY SHALL BE RESPONSIBLE FOR MAINTENANCE OF LOT 50, BLOCK D, PARKLAND UPON THE TERMINATION OF THE LICENSE AGREEMENT OR THE TERMINATION OF THE MAINTENANCE PERIOD PROVIDED IN THE DEVELOPMENT AGREEMENT, WHICHEVER IS LONGER.
- ACCESS TO NON-RESIDENTIAL LOTS SHALL BE PROVIDED TO THE CITY WHERE MAINTENANCE IS REQUIRED TO BE PERFORMED BY THE CITY IN ACCORDANCE WITH THAT CERTAIN DEVELOPMENT AGREEMENT (MANOR HEIGHTS) DATED EFFECTIVE NOVEMBER 7, 2018.



TYPICAL SETBACK DETAIL
NOT TO SCALE

CITY OF MANOR ACKNOWLEDGMENTS

THIS SUBDIVISION IS LOCATED WITHIN THE CITY OF MANOR CORPORATE CITY LIMITS AS OF THIS DATE. 14th DAY OF June 2022

ACCEPTED AND AUTHORIZED FOR RECORD BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF MANOR, TEXAS, ON THIS THE DATE 9th DAY OF March 2022

APPROVED: Julie Leonard
JULIE LEONARD, CHAIRPERSON

ATTEST: Lluvia Almaraz
LLUVIA ALMARAZ, CITY SECRETARY

ACCEPTED AND AUTHORIZED FOR RECORD BY THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS, ON THIS THE DATE 9th DAY OF March 2022

APPROVED: Dr. Christopher Harvey
DR. CHRISTOPHER HARVEY, MAYOR

ATTEST: Lluvia Almaraz
LLUVIA ALMARAZ, CITY SECRETARY



COUNTY OF TRAVIS:
STATE OF TEXAS:
KNOW ALL ME BY THESE PRESENTS:

I, REBECCA GUERRERO, CLERK OF TRAVIS COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING AND ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THE DATE 21st DAY OF June 2022 AT 12:06 O'CLOCK PM, DULY RECORDED ON THE DAY OF 21st DAY OF June, 2022 AT 12:06 O'CLOCK PM IN THE PLAT RECORDS OF SAID COUNTY AND STATE IN DOCUMENT NUMBER 202200160, OFFICIAL RECORDS OF TRAVIS COUNTY, TEXAS.

WITNESS MY HAND AND SEAL OF OFFICE OF THE COUNTY CLERK, THIS 21st DAY OF June 2022

REBECCA GUERRERO, COUNTY CLERK, TRAVIS COUNTY, TEXAS

BY: T. Perez
DEPUTY
T. PEREZ



SURVEYOR:
KIMLEY-HORN AND ASSOCIATES, INC.
601 NW LOOP 410, SUITE 350
SAN ANTONIO, TEXAS 78216
PH: (210) 541-9166 FAX: (210) 541-8699
CONTACT: JOHN G. MOSIER, R.P.L.S.
TBPLS FIRM REGISTRATION NO. 10193973

CIVIL ENGINEER:
KIMLEY-HORN AND ASSOCIATES, INC.
10814 JOLLYVILLE ROAD, AVALLON IV, SUITE 200
AUSTIN, TEXAS 78759
TBPE FIRM REGISTRATION NO. F-928
PH: (512) 418-1771 FAX: (512) 418-1791
CONTACT: ALEJANDRO E. GRANADOS RICO, P.E.

OWNER/DEVELOPER:
FORESTAR (USA) REAL ESTATE GROUP, INC.,
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750
CONTACT: JEFF SCOTT

MANOR HEIGHTS PHASE 3, SECTION 2 41.135 ACRES

CONTAINING A PORTION OF LOT 2 OF J.F. NAGLE ESTATES, PLAT OF WHICH IS RECORDED IN DOCUMENT NO. 199900207, PLAT RECORDS OF TRAVIS COUNTY, AND CONVEYED IN DOCUMENT NUMBER 2019176020, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, ALSO CONTAINING A PORTION OF THAT CERTAIN 157.9603 ACRE TRACT DESCRIBED IN DOCUMENT NO. 2019171725, CORRECTED IN DOCUMENT NO. 2019176021, AND A PORTION OF THAT CERTAIN 3.469 ACRE TRACT RECORDED IN DOCUMENT 2019171724, ALL RECORDED IN THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY; OUT OF THE LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, CITY OF MANOR, TRAVIS COUNTY, TEXAS

Kimley»Horn

601 NW Loop 410, Suite 350 San Antonio, Texas 78216 FIRM # 10193973 Tel. No. (210) 541-9166 www.kimley-horn.com

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 100'	DJG	JGM	12/20/2021	069255704	3 OF 4

202200160

A METES AND BOUNDS
DESCRIPTION OF A
41.135 ACRE TRACT OF LAND

BEING a 41.135 acre (1,791,834 square feet) tract of land situated in the Lemuel Kimbro Survey No. 64, Abstract No. 456, City of Manor, Travis County, Texas; and containing a portion of Lot 2 of J.F. Nagle Estates, plat of which recorded in Document No. 199900207 of the Plat Records of Travis County; described in instrument to Forestar (USA) Real Estate Group, Inc., recorded in Document No. 2019176020 of the Official Public Records of Travis County, and containing a portion of that certain 157.9603 acre tract of land described in Document No. 2019171725, and in correction deed in Document No. 2019176021, and a portion of that certain 3.469 acre tract of land described in instrument to Forestar (USA) Real Estate Group, Inc., recorded in Document No. 2019171724 of the Official Public Records of Travis County; and being more particularly described as follows:

BEGINNING at a 5/8-inch iron rod found marking the southwestern line of aforesaid 3.469 acre tract on the southeasterly line of Lot 1 of J.F. Nagle Estates, plat of which recorded in Document No. 199900207 of the Plat Records of Travis County;

THENCE, crossing into Lot 2, of said J.F. Nagle Estates plat the following two (2) courses and distances:
1. in a northerly direction along a non-tangent curve turning to the left, having a radius of 2143.05 feet, a chord North 15°14'58" East, 920.87, a central angle of 24°48'48", and an arc length of 928.11 feet to a 1/2-inch iron rod with cap stamped "KHA" set for corner;
2. North 02°50'33" East, a distance of 112.50 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;

THENCE, along the southeasterly line of Lot 3 of said J.F. Nagle Estates plat the following three (3) courses and distances:
1. South 64°11'52" East, a distance of 242.92 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
2. North 27°33'28" East, a distance of 496.22 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
3. South 62°26'32" East, a distance of 56.90 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set marking the southwestern-most corner of aforesaid 157.9603 acre tract;

THENCE, crossing said 157.9603 acre tract, the following forty-one (41) courses and distances:
1. North 73°30'03" East, a distance of 97.58 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
2. South 75°55'00" East, a distance of 97.58 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
3. South 49°35'26" East, a distance of 70.81 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
4. South 28°39'06" East, a distance of 63.56 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
5. South 10°01'41" East, a distance of 62.95 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
6. South 56°03'48" West, a distance of 140.41 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for point of curvature;
7. in a southerly direction along a non-tangent curve turning to the right, having a radius of 325.00 feet, a chord South 19°48'38" East, 41.93, a central angle of 07°23'47", and an arc length of 41.95 to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
8. North 75°39'03" East, a distance of 125.95 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
9. South 08°48'51" East, a distance of 163.90 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
10. North 84°57'18" West, a distance of 136.15 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of curvature;
11. in a southerly direction along a non-tangent curve turning to the right, having a radius of 325.00 feet, a chord South 09°43'49" West, 53.09, a central angle of 09°22'14", and an arc length of 53.15 to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
12. South 14°24'56" West, a distance of 3.70 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
13. South 75°35'04" East, a distance of 130.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
14. South 14°24'56" West, a distance of 120.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
15. North 84°44'51" East, a distance of 127.43 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
16. South 53°32'59" East, a distance of 99.32 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
17. South 16°08'29" East, a distance of 38.98 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
18. South 56°08'09" West, a distance of 115.62 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of curvature;
19. in a southeasterly direction along a non-tangent curve turning to the right, having a radius of 50.00 feet, a chord South 23°12'46" East, 13.98, a central angle of 16°04'35", and an arc length of 14.03 to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
20. North 79°59'57" East, a distance of 123.83 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
21. South 02°46'19" East, a distance of 105.59 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
22. South 16°50'50" West, a distance of 250.23 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
23. South 75°35'04" East, a distance of 76.95 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for point of curvature;
24. in a easterly direction along a tangent curve to the left, having a radius of 15.00 feet, a chord of North 78°24'20" East, 13.16, a central angle of 52°01'12", and an arc length of 13.62 to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
25. in a southeasterly direction along a reverse tangent curve turning to the right, having a radius of 50.00 feet, a chord South 30°35'04" East, 99.25, a central angle of 194°02'25", and an arc length of 169.33 to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
26. in a southwesterly direction along a reverse tangent curve turning to the left, having a radius of 15.00 feet, a chord South 40°25'32" West, 13.16, a central angle of 52°01'12", and an arc length of 13.62 to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
27. South 14°24'56" West, a distance of 179.84 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
28. in a southerly direction along a tangent curve to the right, having a radius of 625.00 feet, a chord of South 20°59'31" West, 143.16, a central angle of 13°09'09", and an arc length of 143.47 to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
29. South 27°34'05" West, a distance of 385.84 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of curvature;
30. in a southerly direction along a tangent curve to the left, having a radius of 15.00 feet, a chord of South 01°33'29" West, 13.16, a central angle of 52°01'12", and an arc length of 13.62 to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
31. in a southeasterly direction along a reverse tangent curve turning to the right, having a radius of 50.00 feet, a chord South 33°50'04" West, 85.07, a central angle of 116°34'23", and an arc length of 101.73 to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
32. South 39°56'34" West, a distance of 141.31 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
33. South 48°32'15" West, a distance of 67.42 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
34. North 46°51'01" West, a distance of 165.62 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of curvature;
35. in a northeasterly direction along a non-tangent curve turning to the left, having a radius of 475.00 feet, a chord North 41°22'30" East, 29.42, a central angle of 03°32'59", and an arc length of 29.43 to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
36. North 50°24'00" West, a distance of 110.66 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
37. North 62°25'55" West, a distance of 448.54 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
38. North 56°45'49" West, a distance of 126.56 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
39. North 62°25'55" West, a distance of 183.84 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
40. South 27°34'05" West, a distance of 405.50 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
41. North 62°25'55" West, a distance of 114.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;

THENCE, North 27°34'05" East, a distance of 581.04 feet to the POINT OF BEGINNING, and containing 1,791,834 square feet or 41.135 acres of land in Travis County, Texas. The basis of bearing for this description is the Texas State Plane Coordinate System Grid, Central Zone (FIPS 4203) (NAD'83). All distances are on the surface and shown in U.S. Survey Feet. To convert grid distances to grid, apply the combined SURFACE to GRID scale factor of 0.99992097045. This document was prepared in the office of Kimley-Horn and Associates, Inc. in San Antonio, Texas.

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CIVIL ENGINEER:
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OWNER/DEVELOPER:
FORESTAR (USA) REAL ESTATE GROUP, INC.,
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10700 PECAN PARK BLVD. STE. 150
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CONTACT: JEFF SCOTT

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LOT TABLE		
LOT NO.	ACRES	SQ. FT.
BLOCK D LOT 27	0.166	7,252
BLOCK D LOT 28	0.184	8,023
BLOCK D LOT 29	0.248	10,803
BLOCK D LOT 30	0.245	10,683
BLOCK D LOT 31	0.215	9,364
BLOCK D LOT 32	0.218	9,517
BLOCK D LOT 33	0.217	9,464
BLOCK D LOT 34	0.226	9,844
BLOCK D LOT 35	0.256	11,131
BLOCK D LOT 36	0.199	8,653
BLOCK D LOT 37	0.187	8,143
BLOCK D LOT 38	0.172	7,500
BLOCK D LOT 39	0.200	8,702
BLOCK D LOT 40	0.179	7,800
BLOCK D LOT 41	0.179	7,800
BLOCK D LOT 42	0.209	9,086
BLOCK D LOT 43	0.200	8,733
BLOCK D LOT 44	0.241	10,479
BLOCK D LOT 45	0.278	12,101
BLOCK D LOT 46	0.369	16,079
BLOCK D LOT 47	0.385	16,752
BLOCK D LOT 48	0.267	11,649
BLOCK D LOT 49	0.238	10,375
BLOCK D LOT 50 - PARKLAND	3.260	142,016
BLOCK D LOT 51	0.179	7,800
BLOCK D LOT 52	0.179	7,800
BLOCK D LOT 53	0.200	8,702
BLOCK D LOT 54	0.172	7,500
BLOCK D LOT 55	0.172	7,500
BLOCK D LOT 56	0.172	7,500
BLOCK D LOT 57	0.191	8,320
BLOCK D LOT 58	0.186	8,093
BLOCK D LOT 59	0.173	7,526
BLOCK D LOT 60 LANDSCAPE	0.045	1,966
BLOCK F LOT 21	0.212	9,215
BLOCK F LOT 22	0.150	6,532
BLOCK F LOT 23	0.143	6,250
BLOCK F LOT 24	0.143	6,250

LOT TABLE		
LOT NO.	ACRES	SQ. FT.
BLOCK F LOT 25	0.143	6,250
BLOCK F LOT 26	0.143	6,250
BLOCK F LOT 27	0.143	6,250
BLOCK F LOT 28	0.143	6,250
BLOCK F LOT 29	0.143	6,250
BLOCK F LOT 30	0.143	6,250
BLOCK F LOT 31	0.144	6,253
BLOCK F LOT 32	0.144	6,277
BLOCK F LOT 33	0.147	6,421
BLOCK F LOT 34	0.145	6,309
BLOCK F LOT 35	0.239	10,408
BLOCK F LOT 36	0.307	13,365
BLOCK F LOT 37	0.207	9,022
BLOCK F LOT 38	0.148	6,437
BLOCK F LOT 39	0.151	6,562
BLOCK F LOT 40	0.155	6,743
BLOCK F LOT 41	0.160	6,980
BLOCK F LOT 42	0.246	10,723
BLOCK F LOT 43	0.158	6,871
BLOCK F LOT 44	0.154	6,710
BLOCK F LOT 45	0.151	6,594
BLOCK F LOT 46 LANDSCAPE	0.045	1,966
BLOCK G LOT 1 LANDSCAPE	0.086	3,728
BLOCK G LOT 2	0.143	6,250
BLOCK G LOT 3	0.143	6,250
BLOCK G LOT 4	0.143	6,250
BLOCK G LOT 5	0.143	6,250
BLOCK G LOT 6	0.195	8,487
BLOCK G LOT 7	0.187	8,143
BLOCK G LOT 8	0.143	6,250
BLOCK G LOT 9	0.143	6,250
BLOCK G LOT 10	0.143	6,250
BLOCK G LOT 11	0.143	6,250
BLOCK G LOT 12	0.143	6,250
BLOCK G LOT 13	0.143	6,250
BLOCK G LOT 14	0.171	7,452
BLOCK G LOT 15	0.214	9,327
BLOCK G LOT 16	0.158	6,875

LOT TABLE		
LOT NO.	ACRES	SQ. FT.
BLOCK G LOT 17	0.158	6,875
BLOCK G LOT 18	0.158	6,875
BLOCK G LOT 19	0.158	6,875
BLOCK G LOT 20	0.158	6,875
BLOCK G LOT 21	0.158	6,875
BLOCK G LOT 22	0.209	9,098
BLOCK G LOT 23	0.217	9,443
BLOCK G LOT 24	0.164	7,150
BLOCK G LOT 25	0.164	7,150
BLOCK G LOT 26	0.179	7,800
BLOCK H LOT 1 LANDSCAPE	0.087	3,803
BLOCK H LOT 2	0.149	6,500
BLOCK H LOT 3	0.149	6,500
BLOCK H LOT 4	0.149	6,500
BLOCK H LOT 5	0.149	6,500
BLOCK H LOT 6	0.162	7,056
BLOCK H LOT 7	0.164	7,129
BLOCK H LOT 8	0.148	6,465
BLOCK H LOT 9	0.143	6,250
BLOCK H LOT 10	0.143	6,250
BLOCK H LOT 11	0.143	6,250
BLOCK H LOT 12	0.143	6,250
BLOCK H LOT 13	0.171	7,452
BLOCK H LOT 14	0.171	7,452
BLOCK H LOT 15	0.143	6,250
BLOCK H LOT 16	0.143	6,250
BLOCK H LOT 17	0.143	6,250
BLOCK H LOT 18	0.143	6,250
BLOCK H LOT 19	0.143	6,250
BLOCK H LOT 20	0.197	8,590
BLOCK H LOT 21	0.205	8,937
BLOCK H LOT 22	0.155	6,758
BLOCK H LOT 23	0.149	6,500
BLOCK H LOT 24	0.149	6,500
BLOCK H LOT 25	0.149	6,500
BLOCK I LOT 1 LANDSCAPE	0.084	3,653
BLOCK I LOT 2	0.143	6,250
BLOCK I LOT 3	0.143	6,250

LOT TABLE		
LOT NO.	ACRES	SQ. FT.
BLOCK I LOT 4	0.143	6,250
BLOCK I LOT 5	0.161	6,999
BLOCK I LOT 6	0.180	7,851
BLOCK I LOT 7	0.149	6,506
BLOCK I LOT 8	0.143	6,250
BLOCK I LOT 9	0.143	6,250
BLOCK I LOT 10	0.143	6,250
BLOCK I LOT 11	0.204	8,868
BLOCK I LOT 12	0.171	7,442
BLOCK I LOT 13	0.143	6,250
BLOCK I LOT 14	0.143	6,250
BLOCK I LOT 15	0.143	6,250
BLOCK I LOT 16	0.143	6,250
BLOCK I LOT 17	0.160	6,950
BLOCK I LOT 18	0.186	8,092
BLOCK I LOT 19	0.143	6,250
BLOCK I LOT 20	0.143	6,250
BLOCK I LOT 21	0.143	6,250
BLOCK I LOT 22	0.143	6,250
BLOCK J LOT 1	0.200	8,702
BLOCK J LOT 2	0.172	7,500
BLOCK J LOT 3	0.172	7,500
BLOCK J LOT 4	0.172	7,500
BLOCK J LOT 5	0.172	7,500
BLOCK J LOT 6	0.172	7,500
BLOCK J LOT 7	0.172	7,500
BLOCK J LOT 8	0.172	7,500
BLOCK J LOT 9	0.200	8,702
BLOCK J LOT 10	0.200	8,702
BLOCK J LOT 11	0.172	7,500
BLOCK J LOT 12	0.172	7,500
BLOCK J LOT 13	0.172	7,500
BLOCK J LOT 14	0.172	7,500
BLOCK J LOT 15	0.172	7,500
BLOCK J LOT 16	0.172	7,500
BLOCK J LOT 17	0.172	7,500
BLOCK J LOT 18	0.200	8,702
ROW	12.241	533,203

MANOR HEIGHTS PHASE 3, SECTION 2
41.135 ACRES

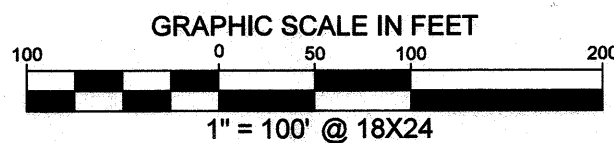
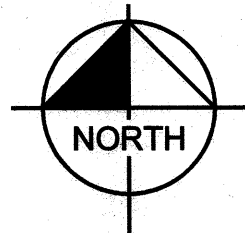
CONTAINING A PORTION OF LOT 2 OF J.F. NAGLE ESTATES, PLAT OF WHICH IS RECORDED IN DOCUMENT NO. 199900207, PLAT RECORDS OF TRAVIS COUNTY, AND CONVEYED IN DOCUMENT NUMBER 2019176020, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, ALSO CONTAINING A PORTION OF THAT CERTAIN 157.9603 ACRE TRACT DESCRIBED IN DOCUMENT NO. 2019171725, CORRECTED IN DOCUMENT NO. 2019176021, AND A PORTION OF THAT CERTAIN 3.469 ACRE TRACT RECORDED IN DOCUMENT 2019171724, ALL RECORDED IN THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY; OUT OF THE LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, CITY OF MANOR, TRAVIS COUNTY, TEXAS

Kimley»Horn

601 NW Loop 410, Suite 350 San Antonio, Texas 78216		FIRM # 10193973	Tel. No. (210) 541-9166 www.kimley-horn.com	
Scale 1" = 100'	Drawn by DJG	Checked by JGM	Date 12/20/2021	Project No. 069255704
			Sheet No. 4 OF 4	

DWG NAME: K:\SNA_SURVEY\MANOR HEIGHTS DEVELOPMENT\069255704-MANOR HTS PHASE 3\DWG\PLAT\MANOR HTS PHASE 3-2.DWG PLOTTED BY: GONZALEZ, DAVID 5/23/2022 10:48 AM LAST SAVED: 5/23/2022 10:47 AM

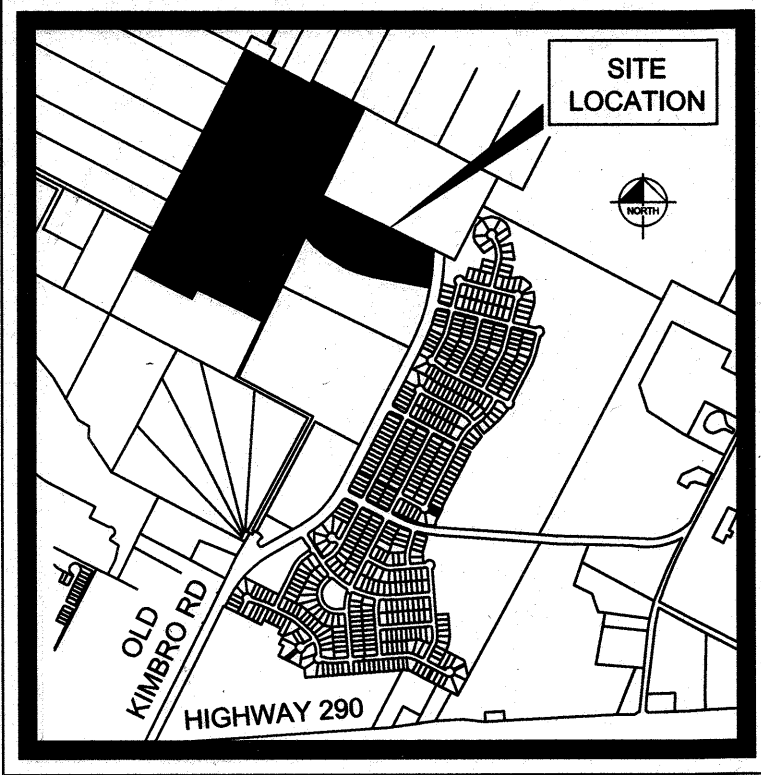
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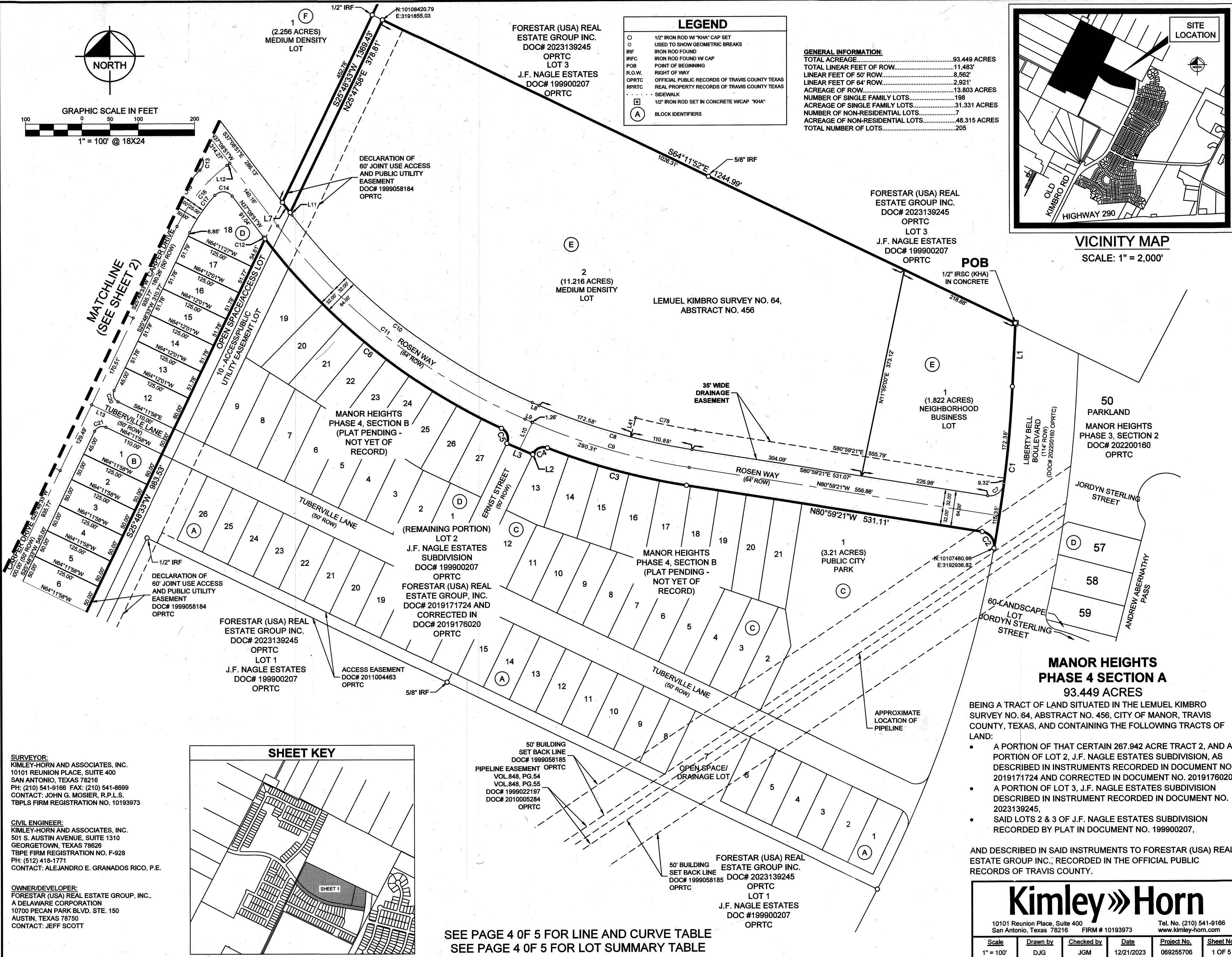
FORESTAR (USA) REAL ESTATE GROUP INC.
DOC# 2023139245
OPRTC
LOT 3
J.F. NAGLE ESTATES
DOC# 199900207
OPRTC

LEGEND	
○	1/2" IRON ROD W/ "KHA" CAP SET USED TO SHOW GEOMETRIC BREAKS
○	IRON ROD FOUND
IRFC	IRON ROD FOUND W/ CAP
POB	POINT OF BEGINNING
R.O.W.	RIGHT OF WAY
OPRTC	OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY TEXAS
RPRTC	REAL PROPERTY RECORDS OF TRAVIS COUNTY TEXAS
---	SIDEWALK
□	1/2" IRON ROD SET IN CONCRETE W/CAP "KHA"
(A)	BLOCK IDENTIFIERS

GENERAL INFORMATION:
TOTAL ACRES.....93.449 ACRES
TOTAL LINEAR FEET OF ROW.....11,483'
LINEAR FEET OF 50' ROW.....8,562'
LINEAR FEET OF 64' ROW.....2,921'
ACREAGE OF ROW.....13,803 ACRES
NUMBER OF SINGLE FAMILY LOTS.....198
ACREAGE OF SINGLE FAMILY LOTS.....31.331 ACRES
NUMBER OF NON-RESIDENTIAL LOTS.....7
ACREAGE OF NON-RESIDENTIAL LOTS.....48.315 ACRES
TOTAL NUMBER OF LOTS.....205



VICINITY MAP
SCALE: 1" = 2,000'



MATCHLINE
(SEE SHEET 2)

FORESTAR (USA) REAL ESTATE GROUP INC.
DOC# 2023139245
OPRTC
LOT 1
J.F. NAGLE ESTATES
DOC# 199900207
OPRTC

(REMAINING PORTION)
LOT 2
J.F. NAGLE ESTATES
SUBDIVISION
DOC# 199900207
OPRTC
FORESTAR (USA) REAL ESTATE GROUP, INC.
DOC# 2019171724 AND
CORRECTED IN
DOC# 2019176020
OPRTC

FORESTAR (USA) REAL ESTATE GROUP INC.
DOC# 2023139245
OPRTC
LOT 3
J.F. NAGLE ESTATES
DOC# 199900207
OPRTC

POB
1/2" IRSC (KHA)
IN CONCRETE

**MANOR HEIGHTS
PHASE 4 SECTION A
93.449 ACRES**

BEING A TRACT OF LAND SITUATED IN THE LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND CONTAINING THE FOLLOWING TRACTS OF LAND:

- A PORTION OF THAT CERTAIN 267.942 ACRE TRACT 2, AND A PORTION OF LOT 2, J.F. NAGLE ESTATES SUBDIVISION, AS DESCRIBED IN INSTRUMENTS RECORDED IN DOCUMENT NO. 2019171724 AND CORRECTED IN DOCUMENT NO. 2019176020,
- A PORTION OF LOT 3, J.F. NAGLE ESTATES SUBDIVISION DESCRIBED IN INSTRUMENT RECORDED IN DOCUMENT NO. 2023139245,
- SAID LOTS 2 & 3 OF J.F. NAGLE ESTATES SUBDIVISION RECORDED BY PLAT IN DOCUMENT NO. 199900207,

AND DESCRIBED IN SAID INSTRUMENTS TO FORESTAR (USA) REAL ESTATE GROUP INC., RECORDED IN THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY.

Kimley»Horn

10101 Reunion Place, Suite 400
San Antonio, Texas 78216
FIRM # 10193973
Tel. No. (210) 541-9166
www.kimley-horn.com

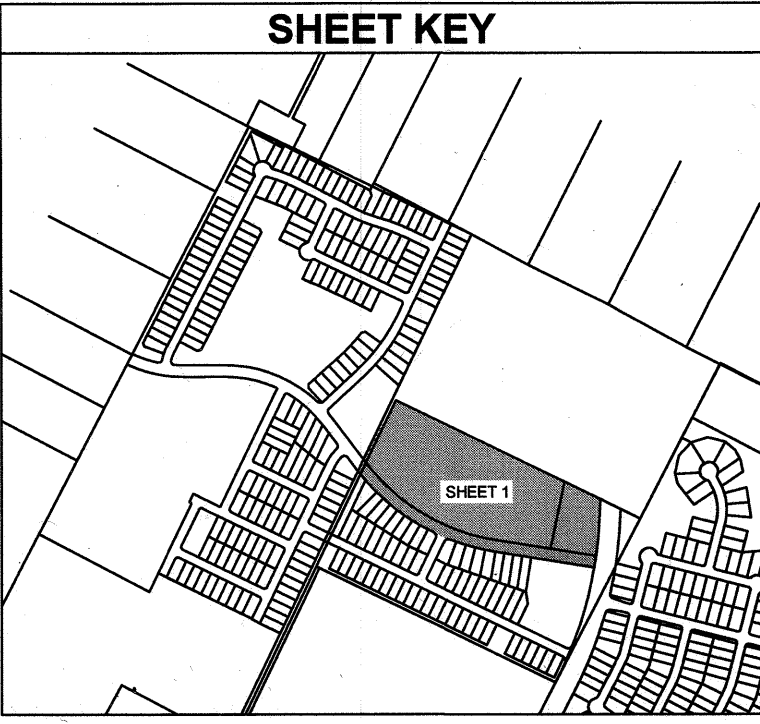
Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 100'	DJG	JGM	12/21/2023	069255706	1 OF 5

SURVEYOR:
KIMLEY-HORN AND ASSOCIATES, INC.
10101 REUNION PLACE, SUITE 400
SAN ANTONIO, TEXAS 78216
PH: (210) 541-9166 FAX: (210) 541-8699
CONTACT: JOHN G. MOSIER, R.P.L.S.
TBPLS FIRM REGISTRATION NO. 10193973

CIVIL ENGINEER:
KIMLEY-HORN AND ASSOCIATES, INC.
501 S. AUSTIN AVENUE, SUITE 1310
GEORGETOWN, TEXAS 78626
TBPE FIRM REGISTRATION NO. F-928
PH: (512) 418-1771
CONTACT: ALEJANDRO E. GRANADOS RICO, P.E.

OWNER/DEVELOPER:
FORESTAR (USA) REAL ESTATE GROUP, INC.,
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750
CONTACT: JEFF SCOTT

SHEET KEY



SEE PAGE 4 OF 5 FOR LINE AND CURVE TABLE
SEE PAGE 4 OF 5 FOR LOT SUMMARY TABLE

GENERAL INFORMATION:
TOTAL ACREAGE.....93.449 ACRES
TOTAL LINEAR FEET OF ROW.....11,483'
LINEAR FEET OF 60' ROW.....8,582'
LINEAR FEET OF 64' ROW.....2,921'
ACREAGE OF ROW.....13,803 ACRES
NUMBER OF SINGLE FAMILY LOTS.....198
ACREAGE OF SINGLE FAMILY LOTS.....31.331 ACRES
NUMBER OF NON-RESIDENTIAL LOTS.....48
ACREAGE OF NON-RESIDENTIAL LOTS.....48.315 ACRES
TOTAL NUMBER OF LOTS.....205

1/2" IRF
CALLED 10.305 ACRES
LETICIA C. &
JOSE J. LANDEROS
REVOCABLE TRUST
DOC# 2022039461
OPRTC

1/2" IRF
(10.187 ACRES)
ERNESTO SUAREZ
DOC #2007081841
OPRTC

(CALLED 12.919 ACRES)
MARIA RIOJAS
VOL. 13278, PG. 1339
CORRECTED IN
VOL. 13372, PG. 1733
RPRTC

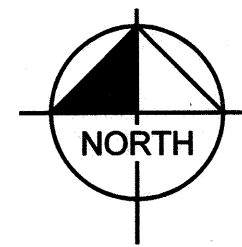
TRAVIS COUNTY
CITY LIMIT

UTILITY EASEMENT

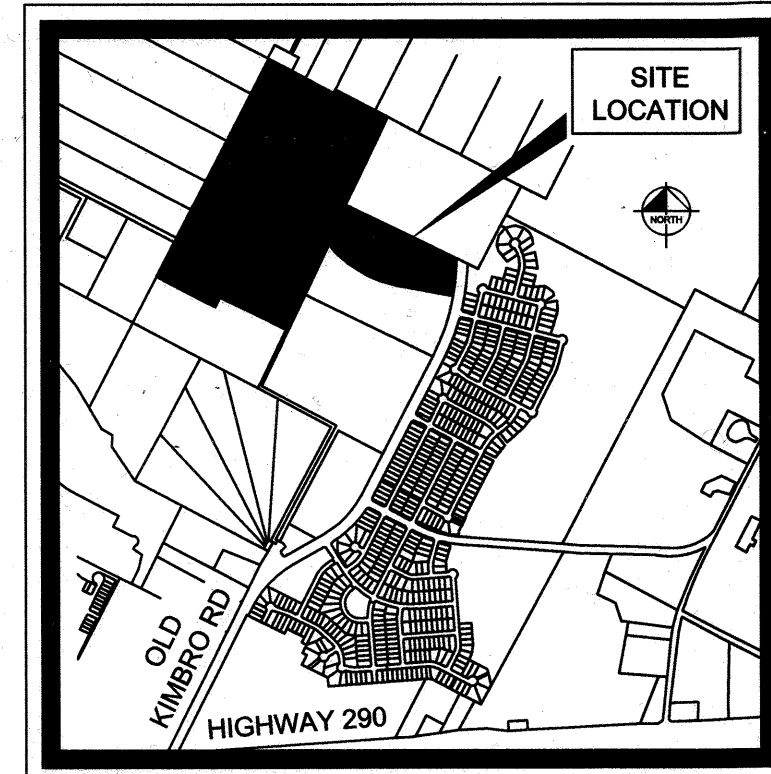
21
(19.640 ACRES)
MEDIUM DENSITY
LOT

LEMUEL KIMBRO SURVEY NO. 64,
ABSTRACT NO. 456

MATCHLINE
(SEE SHEET 3)



GRAPHIC SCALE IN FEET
1" = 100' @ 18X24



VICINITY MAP
SCALE: 1" = 2,000'

LEGEND

- 1/2" IRON ROD W/ "KHA" CAP SET
- USED TO SHOW GEOMETRIC BREAKS
- IRF IRON ROD FOUND
- IRFC IRON ROD FOUND W/ CAP
- POB POINT OF BEGINNING
- R.O.W. RIGHT OF WAY
- OPRTC OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY TEXAS
- RPRTC REAL PROPERTY RECORDS OF TRAVIS COUNTY TEXAS
- SIDEWALK
- 1/2" IRON ROD SET IN CONCRETE WCAP "KHA"
- BLOCK IDENTIFIERS

MANOR HEIGHTS PHASE 4 SECTION A 93.449 ACRES

26 BEING A TRACT OF LAND SITUATED IN THE LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND CONTAINING THE FOLLOWING TRACTS OF LAND:

- A PORTION OF THAT CERTAIN 267.942 ACRE TRACT 2, AND A PORTION OF LOT 2, J.F. NAGLE ESTATES SUBDIVISION, AS DESCRIBED IN INSTRUMENTS RECORDED IN DOCUMENT NO. 2019171724 AND CORRECTED IN DOCUMENT NO. 2019176020,
- A PORTION OF LOT 3, J.F. NAGLE ESTATES SUBDIVISION DESCRIBED IN INSTRUMENT RECORDED IN DOCUMENT NO. 2023139245,
- SAID LOTS 2 & 3 OF J.F. NAGLE ESTATES SUBDIVISION RECORDED BY PLAT IN DOCUMENT NO. 199900207,

AND DESCRIBED IN SAID INSTRUMENTS TO FORESTAR (USA) REAL ESTATE GROUP INC., RECORDED IN THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY.

Kimley»Horn

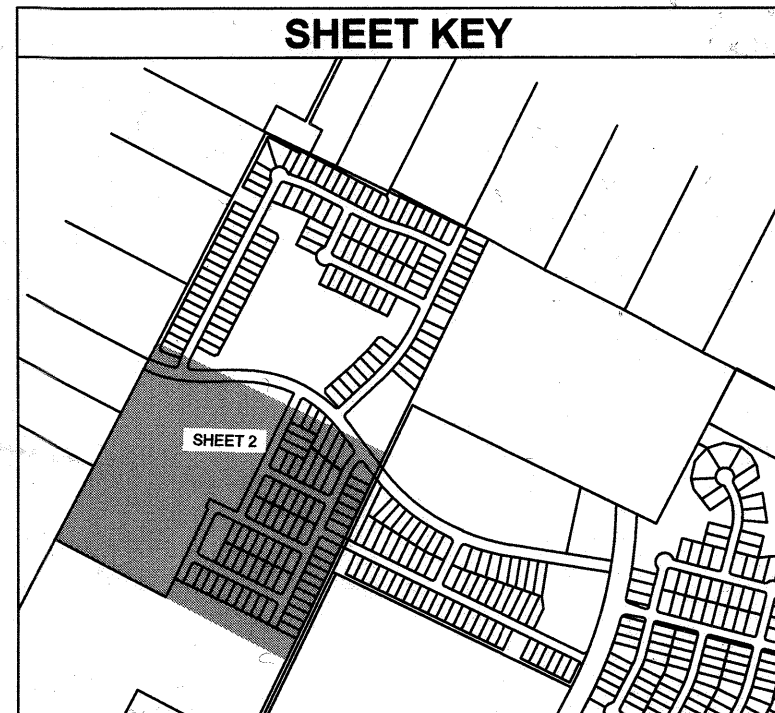
10101 Reunion Place, Suite 400
San Antonio, Texas 78216

FIRM # 10193973

Tel. No. (210) 541-9166
www.kimley-horn.com

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 100'	DJG	JGM	12/21/2023	069255706	2 OF 5

SHEET KEY



SURVEYOR:
KIMLEY-HORN AND ASSOCIATES, INC.
10101 REUNION PLACE, SUITE 400
SAN ANTONIO, TEXAS 78216
PH: (210) 541-9166 FAX: (210) 541-8699
CONTACT: JOHN G. MOSIER, R.P.L.S.
TBPLS FIRM REGISTRATION NO. 10193973

CIVIL ENGINEER:
KIMLEY-HORN AND ASSOCIATES, INC.
501 S. AUSTIN AVENUE, SUITE 1310
GEORGETOWN, TEXAS 78626
TBPE FIRM REGISTRATION NO. F-928
PH: (512) 418-1771
CONTACT: ALEJANDRO E. GRANADOS RICO, P.E.

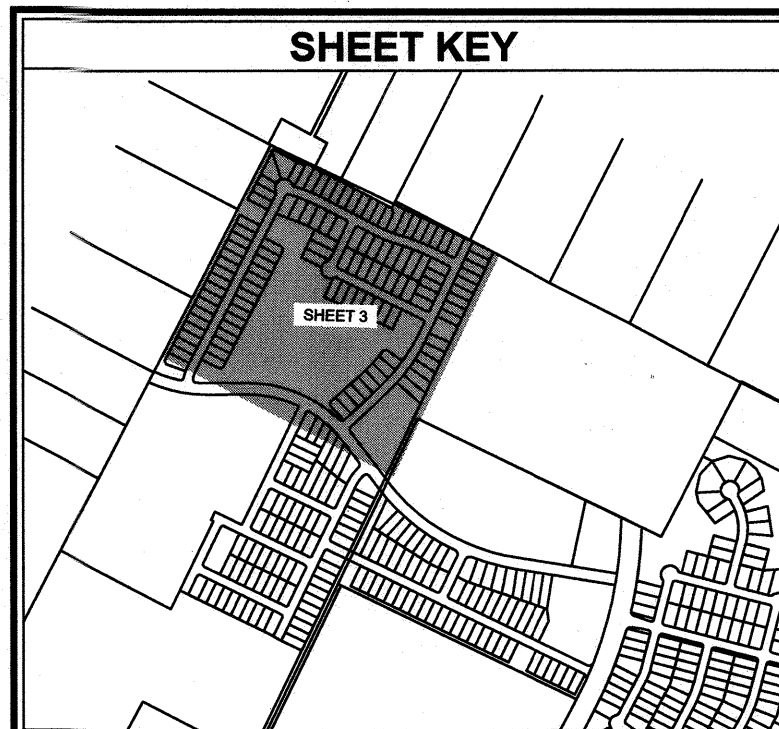
OWNER/DEVELOPER:
FORESTAR (USA) REAL ESTATE GROUP, INC.,
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750
CONTACT: JEFF SCOTT

S25°48'33"W
88.89'
CALLED 267.942 ACRES
FORESTAR (USA) REAL
ESTATE GROUP, INC.
DOC# 2019171724 AND
CORRECTED IN
DOC# 2019176020
OPRTC

SEE PAGE 4 OF 5 FOR LINE AND CURVE TABLE
SEE PAGE 4 OF 5 FOR LOT SUMMARY TABLE

DECLARATION OF
60' JOINT USE ACCESS AND
PUBLIC UTILITY EASEMENT
DOC# 1999058184 OPRTC

202400016



GENERAL INFORMATION:

TOTAL ACRES.....93.449 ACRES
TOTAL LINEAR FEET OF ROW.....11,483'
LINEAR FEET OF 50' ROW.....8,562'
LINEAR FEET OF 64' ROW.....2,921'
ACREAGE OF ROW.....13.803 ACRES
NUMBER OF SINGLE FAMILY LOTS.....198
ACREAGE OF SINGLE FAMILY LOTS.....31.331 ACRES
NUMBER OF NON-RESIDENTIAL LOTS.....7
ACREAGE OF NON-RESIDENTIAL LOTS.....48.315 ACRES
TOTAL NUMBER OF LOTS.....205

(13.584 ACRES)
PHILIP A. &
LILLIAN T. WHEAT
DOC# 2011152762
OPRTC

(12.867 ACRES)
JONES KENT
DOC# 2016191326
OPRTC

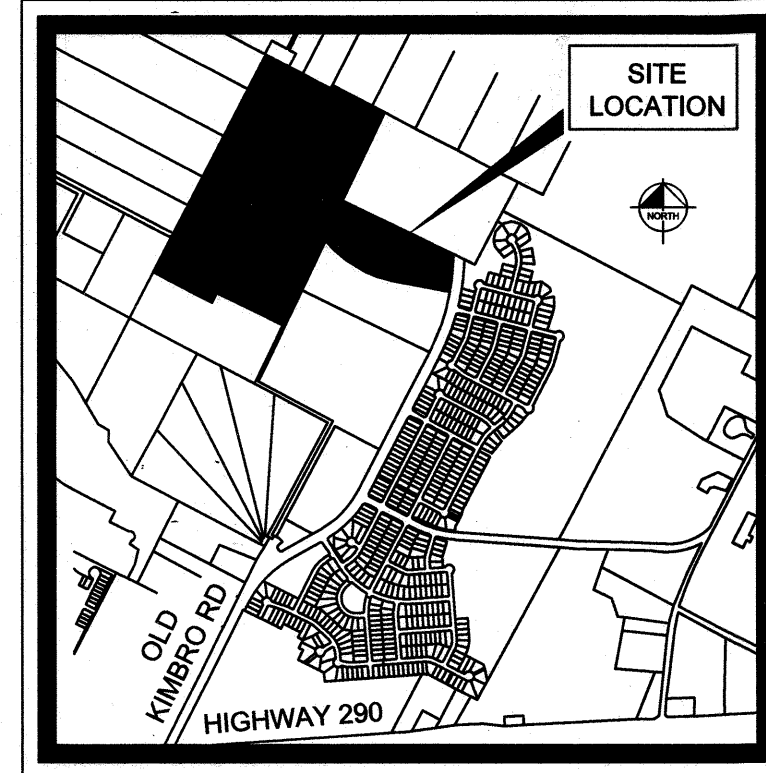
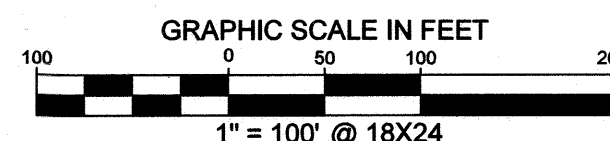
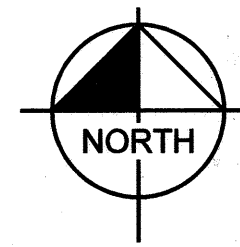
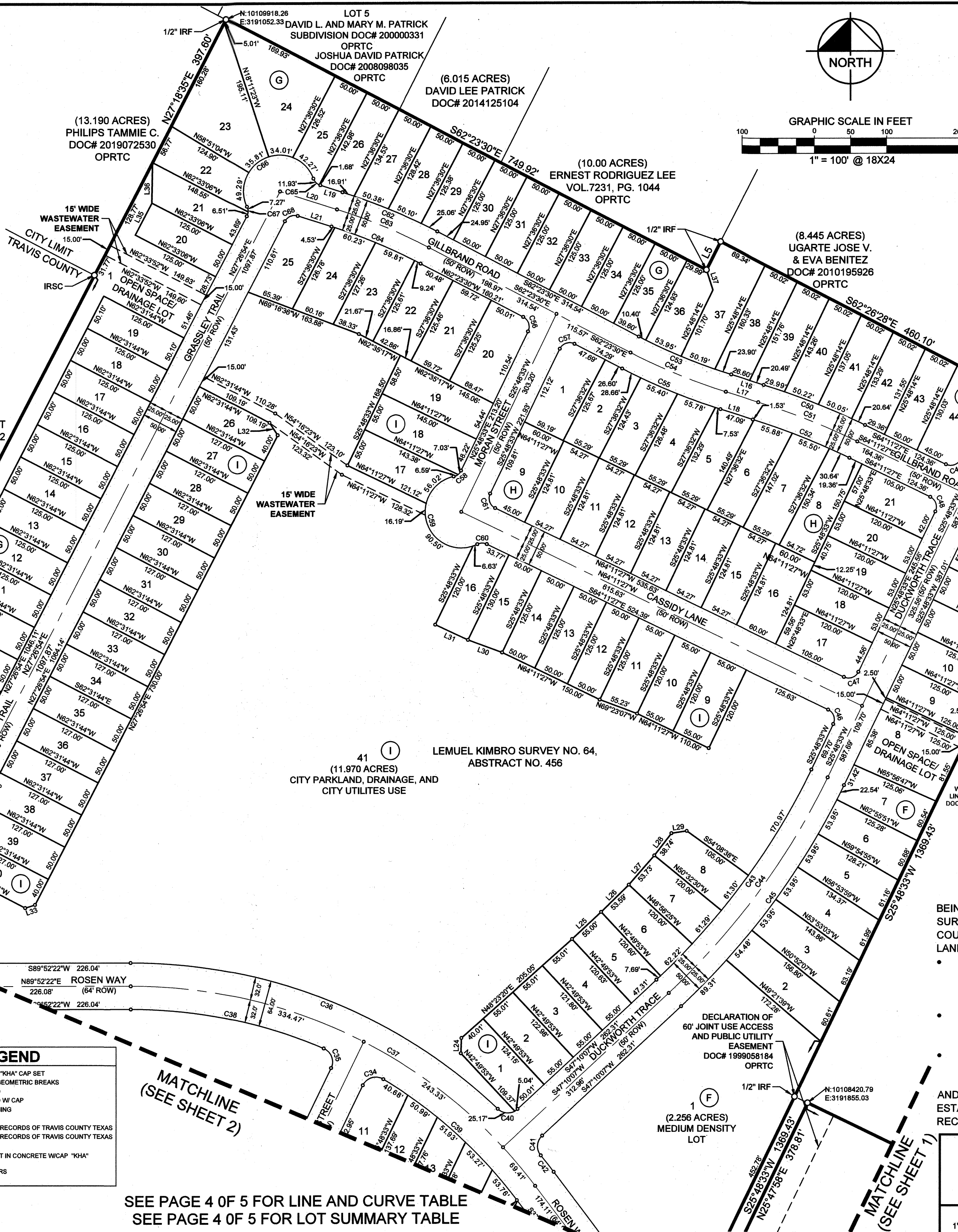
SURVEYOR:
KIMLEY-HORN AND ASSOCIATES, INC.
10101 REUNION PLACE, SUITE 400
SAN ANTONIO, TEXAS 78216
PH: (210) 541-9166 FAX: (210) 541-8699
CONTACT: JOHN G. MOSIER, R.P.L.S.
TBPLS FIRM REGISTRATION NO. 10193973

CIVIL ENGINEER:
KIMLEY-HORN AND ASSOCIATES, INC.
501 S. AUSTIN AVENUE, SUITE 1310
GEORGETOWN, TEXAS 78626
TBPE FIRM REGISTRATION NO. F-928
PH: (512) 418-1771
CONTACT: ALEJANDRO E. GRANADOS RICO, P.E.

OWNER/DEVELOPER:
FORESTAR (USA) REAL ESTATE GROUP, INC.,
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750
CONTACT: JEFF SCOTT

LEGEND	
○	1/2" IRON ROD W/ "KHA" CAP SET
○	USED TO SHOW GEOMETRIC BREAKS
IRF	IRON ROD FOUND
IRFC	IRON ROD FOUND W/ CAP
POB	POINT OF BEGINNING
R.O.W.	RIGHT OF WAY
OPRTC	OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY TEXAS
RPRTC	REAL PROPERTY RECORDS OF TRAVIS COUNTY TEXAS
---	SIDEWALK
□	1/2" IRON ROD SET IN CONCRETE W/CAP "KHA"
A	BLOCK IDENTIFIERS

SEE PAGE 4 OF 5 FOR LINE AND CURVE TABLE
SEE PAGE 4 OF 5 FOR LOT SUMMARY TABLE



VICINITY MAP
SCALE: 1" = 2,000'

(10.082 ACRES)
DOMINGUEZ JAIMES
FRANCISCO
DOC# 2023132198
OPRTC

FORESTAR (USA) REAL
ESTATE GROUP INC.
DOC# 2023139245
OPRTC
LOT 3
J.F. NAGLE ESTATES
DOC# 199900207
OPRTC

MANOR HEIGHTS PHASE 4 SECTION A 93.449 ACRES

BEING A TRACT OF LAND SITUATED IN THE LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND CONTAINING THE FOLLOWING TRACTS OF LAND:

- A PORTION OF THAT CERTAIN 267.942 ACRE TRACT 2, AND A PORTION OF LOT 2, J.F. NAGLE ESTATES SUBDIVISION, AS DESCRIBED IN INSTRUMENTS RECORDED IN DOCUMENT NO. 2019171724 AND CORRECTED IN DOCUMENT NO. 2019176020.
- A PORTION OF LOT 3, J.F. NAGLE ESTATES SUBDIVISION DESCRIBED IN INSTRUMENT RECORDED IN DOCUMENT NO. 2023139245.
- SAID LOTS 2 & 3 OF J.F. NAGLE ESTATES SUBDIVISION RECORDED BY PLAT IN DOCUMENT NO. 199900207,

AND DESCRIBED IN SAID INSTRUMENTS TO FORESTAR (USA) REAL ESTATE GROUP INC., RECORDED IN THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY.

Kimley»Horn

10101 Reunion Place, Suite 400
San Antonio, Texas 78216 FIRM # 10193973

Tel. No. (210) 541-9166
www.kimley-horn.com

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 100'	DJG	JGM	12/21/2023	069255706	3 OF 5

202400016

LOT TABLE		
LOT NO.	ACRES	SQ. FT.
BLOCK B LOT 1	0.171	7,452
BLOCK B LOT 2	0.143	6,250
BLOCK B LOT 3	0.143	6,250
BLOCK B LOT 4	0.143	6,250
BLOCK B LOT 5	0.143	6,250
BLOCK B LOT 6	0.143	6,250
BLOCK B LOT 7	0.143	6,250
BLOCK B LOT 8	0.143	6,250
BLOCK B LOT 9	0.143	6,250
BLOCK B LOT 10	0.143	6,250
BLOCK B LOT 11	0.144	6,251
BLOCK D LOT 12	0.171	7,452
BLOCK D LOT 13	0.149	6,473
BLOCK D LOT 14	0.149	6,473
BLOCK D LOT 15	0.149	6,473
BLOCK D LOT 16	0.149	6,473
BLOCK D LOT 17	0.149	6,472
BLOCK D LOT 18	0.228	9,946
BLOCK E LOT 1	1.822	79,353
BLOCK E LOT 2	11.216	488,590
BLOCK F LOT 1	2.256	98,279
BLOCK F LOT 2	0.214	9,303
BLOCK F LOT 3	0.199	8,687
BLOCK F LOT 4	0.184	7,997
BLOCK F LOT 5	0.173	7,520
BLOCK F LOT 6	0.166	7,244
BLOCK F LOT 7	0.164	7,158
BLOCK F LOT 8	0.290	12,620
BLOCK F LOT 9	0.143	6,250
BLOCK F LOT 10	0.143	6,250
BLOCK F LOT 11	0.143	6,250
BLOCK F LOT 12	0.143	6,250
BLOCK F LOT 13	0.143	6,250
BLOCK F LOT 14	0.143	6,250
BLOCK F LOT 15	0.143	6,250
BLOCK F LOT 16	0.143	6,250
BLOCK F LOT 17	0.147	6,384
BLOCK G LOT 1	1.121	48,817
BLOCK G LOT 2	0.159	6,916
BLOCK G LOT 3	0.143	6,250
BLOCK G LOT 4	0.143	6,250

LOT TABLE		
LOT NO.	ACRES	SQ. FT.
BLOCK G LOT 5	0.143	6,250
BLOCK G LOT 6	0.143	6,250
BLOCK G LOT 7	0.143	6,250
BLOCK G LOT 8	0.143	6,250
BLOCK G LOT 9	0.143	6,250
BLOCK G LOT 10	0.143	6,250
BLOCK G LOT 11	0.143	6,250
BLOCK G LOT 12	0.143	6,250
BLOCK G LOT 13	0.143	6,250
BLOCK G LOT 14	0.143	6,250
BLOCK G LOT 15	0.143	6,250
BLOCK G LOT 16	0.143	6,250
BLOCK G LOT 17	0.143	6,250
BLOCK G LOT 18	0.143	6,250
BLOCK G LOT 19	0.144	6,263
BLOCK G LOT 20	0.143	6,250
BLOCK G LOT 21	0.158	6,871
BLOCK G LOT 22	0.159	6,925
BLOCK G LOT 23	0.301	13,125
BLOCK G LOT 24	0.325	14,167
BLOCK G LOT 25	0.152	6,619
BLOCK G LOT 26	0.159	6,937
BLOCK G LOT 27	0.151	6,561
BLOCK G LOT 28	0.145	6,332
BLOCK G LOT 29	0.144	6,253
BLOCK G LOT 30	0.143	6,250
BLOCK G LOT 31	0.143	6,250
BLOCK G LOT 32	0.143	6,250
BLOCK G LOT 33	0.143	6,250
BLOCK G LOT 34	0.143	6,250
BLOCK G LOT 35	0.143	6,250
BLOCK G LOT 36	0.143	6,235
BLOCK G LOT 37	0.212	9,239
BLOCK G LOT 38	0.179	7,809
BLOCK G LOT 39	0.169	7,369
BLOCK G LOT 40	0.161	6,997
BLOCK G LOT 41	0.155	6,748
BLOCK G LOT 42	0.152	6,617
BLOCK G LOT 43	0.150	6,540
BLOCK G LOT 44	0.177	7,699
BLOCK H LOT 1	0.177	7,694

LOT TABLE		
LOT NO.	ACRES	SQ. FT.
BLOCK H LOT 2	0.158	6,901
BLOCK H LOT 3	0.159	6,915
BLOCK H LOT 4	0.164	7,132
BLOCK H LOT 5	0.173	7,536
BLOCK H LOT 6	0.183	7,959
BLOCK H LOT 7	0.189	8,230
BLOCK H LOT 8	0.181	7,887
BLOCK H LOT 9	0.171	7,440
BLOCK H LOT 10	0.156	6,774
BLOCK H LOT 11	0.156	6,774
BLOCK H LOT 12	0.156	6,774
BLOCK H LOT 13	0.156	6,774
BLOCK H LOT 14	0.156	6,774
BLOCK H LOT 15	0.156	6,774
BLOCK H LOT 16	0.172	7,489
BLOCK H LOT 17	0.163	7,099
BLOCK H LOT 18	0.146	6,360
BLOCK H LOT 19	0.146	6,360
BLOCK H LOT 20	0.146	6,360
BLOCK H LOT 21	0.156	6,792
BLOCK I LOT 1	0.155	6,744
BLOCK I LOT 2	0.156	6,796
BLOCK I LOT 3	0.155	6,731
BLOCK I LOT 4	0.153	6,667
BLOCK I LOT 5	0.152	6,635
BLOCK I LOT 6	0.160	6,982
BLOCK I LOT 7	0.159	6,917
BLOCK I LOT 8	0.156	6,806
BLOCK I LOT 9	0.152	6,600
BLOCK I LOT 10	0.152	6,600
BLOCK I LOT 11	0.155	6,737
BLOCK I LOT 12	0.143	6,250
BLOCK I LOT 13	0.143	6,250
BLOCK I LOT 14	0.143	6,250
BLOCK I LOT 15	0.146	6,375
BLOCK I LOT 16	0.148	6,460
BLOCK I LOT 17	0.159	6,942
BLOCK I LOT 18	0.183	7,971
BLOCK I LOT 19	0.188	8,188
BLOCK I LOT 20	0.190	8,278
BLOCK I LOT 21	0.172	7,487

LOT TABLE		
LOT NO.	ACRES	SQ. FT.
BLOCK I LOT 22	0.172	7,499
BLOCK I LOT 23	0.173	7,525
BLOCK I LOT 24	0.175	7,610
BLOCK I LOT 25	0.186	8,107
BLOCK I LOT 26	0.144	6,261
BLOCK I LOT 27	0.146	6,350
BLOCK I LOT 28	0.146	6,350
BLOCK I LOT 29	0.146	6,350
BLOCK I LOT 30	0.146	6,350
BLOCK I LOT 31	0.146	6,350
BLOCK I LOT 32	0.146	6,350
BLOCK I LOT 33	0.146	6,350
BLOCK I LOT 34	0.146	6,350
BLOCK I LOT 35	0.146	6,350
BLOCK I LOT 36	0.146	6,350
BLOCK I LOT 37	0.146	6,350
BLOCK I LOT 38	0.146	6,350
BLOCK I LOT 39	0.146	6,350
BLOCK I LOT 40	0.145	6,300
BLOCK I LOT 41	11.970	521,395
BLOCK J LOT 1	0.216	9,391
BLOCK J LOT 2	0.192	8,377
BLOCK J LOT 3	0.206	8,981
BLOCK J LOT 4	0.220	9,585
BLOCK J LOT 5	0.143	6,250
BLOCK J LOT 6	0.143	6,250
BLOCK J LOT 7	0.171	7,452
BLOCK J LOT 8	0.184	8,000
BLOCK J LOT 9	0.184	8,012
BLOCK J LOT 10	0.177	7,696
BLOCK J LOT 11	0.200	8,717
BLOCK J LOT 12	0.153	6,653
BLOCK J LOT 13	0.148	6,443
BLOCK J LOT 14	0.219	9,524
BLOCK J LOT 15	0.207	9,012
BLOCK J LOT 16	0.192	8,380
BLOCK J LOT 17	0.224	9,756
BLOCK K LOT 1	0.171	7,452
BLOCK K LOT 2	0.143	6,250
BLOCK K LOT 3	0.143	6,250
BLOCK K LOT 4	0.143	6,250

LOT TABLE		
LOT NO.	ACRES	SQ. FT.
BLOCK K LOT 5	0.143	6,250
BLOCK K LOT 6	0.143	6,250
BLOCK K LOT 7	0.171	7,452
BLOCK K LOT 8	0.171	7,452
BLOCK K LOT 9	0.143	6,250
BLOCK K LOT 10	0.143	6,250
BLOCK K LOT 11	0.143	6,250
BLOCK K LOT 12	0.143	6,250
BLOCK K LOT 13	0.143	6,250
BLOCK K LOT 14	0.171	7,452
BLOCK L LOT 1	0.171	7,452
BLOCK L LOT 2	0.143	6,250
BLOCK L LOT 3	0.143	6,250
BLOCK L LOT 4	0.143	6,250
BLOCK L LOT 5	0.143	6,250
BLOCK L LOT 6	0.143	6,250
BLOCK L LOT 7	0.143	6,250
BLOCK L LOT 8	0.143	6,250
BLOCK L LOT 9	0.143	6,250
BLOCK L LOT 10	0.171	7,452
BLOCK L LOT 11	0.171	7,452
BLOCK L LOT 12	0.143	6,250
BLOCK L LOT 13	0.143	6,250
BLOCK L LOT 14	0.143	6,250
BLOCK L LOT 15	0.143	6,250
BLOCK L LOT 16	0.143	6,250
BLOCK L LOT 17	0.143	6,250
BLOCK L LOT 18	0.143	6,250
BLOCK L LOT 19	0.143	6,250
BLOCK L LOT 20	0.171	7,452
BLOCK M LOT 11	0.171	7,452
BLOCK M LOT 12	0.143	6,250
BLOCK M LOT 13	0.143	6,250
BLOCK M LOT 14	0.143	6,250
BLOCK M LOT 15	0.143	6,250
BLOCK M LOT 16	0.143	6,250
BLOCK M LOT 17	0.143	6,250
BLOCK M LOT 18	0.143	6,250
BLOCK M LOT 19	0.143	6,250
BLOCK M LOT 20	0.171	7,452
BLOCK O LOT 21	19.640	855,528

LINE TABLE			LINE TABLE		
NO.	BEARING	LENGTH	NO.	BEARING	LENGTH
L1	S02°50'33"W	112.50'	L22	N08°34'04"E	22.02'
L2	S25°48'02"W	1.84'	L23	N46°53'30"W	52.02'
L3	N66°33'33"W	50.04'	L24	N02°10'07"E	21.21'
L4	N25°48'33"E	5.51'	L25	N47°10'07"E	55.00'
L5	N26°44'44"E	43.64'	L26	N45°29'43"E	53.59'
L6	S62°40'47"E	144.48'	L27	N41°15'32"E	53.73'
L7	S37°08'51"E	22.53'	L28	N37°39'26"E	38.74'
L8	S66°27'33"E	13.08'	L29	N81°45'24"E	21.54'
L9	S66°27'33"E	13.08'	L30	N69°54'06"W	50.25'
L10	S25°48'02"W	52.32'	L31	N65°00'04"W	50.01'
L11	S37°08'51"E	5.61'	L32	S33°13'23"E	20.43'
L12	S52°51'09"W	6.33'	L33	S72°26'54"W	14.14'
L13	S64°11'58"E	150.00'	L34	N21°20'19"W	19.31'
L14	S64°11'27"E	10.00'	L35	N27°26'54"E	50.00'
L15	S25°48'33"W	50.00'	L36	N00°56'06"E	55.88'
L16	S72°37'35"E	47.09'	L37	S17°23'30"E	29.25'
L17	S72°37'35"E	47.09'	L38	N11°01'43"E	25.60'
L18	S72°37'35"E	47.09'	L39	S79°32'09"E	32.29'
L19	S72°17'04"E	32.12'	L40	S08°34'04"W	24.55'
L20	N72°17'04"W	82.79'	L41	N14°10'42"E	35.00'
L21	N72°17'04"W	49.07'			

SURVEYOR:
KIMLEY-HORN AND ASSOCIATES, INC.
10101 REUNION PLACE, SUITE 400
SAN ANTONIO, TEXAS 78216
PH: (210) 541-9166 FAX: (210) 541-8699
CONTACT: JOHN G. MOSIER, R.P.L.S.
TBPLS FIRM REGISTRATION NO. 10193973

CIVIL ENGINEER:
KIMLEY-HORN AND ASSOCIATES, INC.
501 S. AUSTIN AVENUE, SUITE 1310
GEORGETOWN, TEXAS 78626
TBPE FIRM REGISTRATION NO. F-928
PH: (512) 418-1771
CONTACT: ALEJANDRO E. GRANADOS RICO, P.E.

OWNER/DEVELOPER:
FORESTAR (USA) REAL ESTATE GROUP, INC.,
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750
CONTACT: JEFF SCOTT

**A METES AND BOUNDS
DESCRIPTION OF A
93.449 ACRE TRACT OF LAND**

BEING A 93.449 ACRE (4,070,642 SQUARE FEET) TRACT OF LAND SITUATED IN THE LEMUEL KIMBRO SURVEY NUMBER 64, ABSTRACT NUMBER 456, CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND CONTAINING THE FOLLOWING TRACTS OF LAND:
• A PORTION OF THAT CERTAIN 267.942 ACRE TRACT 2, AND A PORTION OF LOT 2, J.F. NAGLE ESTATES SUBDIVISION, AS DESCRIBED IN INSTRUMENTS RECORDED IN DOCUMENT NO. 2019171724 AND CORRECTED IN DOCUMENT NUMBER 2019176020,
• A PORTION OF LOT 3, J.F. NAGLE ESTATES SUBDIVISION DESCRIBED IN INSTRUMENT RECORDED IN DOCUMENT NO. 2023139245,
• SAID LOT 2 & 3, OF THE J.F. NAGLE ESTATES SUBDIVISION RECORDED IN DOCUMENT NO. 199900207,
AND DESCRIBED IN SAID INSTRUMENTS TO FORESTAR (USA) REAL ESTATE GROUP INC., RECORDED IN THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET IN CONCRETE FOR CORNER MARKING THE EASTERLY MOST NORTHEAST BOUNDARY CORNER OF LIBERTY BELL BOULEVARD (114' RIGHT-OF-WAY) OF MANOR HEIGHTS PHASE 3, SECTION 2 SUBDIVISION, PLAT OF WHICH IS RECORDED IN DOCUMENT NO. 202200160 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY;

THENCE, ALONG THE EAST RIGHT-OF-WAY LINE OF SAID LIBERTY BELL, THE FOLLOWING TWO (2) COURSES AND DISTANCES:
1. SOUTH 02°50'33" WEST, 112.50 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR CORNER;
2. IN A SOUTHERLY DIRECTION ALONG A TANGENT CURVE TO THE RIGHT, HAVING A RADIUS OF 2143.05 FEET, A CHORD OF SOUTH 06°41'21" WEST, 287.52 FEET, A CENTRAL ANGLE OF 07°41'34", AND AN ARC LENGTH OF 287.74 FEET TO THE

THENCE, DEPARTING SAID LIBERTY BELL AND CROSSING INTO SAID LOT 2, THE FOLLOWING EIGHT (8) COURSES AND DISTANCES:
1. IN A NORTH-WESTERLY DIRECTION ALONG A NON-TANGENT CURVE TO THE LEFT, HAVING A RADIUS OF 25.00 FEET, A CHORD NORTH 35°13'36" WEST, 35.82 FEET, A CENTRAL ANGLE OF 91°31'29", AND AN ARC LENGTH OF 39.94 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR CORNER;
2. NORTH 60°59'21" WEST, 531.11 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR CORNER;
3. IN A WESTERLY DIRECTION ALONG A NON-TANGENT CURVE TO THE RIGHT, HAVING A RADIUS OF 1182.00 FEET, A CHORD NORTH 74°46'42" WEST, 255.64 FEET, A CENTRAL ANGLE OF 12°24'57", AND AN ARC LENGTH OF 256.14 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR CORNER;
4. IN A WESTERLY DIRECTION ALONG A REVERSE TANGENT CURVE TO THE LEFT, HAVING A RADIUS OF 20.00 FEET, A CHORD SOUTH 68°36'54" WEST, 27.19 FEET, A CENTRAL ANGLE OF 85°37'45", AND AN ARC LENGTH OF 29.89 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR CORNER;
5. SOUTH 25°48'02" WEST, 1.84 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR CORNER;
6. NORTH 60°59'21" WEST, 50.04 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR CORNER;
7. IN A NORTHERLY DIRECTION ALONG A NON-TANGENT CURVE TO THE LEFT, HAVING A RADIUS OF 20.00 FEET, A CHORD NORTH 19°30'55" WEST, 28.44 FEET, A CENTRAL ANGLE OF 90°37'54", AND AN ARC LENGTH OF 31.64 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR CORNER;
8. IN A NORTH-WESTERLY DIRECTION ALONG A REVERSE TANGENT CURVE TO THE RIGHT, HAVING A RADIUS OF 1132.00 FEET, A CHORD NORTH 51°06'14" WEST, 537.25 FEET, A CENTRAL ANGLE OF 27°27'17", AND AN ARC LENGTH OF 542.42 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR CORNER ON THE WESTERLY BOUNDARY LINE OF LOT 3 OF SAID J.F. NAGLE ESTATES SUBDIVISION.

THENCE, SOUTH 25°48'33" WEST, 983.53 FEET TO A 1/2-INCH IRON ROD WITH A PLASTIC CAP STAMPED "KHA" SET FOR CORNER SET ALONG THE WESTERLY BOUNDARY LINE OF SAID LOT 3.

THENCE, DEPARTING SAID LOT 3, AND CROSSING SAID 267.942 ACRE TRACT, THE FOLLOWING FIVE (5) COURSES AND DISTANCES:
1. NORTH 64°11'27" WEST, 175.00 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR CORNER;
2. NORTH 25°48'33" EAST, 5.51 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR CORNER;
3. NORTH 64°11'27" WEST, 570.00 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR CORNER;
4. SOUTH 25°48'33" WEST, 88.89 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR CORNER;
5. NORTH 62°26'28" WEST, 681.98 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET ON EASTERLY BOUNDARY LINE OF A 12.919 ACRE TRACT DESCRIBED IN INSTRUMENT TO MARIA RUIZ RECORDED VOLUME 13278, PAGE 1339 AND CORRECTED IN VOLUME 13372, PAGE 1733 OF THE REAL PROPERTY RECORDS OF TRAVIS COUNTY;

THENCE, NORTH 27°31'32" EAST, 964.56 FEET TO A 1/2-INCH IRON ROD FOUND MARKING THE NORTHEAST CORNER OF A 10.305 ACRE TRACT DESCRIBED IN INSTRUMENT TO LECTIA C. AND JOSE J. LANDEROS REVOCABLE TRUST RECORDED IN DOCUMENT NO. 2022039461 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY;

THENCE, NORTH 27°28'48" EAST, 1124.43 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET MARKING THE NORTHWEST CORNER OF A 13.584 ACRE TRACT DESCRIBED TO PHILIP A. AND LILLIAN T. WHEAT RECORDED IN DOCUMENT NO. 201152762 AND THE SOUTHEAST CORNER OF A 13.190 ACRE TRACT DESCRIBED IN INSTRUMENT TO TAMMIE C. PHILIPS RECORDED IN DOCUMENT NO. 2019072530 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY;

THENCE, NORTH 27°18'35" EAST, 397.60 FEET TO A 1/2-INCH IRON ROD FOUND MARKING THE NORTHEAST CORNER OF SAID 13.190 ACRE TRACT;

THENCE, SOUTH 62°23'30" EAST, 749.92 FEET TO A 1/2-INCH IRON ROD FOUND MARKING THE SOUTHEAST CORNER OF A 10.00 ACRE TRACT DESCRIBED IN INSTRUMENT TO ERNEST LEE RODRIGUEZ RECORDED IN VOLUME 7231, PAGE 1044 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY;

THENCE, NORTH 26°44'44" EAST,

202400016

THE STATE OF TEXAS §
KNOW ALL MEN BY THESE PRESENTS: §
COUNTY OF TRAVIS §

WHEREAS, FORESTAR (USA) REAL ESTATE GROUP INC., THE OWNER OF 93.449 ACRE TRACT LOCATED IN THE LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, CITY OF MANOR, TRAVIS COUNTY, TEXAS, BEING A PORTION OF THAT CERTAIN 267.942 ACRE TRACT OF LAND, AND A PORTION OF LOT 2 CONVEYED TO FORESTAR (USA) REAL ESTATE GROUP INC., AS DESCRIBED IN DOCUMENT NO. 2019171724 AND CORRECTED IN DOCUMENT NO. 2019176020, A PORTION OF LOT 3 CONVEYED TO FORESTAR (USA) REAL ESTATE GROUP INC., AS DESCRIBED IN DOCUMENT NO. 2023139245, LOT 2 AND LOT 3 OF THE J.F. NAGLE ESTATES SUBDIVISION RECORDED IN DOCUMENT NO. 199900207, ALL OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, AND DO HEREBY SUBDIVIDE SAID, HAVING BEEN APPROVED FOR SUBDIVISION, PURSUANT TO THE PUBLIC NOTIFICATION AND HEARING PROVISION OF CHAPTER 212 AND 232 OF THE LOCAL GOVERNMENT CODE.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS: THAT THE UNDERSIGNED OWNER OF THE LAND SHOWN ON THIS PLAT, AND DESIGNATED HEREIN AS "MANOR HEIGHTS PHASE 4 SECTION A" OF THE CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND WHOSE NAME IS SUBSCRIBED HERETO, HEREBY SUBDIVIDES SAID 93.449 ACRES OF LAND OF SAID IN ACCORDANCE WITH THE ATTACHED MAP OR PLAT TO BE KNOWN AS "MANOR HEIGHTS PHASE 4 SECTION A" AND DO HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS AND PUBLIC EASEMENTS THEREON SHOWN FOR THE PURPOSED AND CONSIDERATION THEREIN EXPRESSED: SUBJECT TO ANY EASEMENT OR RESTRICTIONS HERETOFORE GRANTED AND NOT RELEASED.

WITNESS MY HAND THIS DAY 12/28/2023

BY: Michael Copeland
FORESTAR (USA) REAL ESTATE GROUP INC.,
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750

THE STATE OF §
COUNTY OF §

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED, KNOWN TO ME TO BE THE PERSON OR AGENT WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY HEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 12th DAY OF Dec, 2023

NOTARY PUBLIC
NOTARY REGISTRATION NUMBER 122932816
MY COMMISSION EXPIRES: 12/28/2024
COUNTY OF Travis
THE STATE OF Texas

STATE OF TEXAS §
COUNTY OF WILLIAMSON §

I, ALEJANDRO E. GRANADOS RICO, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF ENGINEERING, AND HEREBY CERTIFY THAT THIS PLAT IS FEASIBLE FROM AN ENGINEERING STAND POINT AND COMPLIES WITH THE ENGINEERING RELATED PORTION OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

THIS SITE IS LOCATED IN THE COTTONWOOD CREEK WATERSHED.

NO PORTION OF THIS SITE LIES WITHIN THE BOUNDARIES OF THE 100 YEAR FLOODPLAIN AS SHOWN ON THE FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 48453C0505H, EFFECTIVE DATE SEPTEMBER 26, 2008, TRAVIS COUNTY, TEXAS AND INCORPORATED AREAS.

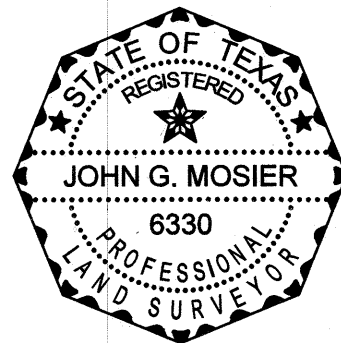
Alejandro E. Granados Rico
ALEJANDRO E. GRANADOS RICO, P.E.
REGISTERED PROFESSIONAL ENGINEER No. 130084
KIMLEY-HORN AND ASSOCIATES, INC.
501 S. AUSTIN AVENUE, SUITE 1310
GEORGETOWN, TEXAS 78626



STATE OF TEXAS §
COUNTY OF BEXAR §

I, JOHN G. MOSIER, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING, AND HEREBY CERTIFY THAT THIS PLAT COMPLIES WITH THE SURVEYING RELATED PORTIONS OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE IS TRUE AND CORRECT, AND WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

John G. Mosier 12-28-23
JOHN G. MOSIER
REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 6330 - STATE OF TEXAS
10101 REUNION PLACE, SUITE 400
SAN ANTONIO, TEXAS 78216
PH. 210-321-3402
greg.mosier@kimley-horn.com

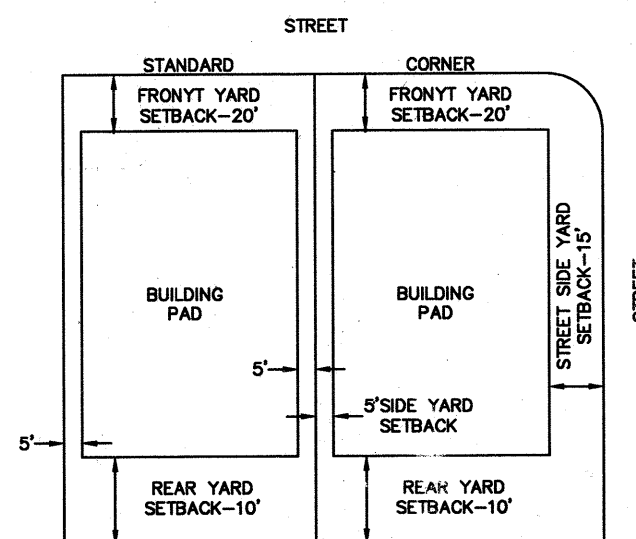


SURVEYOR'S NOTES:

- ALL PROPERTY CORNERS OF THE LOTS IN THIS SUBDIVISION WILL BE MONUMENTED AFTER ROAD CONSTRUCTION AND PRIOR TO LOTS SALES WITH A 1/2-INCH IRON ROD WITH RED PLASTIC CAP STAMPED "KHA", UNLESS OTHERWISE NOTED.
- THE BEARINGS AND COORDINATES SHOWN HEREON ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM GRID, CENTRAL ZONE (FIPS 4203) (NAD'83), AS DETERMINED BY THE GLOBAL POSITIONING SYSTEM (GPS).
- ALL DISTANCES ARE ON THE SURFACE. TO CONVERT SURFACE DISTANCES TO THE GRID, APPLY THE COMBINED SURFACE TO GRID SCALE FACTOR OF 0.99992097045. THE UNIT OF LINEAR MEASUREMENT IS U.S. SURVEY FEET.

GENERAL NOTES:

- PROPERTY OWNERS OF THE LOTS ON WHICH THE PUBLIC UTILITY EASEMENT OR THE UNDERGROUND STORM WATER DRAINAGE FACILITIES EASEMENT ARE LOCATED AS SHOWN ON THIS PLAT SHALL PROVIDE ACCESS TO THE CITY OF MANOR IN ORDER FOR THE CITY OF MANOR TO INSPECT AND MAINTAIN THE UNDERGROUND FACILITIES LOCATED WITHIN ANY OF SUCH EASEMENTS.
- A 10' PUBLIC UTILITY EASEMENT IS HEREBY DEDICATED ALONG AND ADJACENT TO ALL STREET RIGHTS OF WAY.
- PUBLIC SIDEWALKS BUILT TO CITY OF MANOR STANDARDS, ARE REQUIRED ALONG ALL STREETS WITHIN THIS SUBDIVISION, THESE SIDEWALKS SHALL BE IN PLACE PRIOR TO THE ADJOINING LOT BEING OCCUPIED, FAILURE TO CONSTRUCT THE REQUIRED SIDEWALKS MAY RESULT IN THE WITHHOLDING OF CERTIFICATES OF OCCUPANCY. BUILDING PERMITS, OR UTILITY CONNECTIONS BY THE COVERING BODY OR UTILITY COMPANY.
- DRIVEWAY AND DRAINAGE CONSTRUCTION STANDARDS SHALL BE IN ACCORDANCE WITH THE REQUIREMENT OF THE CITY OF MANOR STANDARDS UNLESS OTHERWISE SPECIFIED AND APPROVE BY THE CITY OF MANOR.
- NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTION IS MADE TO THE CITY OF MANOR WATER AND WASTEWATER SYSTEM.
- NO BUILDINGS SHALL BE CONSTRUCTED OR MAINTAINED WITHIN THE PUBLIC UTILITIES EASEMENTS OR THE UNDERGROUND STORM WATER FACILITIES EASEMENT WITHOUT THE PRIOR WRITTEN APPROVAL OF THE CITY OF MANOR. THE CITY OF MANOR IS NOT RESPONSIBLE FOR THE DAMAGE TO OR REPLACING ANY PORTIONS OF ANY FENCING, LANDSCAPING OR OTHER IMPROVEMENTS CONSTRUCTED WITHIN ANY OF SUCH EASEMENTS WHICH WERE NOT APPROVED BY THE CITY OF MANOR BEFORE THEIR CONSTRUCTION DUE TO THE NECESSARY AND CUSTOMARY WORK BY THE CITY OF MANOR IN REPAIRING, MAINTAINING, OR REPLACING THE UNDERGROUND PIPES AND RELATED FACILITIES WITHIN SUCH EASEMENTS.
- ALL STREETS, DRAINAGE IMPROVEMENTS, SIDEWALKS, WATER AND WASTEWATER LINES, AND EROSION CONTROLS SHALL BE CONSTRUCTED AND INSTALLED TO CITY OF MANOR STANDARDS.
- EROSION CONTROLS ARE REQUIRED FOR ALL CONSTRUCTION ON INDIVIDUAL LOTS, INCLUDING DETACHED SINGLE FAMILY IN ACCORDANCE WITH SECTION 1.4.0 OF THE CITY OF AUSTIN ENVIRONMENTAL CRITERIA MANUAL.
- ALL STREETS IN THE SUBDIVISION SHALL BE CONSTRUCTED TO CITY OF MANOR URBAN STREET STANDARDS. ALL STREETS WILL BE CONSTRUCTED WITH CURB AND GUTTER.
- PRIOR TO CONSTRUCTION, EXCEPT DETACHED SINGLE FAMILY ON ANY LOT IN THIS SUBDIVISION, A SITE DEVELOPMENT PERMIT MUST BE OBTAINED FROM THE CITY OF MANOR.
- THE SUBDIVISION OWNER/DEVELOPER AS IDENTIFIED ON THIS PLAN IS RESPONSIBLE FOR POSTING FISCAL SURVEY FOR THE CONSTRUCTION OF ALL SIDEWALKS AS SHOWN OR LISTED ON THE PLAN, WHETHER INSTALLED BY THE OWNER/DEVELOPER OR INDIVIDUAL HOMEBUILDERS. IT IS THE RESPONSIBILITY OF THE OWNER/DEVELOPER TO ENSURE ALL SIDEWALKS ARE ADA COMPLIANT UNLESS A WAIVER HAS BEEN GRANTED BY THE TEXAS DEPARTMENT OF LICENSING AND REGULATION.
- THE BUILDING SETBACK LINES SHALL COMPLY WITH THE APPROVED MANOR HEIGHTS PUD ARE AS FOLLOWS:
(SEE TYPICAL SETBACK DETAIL)
FRONT YARD - 20'
REAR YARD - 10'
SIDE YARD - 5'
STREET SIDE YARD - 15'
- THE HOME OWNERS ASSOCIATION, AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA") SHALL BE RESPONSIBLE FOR MAINTENANCE OF ALL NON-RESIDENTIAL LOTS THAT ARE DEDICATED TO THE HOA.
- PER THE APPROVED MANOR HEIGHTS PUD, MINIMUM SINGLE-FAMILY RESIDENTIAL LOT SHALL BE 6250 SQ. FT. WITHIN PUD-SF-1 AND 3300 SQ. FT. WITHIN PUD-MEDIUM DENSITY. THE MINIMUM HOME SIZES WILL COMPLY WITH THOSE SET FORTH IN THE MANOR HEIGHTS PUD OF 1500 SQ. FT.
- LOT 8, BLOCK F, OPEN SPACE/DRAINAGE LOT, AND LOT 1, BLOCK G, OPEN SPACE/DRAINAGE LOT, ARE TO BE DEDICATED TO THE HOMEOWNER'S ASSOCIATION. THE HOMEOWNER'S ASSOCIATION AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA") SHALL BE RESPONSIBLE FOR MOWING, MAINTAINING, AND LANDSCAPING IN THE DRAINAGE LOTS.
- DEDICATION AND CONVEYANCE LOT 41, BLOCK I, PARKLAND SHALL BE MADE TO THE CITY OF MANOR, TEXAS IN ACCORDANCE WITH THAT CERTAIN DEVELOPMENT AGREEMENT (MANOR HEIGHTS) DATED EFFECTIVE NOVEMBER 7, 2018, AS AMENDED (THE "DEVELOPMENT AGREEMENT"). THE OWNER/DEVELOPER SHALL ENTER INTO A LICENSE AGREEMENT WITH THE CITY IN SUBSTANTIALLY THE FORM PROVIDED IN THE DEVELOPMENT AGREEMENT. THE CITY SHALL BE RESPONSIBLE FOR MAINTENANCE OF LOT 41, BLOCK I, PARKLAND UPON THE TERMINATION OF THE LICENSE AGREEMENT OR THE TERMINATION OF THE MAINTENANCE PERIOD PROVIDED IN THE DEVELOPMENT AGREEMENT, WHICHEVER IS LONGER.
- ACCESS TO NON-RESIDENTIAL LOTS SHALL BE PROVIDED TO THE CITY WHERE MAINTENANCE IS REQUIRED TO BE PERFORMED BY THE CITY IN ACCORDANCE WITH THAT CERTAIN DEVELOPMENT AGREEMENT (MANOR HEIGHTS) DATED EFFECTIVE NOVEMBER 7, 2018, AS AMENDED.



TYPICAL SETBACK DETAIL
NOT TO SCALE

CITY OF MANOR ACKNOWLEDGMENTS

THIS SUBDIVISION IS LOCATED WITHIN THE CITY OF MANOR CORPORATE CITY LIMITS AS OF THIS DATE, 25th DAY OF Jan, 2024

ACCEPTED AND AUTHORIZED FOR RECORD BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF MANOR, TEXAS, ON THIS THE DATE, 13th DAY OF Dec, 2023

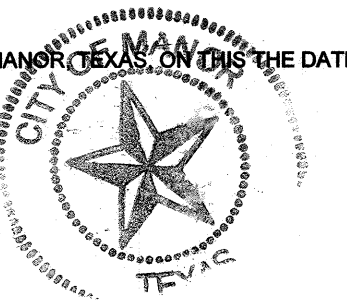
APPROVED: Felix Paiz
CAKESHA SMALL, CHAIRPERSON
Felix Paiz

ATTEST: Lluvia T. Almaraz, City Secretary

ACCEPTED AND AUTHORIZED FOR RECORD BY THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS, ON THIS THE DATE, 13th DAY OF Dec, 2023

APPROVED: Dr. Christopher Harvey, Mayor

ATTEST: Lluvia T. Almaraz, City Secretary



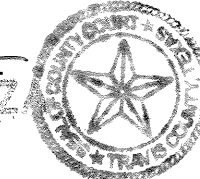
COUNTY OF TRAVIS:
STATE OF TEXAS:
KNOW ALL ME BY THESE PRESENTS:

I, DYANA LIMON - MERCADO, CLERK OF TRAVIS COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING AND ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THE DATE, 30th DAY OF January, 2024, AT 11:11 O'CLOCK PM, DULY RECORDED ON THE DAY OF 30th DAY OF January, 2024 IN THE PLAT RECORDS OF SAID COUNTY AND STATE IN DOCUMENT NUMBER 202400016 OFFICIAL RECORDS OF TRAVIS COUNTY, TEXAS.

WITNESS MY HAND AND SEAL OF OFFICE OF THE COUNTY CLERK, THIS 30th DAY OF January, 24

DYANA LIMON - MERCADO, COUNTY CLERK, TRAVIS COUNTY, TEXAS

BY: Tori Garza, Deputy Clerk



MANOR HEIGHTS PHASE 4 SECTION A 93.449 ACRES

BEING A TRACT OF LAND SITUATED IN THE LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND CONTAINING THE FOLLOWING TRACTS OF LAND:

- A PORTION OF THAT CERTAIN 267.942 ACRE TRACT 2, AND A PORTION OF LOT 2, J.F. NAGLE ESTATES SUBDIVISION, AS DESCRIBED IN INSTRUMENTS RECORDED IN DOCUMENT NO. 2019171724 AND CORRECTED IN DOCUMENT NO. 2019176020,
- A PORTION OF LOT 3, J.F. NAGLE ESTATES SUBDIVISION DESCRIBED IN INSTRUMENT RECORDED IN DOCUMENT NO. 2023139245,
- SAID LOTS 2 & 3 OF J.F. NAGLE ESTATES SUBDIVISION RECORDED BY PLAT IN DOCUMENT NO. 199900207,

AND DESCRIBED IN SAID INSTRUMENTS TO FORESTAR (USA) REAL ESTATE GROUP INC., RECORDED IN THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY.

Kimley»Horn

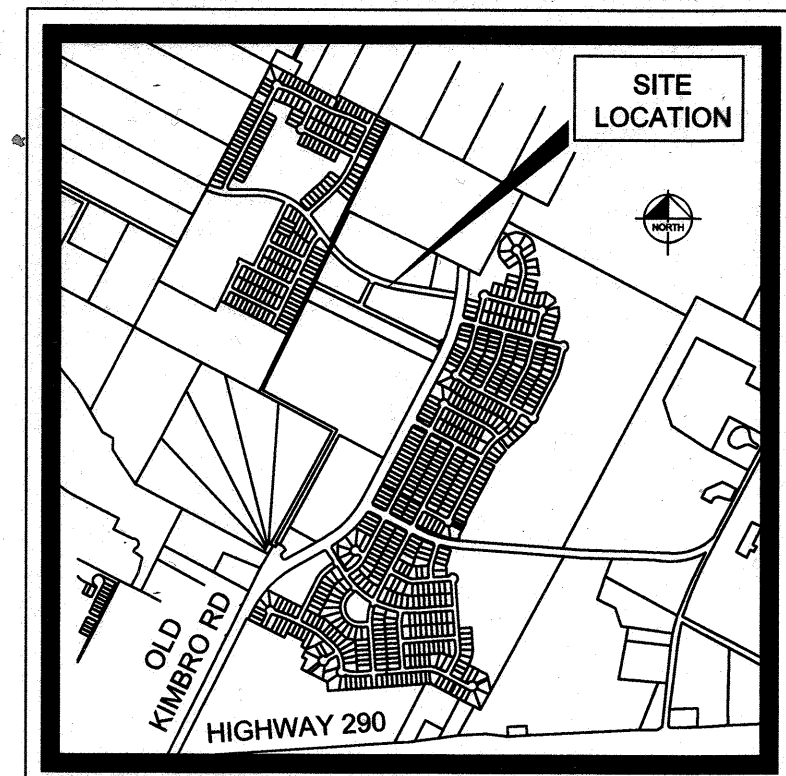
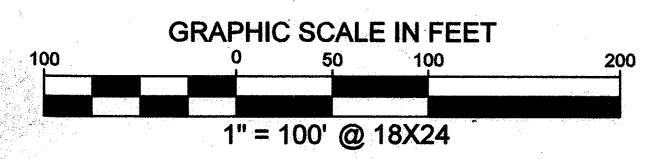
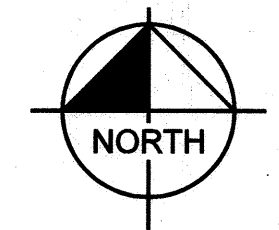
10101 Reunion Place, Suite 400 San Antonio, Texas 78216 FIRM # 10193973 Tel. No. (210) 541-9166 www.kimley-horn.com

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
N/A	DJG	JGM	12/21/2023	069255706	5 OF 5

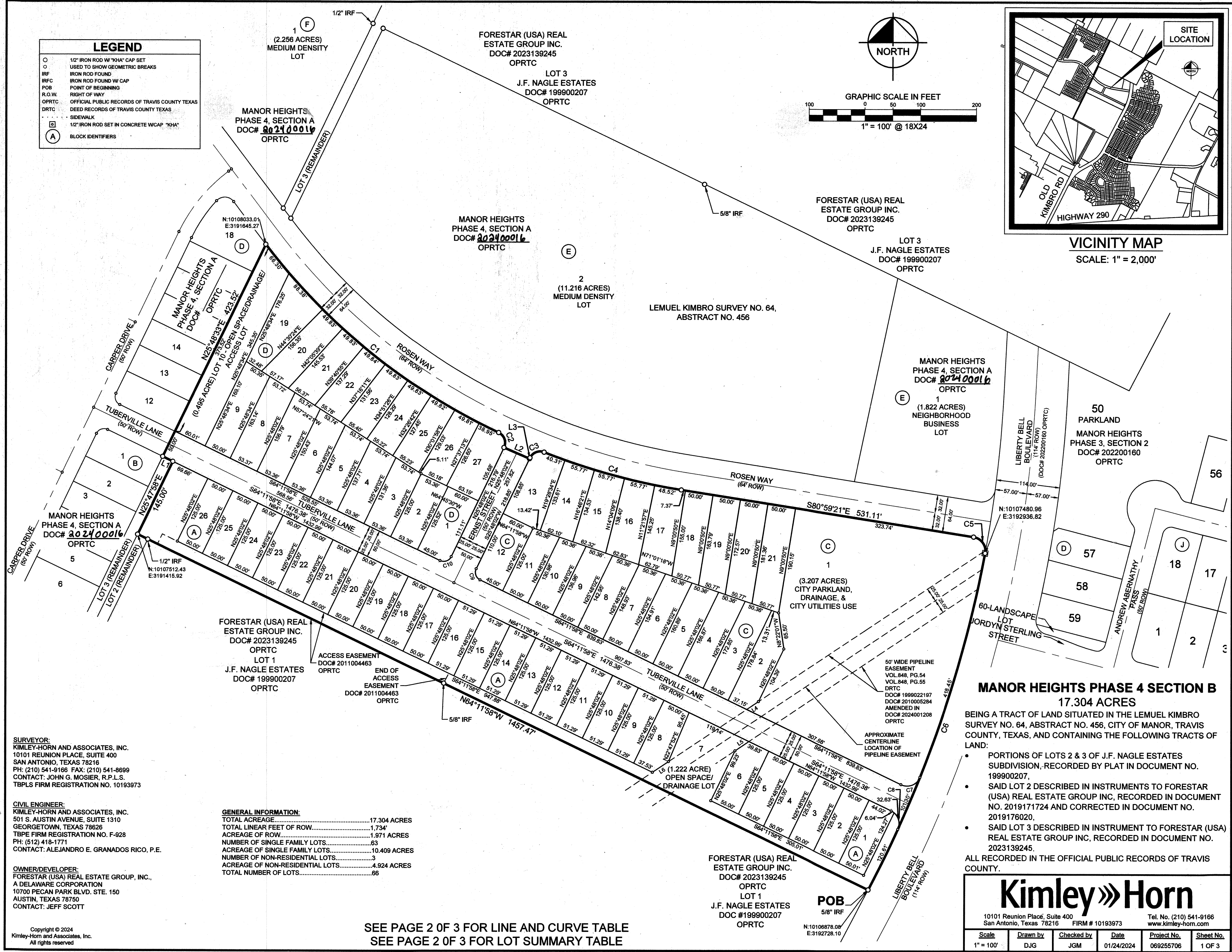
202400047

LEGEND

- 1/2" IRON ROD W/ "KHA" CAP SET
- USED TO SHOW GEOMETRIC BREAKS
- IRF IRON ROD FOUND
- IRFC IRON ROD FOUND W/ CAP
- POB POINT OF BEGINNING
- R.O.W. RIGHT OF WAY
- OPRTC OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY TEXAS
- DRTC DEED RECORDS OF TRAVIS COUNTY TEXAS
- SIDEWALK
- 1/2" IRON ROD SET IN CONCRETE W/ CAP "KHA"
- (A) BLOCK IDENTIFIERS



VICINITY MAP
SCALE: 1" = 2,000'



SURVEYOR:
KIMLEY-HORN AND ASSOCIATES, INC.
10101 REUNION PLACE, SUITE 400
SAN ANTONIO, TEXAS 78216
PH: (210) 541-9166 FAX: (210) 541-8699
CONTACT: JOHN G. MOSIER, R.P.L.S.
TBPLS FIRM REGISTRATION NO. 10193973

CIVIL ENGINEER:
KIMLEY-HORN AND ASSOCIATES, INC.
501 S. AUSTIN AVENUE, SUITE 1310
GEORGETOWN, TEXAS 78628
TBPE FIRM REGISTRATION NO. F-928
PH: (512) 418-1771
CONTACT: ALEJANDRO E. GRANADOS RICO, P.E.

OWNER/DEVELOPER:
FORESTAR (USA) REAL ESTATE GROUP, INC.,
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750
CONTACT: JEFF SCOTT

GENERAL INFORMATION:

TOTAL ACREAGE	17.304 ACRES
TOTAL LINEAR FEET OF ROW	1,734'
ACREAGE OF ROW	1.971 ACRES
NUMBER OF SINGLE FAMILY LOTS	63
ACREAGE OF SINGLE FAMILY LOTS	10.409 ACRES
NUMBER OF NON-RESIDENTIAL LOTS	3
ACREAGE OF NON-RESIDENTIAL LOTS	4.924 ACRES
TOTAL NUMBER OF LOTS	66

SEE PAGE 2 OF 3 FOR LINE AND CURVE TABLE
SEE PAGE 2 OF 3 FOR LOT SUMMARY TABLE

MANOR HEIGHTS PHASE 4 SECTION B
17.304 ACRES

BEING A TRACT OF LAND SITUATED IN THE LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND CONTAINING THE FOLLOWING TRACTS OF LAND:

- PORTIONS OF LOTS 2 & 3 OF J.F. NAGLE ESTATES SUBDIVISION, RECORDED BY PLAT IN DOCUMENT NO. 199900207,
- SAID LOT 2 DESCRIBED IN INSTRUMENTS TO FORESTAR (USA) REAL ESTATE GROUP INC, RECORDED IN DOCUMENT NO. 2019171724 AND CORRECTED IN DOCUMENT NO. 2019176020,
- SAID LOT 3 DESCRIBED IN INSTRUMENT TO FORESTAR (USA) REAL ESTATE GROUP INC, RECORDED IN DOCUMENT NO. 2023139245.

ALL RECORDED IN THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY.

Kimley»Horn

10101 Reunion Place, Suite 400
San Antonio, Texas 78216 FIRM # 10193973
Tel. No. (210) 541-9166
www.kimley-horn.com

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 100'	DJG	JGM	01/24/2024	069255706	1 OF 3

DWG NAME: K:\SNA_SURVEY\MANOR HEIGHTS DEVELOPMENT\069255706-MANOR HTS PHASE 4DWG\PLAT\MANOR HEIGHTS, PHASE 4, SECTION B.DWG PLOTTED BY: GONZALEZ, DAVID 1/24/2024 5:33 PM LAST SAVED: 1/24/2024 4:58 PM

LOT TABLE		
LOT NO.	ACRES	SQ. FT.
BLOCK A LOT 1	0.143	6,250
BLOCK A LOT 2	0.143	6,250
BLOCK A LOT 3	0.143	6,250
BLOCK A LOT 4	0.143	6,250
BLOCK A LOT 5	0.143	6,250
BLOCK A LOT 6	0.153	6,679
BLOCK A LOT 7 - OPEN SPACE/DRAINAGE LOT	1.222	53,211
BLOCK A LOT 8	0.146	6,377
BLOCK A LOT 9	0.147	6,412
BLOCK A LOT 10	0.147	6,412
BLOCK A LOT 11	0.147	6,412
BLOCK A LOT 12	0.147	6,412
BLOCK A LOT 13	0.147	6,412
BLOCK A LOT 14	0.147	6,412
BLOCK A LOT 15	0.147	6,412
BLOCK A LOT 16	0.147	6,412
BLOCK A LOT 17	0.143	6,250
BLOCK A LOT 18	0.143	6,250
BLOCK A LOT 19	0.143	6,250
BLOCK A LOT 20	0.143	6,250
BLOCK A LOT 21	0.143	6,250
BLOCK A LOT 22	0.143	6,250
BLOCK A LOT 23	0.143	6,250
BLOCK A LOT 24	0.143	6,250
BLOCK A LOT 25	0.143	6,250
BLOCK A LOT 26	0.143	6,250
BLOCK C LOT 1 - CITY PARKLAND/DRAINAGE/CITY UTILITES USE LOT	3.207	139,677
BLOCK C LOT 2	0.181	7,873
BLOCK C LOT 3	0.202	8,792
BLOCK C LOT 4	0.195	8,493
BLOCK C LOT 5	0.188	8,194
BLOCK C LOT 6	0.181	7,895
BLOCK C LOT 7	0.174	7,596
BLOCK C LOT 8	0.168	7,297
BLOCK C LOT 9	0.161	6,998

LOT TABLE		
LOT NO.	ACRES	SQ. FT.
BLOCK C LOT 10	0.154	6,699
BLOCK C LOT 11	0.147	6,400
BLOCK C LOT 12	0.171	7,452
BLOCK C LOT 13	0.198	8,632
BLOCK C LOT 14	0.181	7,886
BLOCK C LOT 15	0.184	8,035
BLOCK C LOT 16	0.192	8,369
BLOCK C LOT 17	0.203	8,839
BLOCK C LOT 18	0.183	7,970
BLOCK C LOT 19	0.193	8,409
BLOCK C LOT 20	0.203	8,848
BLOCK C LOT 21	0.213	9,288
BLOCK D LOT 1	0.172	7,501
BLOCK D LOT 2	0.153	6,684
BLOCK D LOT 3	0.157	6,840
BLOCK D LOT 4	0.165	7,179
BLOCK D LOT 5	0.173	7,518
BLOCK D LOT 6	0.180	7,858
BLOCK D LOT 7	0.188	8,197
BLOCK D LOT 8	0.196	8,534
BLOCK D LOT 9	0.191	8,306
BLOCK D LOT 10 - OPEN SPACE/DRAINAGE/ACCESS LOT	0.495	21,550
BLOCK D LOT 19	0.223	9,692
BLOCK D LOT 20	0.183	7,988
BLOCK D LOT 21	0.171	7,456
BLOCK D LOT 22	0.162	7,068
BLOCK D LOT 23	0.157	6,819
BLOCK D LOT 24	0.154	6,705
BLOCK D LOT 25	0.154	6,724
BLOCK D LOT 26	0.154	6,715
BLOCK D LOT 27	0.175	7,622
RIGHT-OF-WAY	1.971	85,836
SECTION B BOUNDARY	17.304	753,742

A METES AND BOUNDS
DESCRIPTION OF A
17.304 ACRE TRACT OF LAND

BEING A 17.304 ACRE (753,742 SQUARE FEET) TRACT OF LAND SITUATED IN THE LEMUEL KIMBRO SURVEY NUMBER 64, ABSTRACT NUMBER 456, CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND CONTAINING THE FOLLOWING TRACTS OF LAND:

- PORTIONS OF LOTS 2 & 3 OF J.F. NAGLE ESTATES SUBDIVISION, RECORDED BY PLAT IN DOCUMENT NO. 199900207.
- SAID LOT 2 DESCRIBED IN INSTRUMENTS TO FORESTAR (USA) REAL ESTATE GROUP INC, RECORDED IN DOCUMENT NO. 2019171724 AND CORRECTED IN DOCUMENT NO. 2019176020.
- SAID LOT 3 DESCRIBED IN INSTRUMENT TO FORESTAR (USA) REAL ESTATE GROUP INC, RECORDED IN DOCUMENT NO. 2023139245.

AND DESCRIBED IN SAID INSTRUMENTS TO FORESTAR (USA) REAL ESTATE GROUP INC., RECORDED IN THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 5/8-INCH IRON ROD FOUND MARKING THE NORTHEAST CORNER OF LOT 1 OF J.F. NAGLE ESTATES SUBDIVISION, PLAT OF WHICH IS RECORDED IN DOCUMENT NO. 199900207 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, AND MARKING THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, ALONG THE COMMON BOUNDARY LINE OF SAID LOT 1 AND LOT 2, THE FOLLOWING FOUR (4) COURSES AND DISTANCES:

1. NORTH 64°11'58" WEST, 145.47 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR CORNER;
2. NORTH 25°47'58" EAST, 145.00 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR CORNER;
3. NORTH 64°11'58" WEST, 20.15 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR CORNER;
4. NORTH 25°48'33" EAST, 423.52 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR CORNER ON THE WESTERLY BOUNDARY LINE OF LOT 3 OF SAID J.F. NAGLE ESTATES SUBDIVISION.

THENCE, DEPARTING THE WEST BOUNDARY LINE OF SAID LOT 3, AND CROSSING INTO SAID LOT 2, THE FOLLOWING NINE (9) COURSES AND DISTANCES:

1. IN A SOUTHEASTERLY DIRECTION ALONG A NON-TANGENT CURVE TO THE LEFT, HAVING A RADIUS OF 1132.00 FEET, A CHORD SOUTH 51°06'14" EAST, 537.25 FEET, A CENTRAL ANGLE OF 27°27'17", AND AN ARC LENGTH OF 542.42 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR POINT OF TANGENCY;
2. IN A SOUTHERLY DIRECTION ALONG A REVERSE TANGENT CURVE TO THE RIGHT, HAVING A RADIUS OF 20.00 FEET, A CHORD SOUTH 19°30'55" EAST, 28.44 FEET, A CENTRAL ANGLE OF 90°37'54", AND AN ARC LENGTH OF 31.64 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR POINT OF TANGENCY;
3. SOUTH 66°33'33" EAST, 50.04 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR CORNER;
4. NORTH 25°48'02" EAST, 1.84 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR CURVATURE;
5. IN A EASTERLY DIRECTION ALONG A TANGENT CURVE TO THE RIGHT, HAVING A RADIUS OF 20.00 FEET, A CHORD OF NORTH 68°36'54" EAST, 27.19 FEET, A CENTRAL ANGLE OF 85°37'45", AND AN ARC LENGTH OF 29.89 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR POINT OF TANGENCY;
6. IN A EASTERLY DIRECTION ALONG A REVERSE TANGENT CURVE TO THE LEFT, HAVING A RADIUS OF 1182.00 FEET, A CHORD SOUTH 74°46'42" EAST, 255.64 FEET, A CENTRAL ANGLE OF 12°24'57", AND AN ARC LENGTH OF 256.14 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR POINT OF TANGENCY;
7. SOUTH 80°59'21" EAST, 531.11 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR CURVATURE;
8. IN A SOUTHEASTERLY DIRECTION ALONG A NON-TANGENT CURVE TO THE RIGHT, HAVING A RADIUS OF 25.00 FEET, A CHORD SOUTH 35°13'36" EAST, 35.82 FEET, A CENTRAL ANGLE OF 91°30'23", AND AN ARC LENGTH OF 39.93 FEET TO A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "KHA" SET FOR CORNER;
9. IN A SOUTHERLY DIRECTION ALONG A NON-TANGENT CURVE TO THE RIGHT, HAVING A RADIUS OF 2143.05 FEET, A CHORD SOUTH 19°05'45" WEST, 637.99 FEET, A CENTRAL ANGLE OF 17°07'14", AND AN ARC LENGTH OF 640.37 FEET TO THE POINT OF BEGINNING, AND CONTAINING 17.304 ACRES OF LAND IN TRAVIS COUNTY, TEXAS. THE BASIS OF THIS DESCRIPTION IS THE TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE (FIPS 4203) (NAD'83). ALL DISTANCES ARE ON THE SURFACE AND SHOWN IN U.S. SURVEY FEET. THE COMBINED SURFACE TO GRID SCALE FACTOR IS 0.99992097045. THIS DESCRIPTION WAS GENERATED ON 6/14/2022 AT 9:29 AM, BASED ON GEOMETRY IN THE DRAWING FILE K:\SNA_SURVEY\MANOR HEIGHTS DEVELOPMENT\069255706-MANOR HTS PHASE 4\DWG\PLATSMANOR HEIGHTS, PHASE 4, SECTION B.DWG, IN THE OFFICE OF KIMLEY-HORN AND ASSOCIATES IN SAN ANTONIO, TEXAS.

CURVE TABLE					
NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD
C1	27°27'17"	1132.00'	542.42'	S51°06'14"E	537.25'
C2	90°37'54"	20.00'	31.64'	S19°30'55"E	28.44'
C3	85°37'45"	20.00'	29.89'	N68°36'54"E	27.19'
C4	12°24'57"	1182.00'	256.14'	S74°46'42"E	255.64'
C5	91°30'23"	25.00'	39.93'	S35°13'36"E	35.82'
C6	17°07'14"	2143.05'	640.37'	S19°05'45"W	637.99'
C7	94°04'39"	25.00'	41.05'	N68°45'42"E	36.59'
C8	88°37'52"	25.00'	38.67'	S19°53'02"E	34.93'
C9	90°00'00"	15.00'	23.56'	S19°11'58"E	21.21'
C10	90°00'00"	15.00'	23.56'	N70°48'02"E	21.21'

LINE TABLE		
NO.	BEARING	LENGTH
L1	N64°11'58"W	20.15'
L2	S66°33'33"E	50.04'
L3	N25°48'02"E	1.84'
L4	N56°17'09"E	25.34'
L5	N56°17'09"E	29.91'
L6	N56°17'09"E	34.44'

SURVEYOR:
KIMLEY-HORN AND ASSOCIATES, INC.
10101 REUNION PLACE, SUITE 400
SAN ANTONIO, TEXAS 78216
PH: (210) 541-9166 FAX: (210) 541-8699
CONTACT: JOHN G. MOSIER, R.P.L.S.
TBPLS FIRM REGISTRATION NO. 10193973

CIVIL ENGINEER:
KIMLEY-HORN AND ASSOCIATES, INC.
501 S. AUSTIN AVENUE, SUITE 1310
GEORGETOWN, TEXAS 78626
TBPE FIRM REGISTRATION NO. F-928
PH: (512) 418-1771
CONTACT: ALEJANDRO E. GRANADOS RICO, P.E.

OWNER/DEVELOPER:
FORESTAR (USA) REAL ESTATE GROUP, INC.,
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750
CONTACT: JEFF SCOTT

MANOR HEIGHTS PHASE 4 SECTION B
17.304 ACRES

BEING A TRACT OF LAND SITUATED IN THE LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND CONTAINING THE FOLLOWING TRACTS OF LAND:

- PORTIONS OF LOTS 2 & 3 OF J.F. NAGLE ESTATES SUBDIVISION, RECORDED BY PLAT IN DOCUMENT NO. 199900207.
- SAID LOT 2 DESCRIBED IN INSTRUMENTS TO FORESTAR (USA) REAL ESTATE GROUP INC, RECORDED IN DOCUMENT NO. 2019171724 AND CORRECTED IN DOCUMENT NO. 2019176020.
- SAID LOT 3 DESCRIBED IN INSTRUMENT TO FORESTAR (USA) REAL ESTATE GROUP INC, RECORDED IN DOCUMENT NO. 2023139245.

ALL RECORDED IN THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY.

Kimley»Horn

10101 Reunion Place, Suite 400
San Antonio, Texas 78216 FIRM # 10193973

Tel. No. (210) 541-9166
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Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 100'	DJG	JGM	01/24/2024	069255706	2 OF 3

202400047

THE STATE OF TEXAS §
KNOW ALL MEN BY THESE PRESENTS: §
COUNTY OF TRAVIS §

WHEREAS, FORESTAR (USA) REAL ESTATE GROUP INC., THE OWNER OF 17.304 ACRE TRACT LOCATED IN THE LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, CITY OF MANOR, TRAVIS COUNTY, TEXAS, BEING A PORTION OF LOT 2 CONVEYED TO FORESTAR (USA) REAL ESTATE GROUP INC., AS DESCRIBED IN DOCUMENT NO. 2019171724 AND CORRECTED IN DOCUMENT NO. 2019176020, A PORTION OF LOT 3 CONVEYED TO FORESTAR (USA) REAL ESTATE GROUP INC., AS DESCRIBED IN DOCUMENT NO. 2023139245, LOT 2 AND LOT 3 OF THE J.F. NAGLE ESTATES SUBDIVISION RECORDED IN DOCUMENT NO. 199900207, ALL OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, AND DO HEREBY SUBDIVIDE SAID, HAVING BEEN APPROVED FOR SUBDIVISION, PURSUANT TO THE PUBLIC NOTIFICATION AND HEARING PROVISION OF CHAPTER 212 AND 232 OF THE LOCAL GOVERNMENT CODE.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS: THAT THE UNDERSIGNED OWNER OF THE LAND SHOWN ON THIS PLAN, AND DESIGNATED HEREIN AS "MANOR HEIGHTS PHASE 4 SECTION B" OF THE CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND WHOSE NAME IS SUBSCRIBED HERETO, HEREBY SUBDIVIDES SAID 17.304 ACRES OF LAND OF SAID IN ACCORDANCE WITH THE ATTACHED MAP OR PLAT TO BE KNOWN AS "MANOR HEIGHTS PHASE 4 SECTION B" AND DO HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS AND PUBLIC EASEMENTS THEREON SHOWN FOR THE PURPOSED AND CONSIDERATION THEREIN EXPRESSED: SUBJECT TO ANY EASEMENT OR RESTRICTIONS HERETOFORE GRANTED AND NOT RELEASED.

WITNESS MY HAND THIS DAY February 13th 2024

BY: Michael Conde
FORESTAR (USA) REAL ESTATE GROUP INC.,
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750

THE STATE OF Texas §
COUNTY OF Bexar §

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED Michael Conde TO ME TO BE THE PERSON OR AGENT WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY HEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 13 DAY OF February, 2024

NOTARY PUBLIC
NOTARY REGISTRATION NUMBER 131449405
MY COMMISSION EXPIRES: 02-12-2026
COUNTY OF Bexar
THE STATE OF Texas

STATE OF TEXAS §
COUNTY OF TRAVIS §

I, ALEJANDRO E. GRANADOS RICO, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF ENGINEERING, AND HEREBY CERTIFY THAT THIS PLAT IS FEASIBLE FROM AN ENGINEERING STAND POINT AND COMPLIES WITH THE ENGINEERING RELATED PORTION OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

THIS SITE IS LOCATED IN THE COTTONWOOD CREEK WATERSHED.

NO PORTION OF THIS SITE LIES WITHIN THE BOUNDARIES OF THE 100 YEAR FLOODPLAIN AS SHOWN ON THE FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 48453C0505H, EFFECTIVE DATE SEPTEMBER 28, 2008, TRAVIS COUNTY, TEXAS AND INCORPORATED AREAS.

Alejandro E. Granados Rico
ALEJANDRO E. GRANADOS RICO, P.E.
REGISTERED PROFESSIONAL ENGINEER No. 130084
KIMLEY-HORN AND ASSOCIATES, INC.
501 S. AUSTIN AVENUE, SUITE 1310
GEORGETOWN, TEXAS 78626

STATE OF TEXAS §
COUNTY OF BEXAR §

I, JOHN G. MOSIER, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING, AND HEREBY CERTIFY THAT THIS PLAT COMPLIES WITH THE SURVEYING RELATED PORTIONS OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE IS TRUE AND CORRECT, AND WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

John G. Mosier 2-13-2024
JOHN G. MOSIER
REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 6330 - State of Texas
10101 Reunion Place, Suite 400
San Antonio, Texas 78216
Ph. 210-321-3402
greg.mosier@kimley-horn.com

SURVEYOR'S NOTES:

- ALL PROPERTY CORNERS OF THE LOTS IN THIS SUBDIVISION WILL BE MONUMENTED AFTER ROAD CONSTRUCTION AND PRIOR TO LOTS SALES WITH A 1/2-INCH IRON ROD WITH RED PLASTIC CAP STAMPED "KHA", UNLESS OTHERWISE NOTED.
- THE BEARINGS AND COORDINATES SHOWN HEREON ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM GRID, CENTRAL ZONE (FIPS 4203) (NAD'83), AS DETERMINED BY THE GLOBAL POSITIONING SYSTEM (GPS).
- ALL DISTANCES ARE ON THE SURFACE. TO CONVERT SURFACE DISTANCES TO THE GRID, APPLY THE COMBINED SURFACE TO GRID SCALE FACTOR OF 0.99992097045. THE UNIT OF LINEAR MEASUREMENT IS U.S. SURVEY FEET.

GENERAL NOTES:

- PROPERTY OWNERS OF THE LOTS ON WHICH THE PUBLIC UTILITY EASEMENT OR THE UNDERGROUND STORM WATER DRAINAGE FACILITIES EASEMENT ARE LOCATED AS SHOWN ON THIS PLAT SHALL PROVIDE ACCESS TO THE CITY OF MANOR IN ORDER FOR THE CITY OF MANOR TO INSPECT AND MAINTAIN THE UNDERGROUND FACILITIES LOCATED WITHIN ANY OF SUCH EASEMENTS.
- A 10' PUBLIC UTILITY EASEMENT IS HEREBY DEDICATED ALONG AND ADJACENT TO ALL STREET RIGHTS OF WAY.
- PUBLIC SIDEWALKS BUILT TO CITY OF MANOR STANDARDS, ARE REQUIRED ALONG ALL STREETS WITHIN THIS SUBDIVISION, THESE SIDEWALKS SHALL BE IN PLACE PRIOR TO THE ADJOINING LOT BEING OCCUPIED, FAILURE TO CONSTRUCT THE REQUIRED SIDEWALKS MAY RESULT IN THE WITHHOLDING OF CERTIFICATES OF OCCUPANCY, BUILDING PERMITS, OR UTILITY CONNECTIONS BY THE COVERING BODY OR UTILITY COMPANY.
- DRIVEWAY AND DRAINAGE CONSTRUCTION STANDARDS SHALL BE IN ACCORDANCE WITH THE REQUIREMENT OF THE CITY OF MANOR STANDARDS UNLESS OTHERWISE SPECIFIED AND APPROVE BY THE CITY OF MANOR.
- NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTION IS MADE TO THE CITY OF MANOR WATER AND WASTEWATER SYSTEM.
- NO BUILDINGS SHALL BE CONSTRUCTED OR MAINTAINED WITHIN THE PUBLIC UTILITIES EASEMENTS OR THE UNDERGROUND STORM WATER FACILITIES EASEMENT WITHOUT THE PRIOR WRITTEN APPROVAL OF THE CITY OF MANOR. THE CITY OF MANOR IS NOT RESPONSIBLE FOR THE DAMAGE TO OR REPLACING ANY PORTIONS OF ANY FENCING, LANDSCAPING OR OTHER IMPROVEMENTS CONSTRUCTED WITHIN ANY OF SUCH EASEMENTS WHICH WERE NOT APPROVED BY THE CITY OF MANOR BEFORE THEIR CONSTRUCTION DUE TO THE NECESSARY AND CUSTOMARY WORK BY THE CITY OF MANOR IN REPAIRING, MAINTAINING, OR REPLACING THE UNDERGROUND PIPES AND RELATED FACILITIES WITHIN SUCH EASEMENTS.
- ALL STREETS, DRAINAGE IMPROVEMENTS, SIDEWALKS, WATER AND WASTEWATER LINES, AND EROSION CONTROLS SHALL BE CONSTRUCTED AND INSTALLED TO CITY OF MANOR STANDARDS.
- EROSION CONTROLS ARE REQUIRED FOR ALL CONSTRUCTION ON INDIVIDUAL LOTS, INCLUDING DETACHED SINGLE FAMILY IN ACCORDANCE WITH SECTION 1.4.0 OF THE CITY OF AUSTIN ENVIRONMENTAL CRITERIA MANUAL.
- ALL STREETS IN THE SUBDIVISION SHALL BE CONSTRUCTED TO CITY OF MANOR URBAN STREET STANDARDS. ALL STREETS WILL BE CONSTRUCTED WITH CURB AND GUTTER.
- PRIOR TO CONSTRUCTION, EXCEPT DETACHED SINGLE FAMILY ON ANY LOT IN THIS SUBDIVISION, A SITE DEVELOPMENT PERMIT MUST BE OBTAINED FROM THE CITY OF MANOR.
- THE SUBDIVISION OWNER/DEVELOPER AS IDENTIFIED ON THIS PLAN IS RESPONSIBLE FOR POSTING FISCAL SURVEY FOR THE CONSTRUCTION OF ALL SIDEWALKS AS SHOWN OR LISTED ON THE PLAN, WHETHER INSTALLED BY THE OWNER/DEVELOPER OR INDIVIDUAL HOMEBUILDERS. IT IS THE RESPONSIBILITY OF THE OWNER/DEVELOPER TO ENSURE ALL SIDEWALKS ARE ADA COMPLIANT UNLESS A WAIVER HAS BEEN GRANTED BY THE TEXAS DEPARTMENT OF LICENSING AND REGULATION.
- THE BUILDING SETBACK LINES SHALL COMPLY WITH THE APPROVED MANOR HEIGHTS PUD ARE AS FOLLOWS:
(SEE TYPICAL SETBACK DETAIL)
FRONT YARD - 20'
REAR YARD - 10'
SIDE YARD - 5'
STREET SIDE YARD - 15'
- THE HOME OWNERS ASSOCIATION, AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA") SHALL BE RESPONSIBLE FOR MAINTENANCE OF ALL NON-RESIDENTIAL LOTS THAT ARE DEDICATED TO THE HOA.
- PER THE APPROVED MANOR HEIGHTS PUD, MINIMUM SINGLE-FAMILY RESIDENTIAL LOT SHALL BE 6250 SQ. FT. WITHIN PUD-SF-1 AND 3300 SQ. FT. WITHIN PUD-MEDIUM DENSITY. THE MINIMUM HOME SIZES WILL COMPLY WITH THOSE SET FORTH IN THE MANOR HEIGHTS PUD OF 1500 SQ. FT.
- LOT 7, BLOCK A, OPEN SPACE/DRAINAGE LOT, AND LOT 10, BLOCK D, ACCESS/PUBLIC UTILITY EASEMENT LOT, ARE TO BE DEDICATED TO THE HOMEOWNER'S ASSOCIATION. THE HOMEOWNER'S ASSOCIATION AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA") SHALL BE RESPONSIBLE FOR MOWING, MAINTAINING, AND LANDSCAPING IN THE DRAINAGE LOTS.
- DEDICATION AND CONVEYANCE LOT 1, BLOCK C, PARKLAND SHALL BE MADE TO THE CITY OF MANOR, TEXAS IN ACCORDANCE WITH THAT CERTAIN DEVELOPMENT AGREEMENT (MANOR HEIGHTS) DATED EFFECTIVE NOVEMBER 7, 2018, AS AMENDED (THE "DEVELOPMENT AGREEMENT"), THE OWNER/DEVELOPER SHALL ENTER INTO A LICENSE AGREEMENT WITH THE CITY IN SUBSTANTIALLY THE FORM PROVIDED IN THE DEVELOPMENT AGREEMENT. THE CITY SHALL BE RESPONSIBLE FOR MAINTENANCE OF LOT 1, BLOCK C, PARKLAND UPON THE TERMINATION OF THE LICENSE AGREEMENT OR THE TERMINATION OF THE MAINTENANCE PERIOD PROVIDED IN THE DEVELOPMENT AGREEMENT, WHICHEVER IS LONGER.
- ACCESS TO NON-RESIDENTIAL LOTS SHALL BE PROVIDED TO THE CITY WHERE MAINTENANCE IS REQUIRED TO BE PERFORMED BY THE CITY IN ACCORDANCE WITH THAT CERTAIN DEVELOPMENT AGREEMENT (MANOR HEIGHTS) DATED EFFECTIVE NOVEMBER 7, 2018.

CITY OF MANOR ACKNOWLEDGMENTS

THIS SUBDIVISION IS LOCATED WITHIN THE CITY OF MANOR CORPORATE CITY LIMITS AS OF THIS DATE, 4th DAY OF March, 2024

ACCEPTED AND AUTHORIZED FOR RECORD BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF MANOR, TEXAS, ON THIS THE DATE, 13th DAY OF Dec, 2023

APPROVED: Lakesha Small
LAKESHA SMALL, CHAIRPERSON

ATTEST: Lluvia T. Almaraz
LLUVIA T. ALMARAZ, CITY SECRETARY

ACCEPTED AND AUTHORIZED FOR RECORD BY THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS, ON THIS THE DATE, 13th DAY OF Dec, 2023

APPROVED: Dr. Christopher Harvey
DR. CHRISTOPHER HARVEY, MAYOR

ATTEST: Lluvia T. Almaraz
LLUVIA T. ALMARAZ, CITY SECRETARY

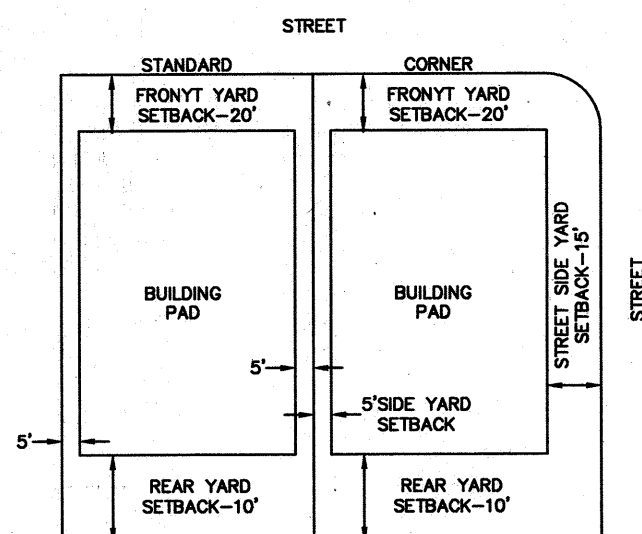
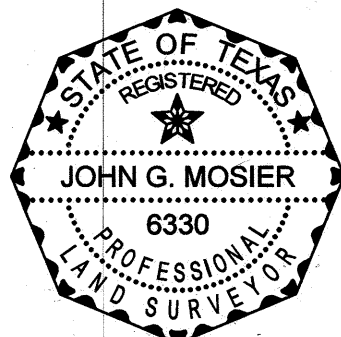
COUNTY OF TRAVIS:
STATE OF TEXAS:
KNOW ALL ME BY THESE PRESENTS:

I, DYANA LIMON - MERCADO, CLERK OF TRAVIS COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING AND ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THE DATE 25 DAY OF March, 2024, AT 1:34 O'CLOCK PM, DULY RECORDED ON THE DAY OF 25 DAY OF March, 2024 AT 0 O'CLOCK
IN THE PLAT RECORDS OF SAID COUNTY AND STATE IN DOCUMENT NUMBER 202400047 OFFICIAL RECORDS OF TRAVIS COUNTY, TEXAS.

WITNESS MY HAND AND SEAL OF OFFICE OF THE COUNTY CLERK, THIS 25 DAY OF March, 2024

DYANA LIMON - MERCADO, COUNTY CLERK, TRAVIS COUNTY, TEXAS

BY: Yesenia E.
DEPUTY



TYPICAL SETBACK DETAIL
NOT TO SCALE

SURVEYOR:
KIMLEY-HORN AND ASSOCIATES, INC.
10101 REUNION PLACE, SUITE 400
SAN ANTONIO, TEXAS 78216
PH: (210) 541-9166 FAX: (210) 541-8699
CONTACT: JOHN G. MOSIER, R.P.L.S.
TBPLS FIRM REGISTRATION NO. 10193973

CIVIL ENGINEER:
KIMLEY-HORN AND ASSOCIATES, INC.
501 S. AUSTIN AVENUE, SUITE 1310
GEORGETOWN, TEXAS 78626
TBPE FIRM REGISTRATION NO. F-928
PH: (512) 418-1771
CONTACT: ALEJANDRO E. GRANADOS RICO, P.E.

OWNER/DEVELOPER:
FORESTAR (USA) REAL ESTATE GROUP, INC.,
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750
CONTACT: JEFF SCOTT

MANOR HEIGHTS PHASE 4 SECTION B 17.304 ACRES

BEING A TRACT OF LAND SITUATED IN THE LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND CONTAINING THE FOLLOWING TRACTS OF LAND:

- PORTIONS OF LOTS 2 & 3 OF J.F. NAGLE ESTATES SUBDIVISION, RECORDED BY PLAT IN DOCUMENT NO. 199900207,
- SAID LOT 2 DESCRIBED IN INSTRUMENTS TO FORESTAR (USA) REAL ESTATE GROUP INC, RECORDED IN DOCUMENT NO. 2019171724 AND CORRECTED IN DOCUMENT NO. 2019176020,
- SAID LOT 3 DESCRIBED IN INSTRUMENT TO FORESTAR (USA) REAL ESTATE GROUP INC, RECORDED IN DOCUMENT NO. 2023139245,

ALL RECORDED IN THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY.

Kimley»Horn

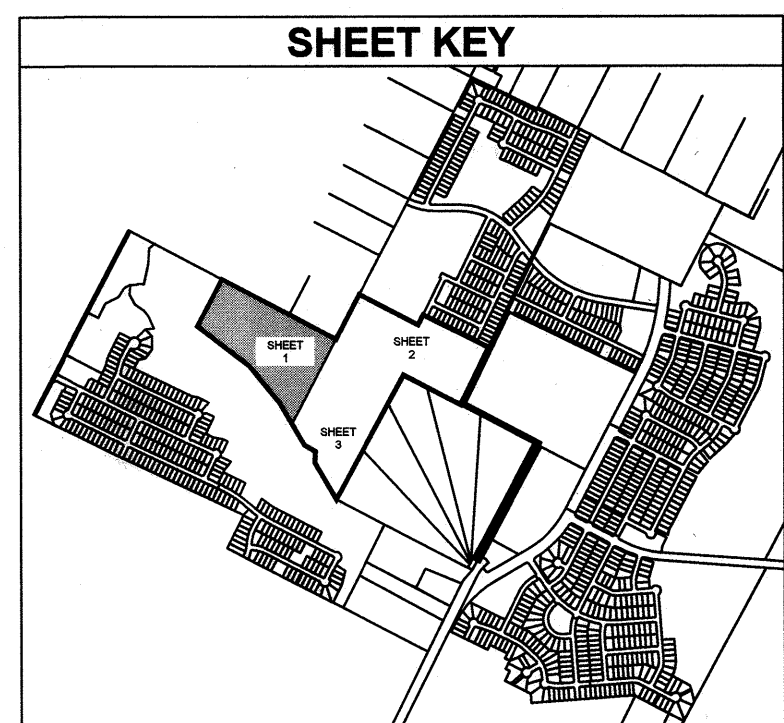
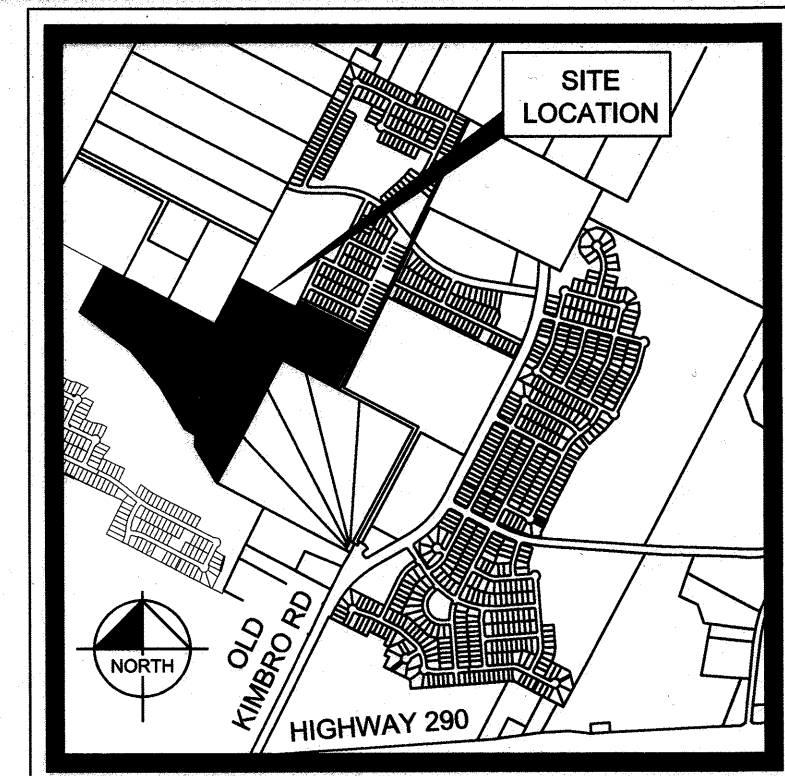
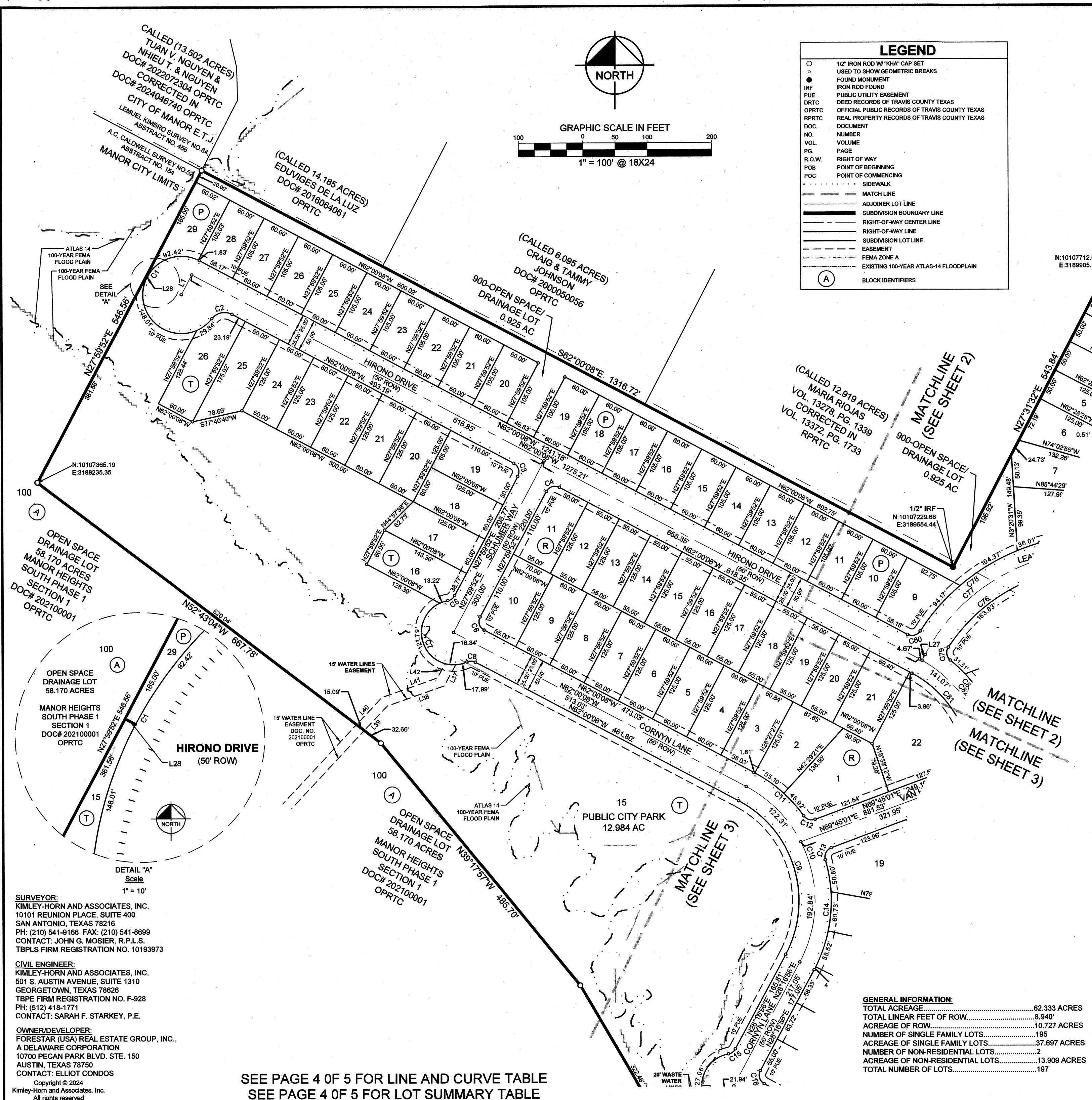
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Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
N/A	DJG	JGM	01/24/2024	069255706	3 OF 3

#155.00

10/03/2024

202400171



- SURVEYOR'S NOTES:**
- ALL PROPERTY CORNERS OF THE LOTS IN THIS SUBDIVISION WILL BE MONUMENTED AFTER ROAD CONSTRUCTION AND PRIOR TO LOTS SALES WITH A 1/2-INCH IRON ROD WITH RED PLASTIC CAP STAMPED "KHA", UNLESS OTHERWISE NOTED.
 - THE BEARINGS AND DISTANCES SHOWN HEREON ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM GRID, CENTRAL ZONE (FIPS 4203) (NAD'83), AS DETERMINED BY THE GLOBAL POSITIONING SYSTEM (GPS). ALL DISTANCES ARE ON THE SURFACE. TO CONVERT SURFACE DISTANCES TO THE GRID, APPLY THE COMBINED SURFACE TO GRID SCALE FACTOR OF 0.99992097045. THE UNIT OF LINEAR MEASUREMENT IS U.S. SURVEY FEET. ALL COORDINATES ARE SHOWN AS GRID VALUES.

MANOR HEIGHTS PHASE 5
62.333 ACRES
BEING A PORTION OF THAT CERTAIN 267.942 ACRE TRACT OF LAND SITUATED IN THE LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, AND A.C. CALDWELL SURVEY NO. 52, ABSTRACT 154, CITY OF MANOR, TRAVIS COUNTY, TEXAS, RECORDED IN DOCUMENT NO. 2019171724 AND CORRECTED IN DOCUMENT NO. 2019176020, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS

Kimley»Horn

10101 Reunion Place, Suite 400
San Antonio, Texas 78216 FIRM # 10193973 Tel. No. (210) 541-9166
www.kimley-horn.com

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 100'	DJG	JGM	6/13/2024	069313622	1 OF 5

SURVEYOR:
KIMLEY-HORN AND ASSOCIATES, INC.
10101 REUNION PLACE, SUITE 400
SAN ANTONIO, TEXAS 78216
PH: (210) 541-9166 FAX: (210) 541-8699
CONTACT: JOHN G. MOSIER, R.P.L.S.
TBPLS FIRM REGISTRATION NO. 10193973

CIVIL ENGINEER:
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501 S. AUSTIN AVENUE, SUITE 1310
GEORGETOWN, TEXAS 78626
TBPE FIRM REGISTRATION NO. F-928
PH: (512) 418-1771
CONTACT: SARAH F. STARKEY, P.E.

OWNER/DEVELOPER:
FORESTAR (USA) REAL ESTATE GROUP, INC.,
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750
CONTACT: ELLIOT CONDOS

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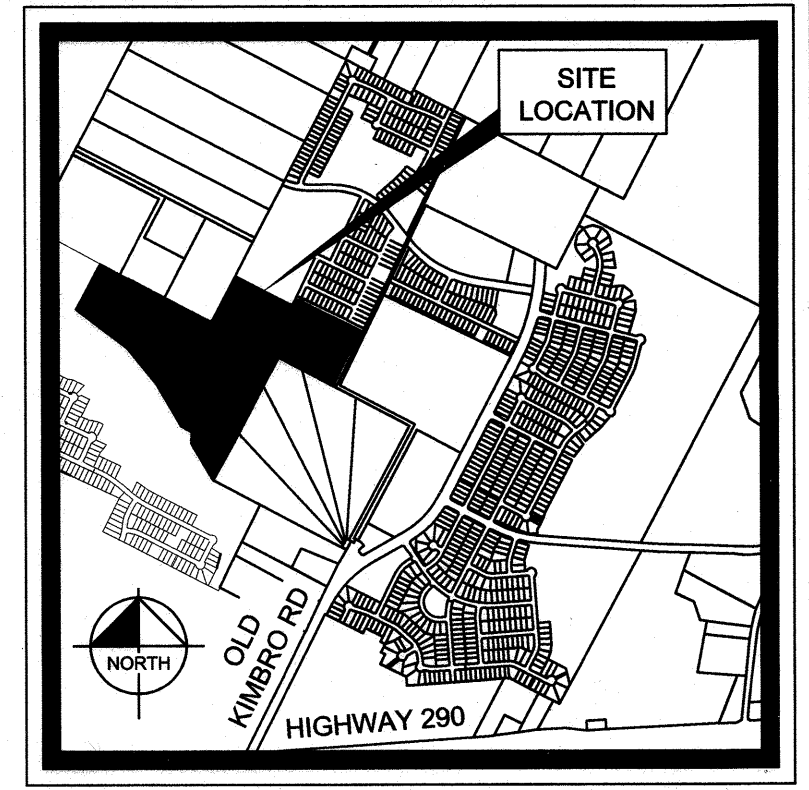
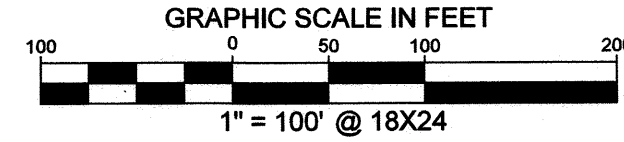
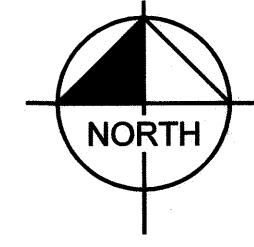
SEE PAGE 4 OF 5 FOR LINE AND CURVE TABLE
SEE PAGE 4 OF 5 FOR LOT SUMMARY TABLE

GENERAL INFORMATION:

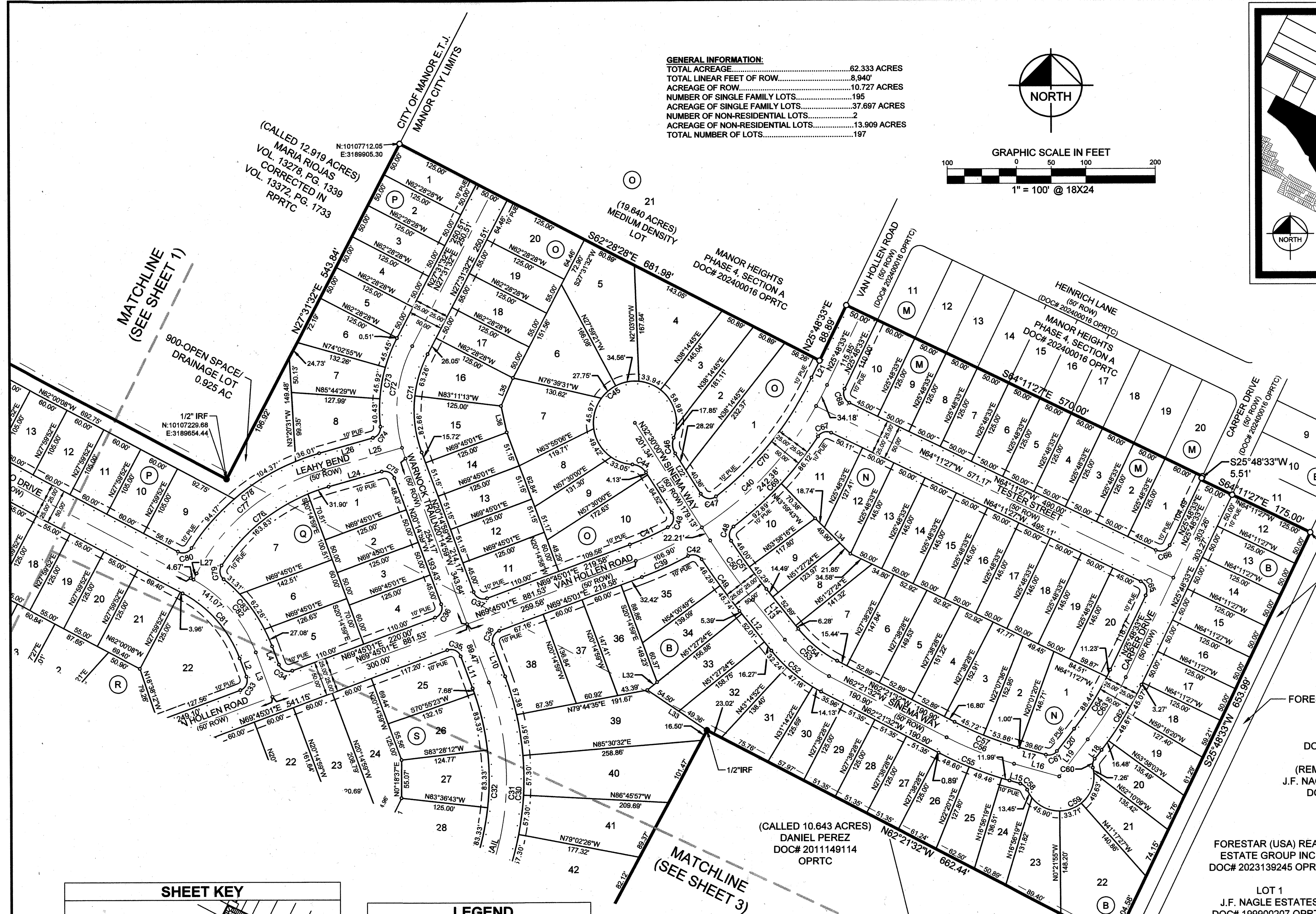
TOTAL ACREAGE.....	62.333 ACRES
TOTAL LINEAR FEET OF ROW.....	8,940'
ACREAGE OF ROW.....	10.727 ACRES
NUMBER OF SINGLE FAMILY LOTS.....	195
ACREAGE OF SINGLE FAMILY LOTS.....	37.697 ACRES
NUMBER OF NON-RESIDENTIAL LOTS.....	2
ACREAGE OF NON-RESIDENTIAL LOTS.....	13.909 ACRES
TOTAL NUMBER OF LOTS.....	197

DWG NAME: K:\SWA_SURVEY\MANOR HEIGHTS DEVELOPMENT\069313622-MANOR HTS PHASE 5\DWG\PLATS\MANOR HEIGHTS PHASE 5.DWG PLOTTED BY: GONZALEZ, DAVID 6/8/2024 12:52 PM LAST SAVED: 6/8/2024 12:50 PM

GENERAL INFORMATION:
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 TOTAL LINEAR FEET OF ROW.....8,940'
 ACRES OF ROW.....10.727 ACRES
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 ACRES OF SINGLE FAMILY LOTS.....37.697 ACRES
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 ACRES OF NON-RESIDENTIAL LOTS.....13.909 ACRES
 TOTAL NUMBER OF LOTS.....197



VICINITY MAP
 SCALE: 1" = 2,000'



FORESTAR (USA) REAL ESTATE GROUP INC.
 DOC# 2023139245 OPRTC

LOT 3
 J.F. NAGLE ESTATES
 DOC# 199900207 OPRTC

FORESTAR (USA) REAL ESTATE GROUP, INC.
 DOC# 2019171724
 CORRECTED IN
 DOC# 2019176020 OPRTC

(REMAINING PORTION) LOT 2
 J.F. NAGLE ESTATES SUBDIVISION
 DOC# 199900207 OPRTC

FORESTAR (USA) REAL ESTATE GROUP INC.
 DOC# 2023139245 OPRTC

LOT 1
 J.F. NAGLE ESTATES
 DOC# 199900207 OPRTC

MANOR HEIGHTS PHASE 5
 62.333 ACRES

BEING A PORTION OF THAT CERTAIN 267.942 ACRE TRACT OF LAND SITUATED IN THE LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, AND A.C. CALDWELL SURVEY NO. 52, ABSTRACT 154, CITY OF MANOR, TRAVIS COUNTY, TEXAS, RECORDED IN DOCUMENT NO. 2019171724 AND CORRECTED IN DOCUMENT NO. 2019176020, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS

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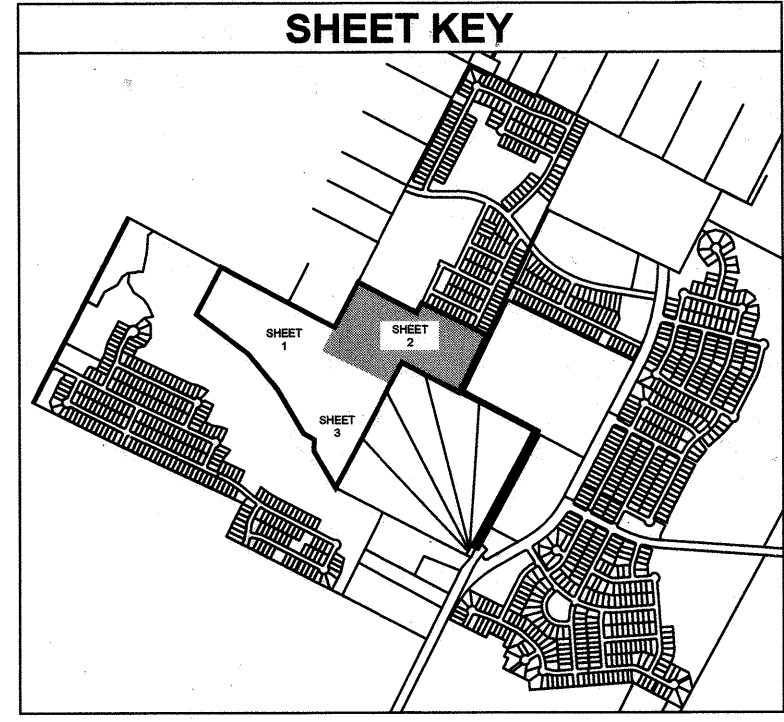
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Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 100'	DJG	JGM	6/13/2024	069313622	2 OF 5

MATCHLINE
 (SEE SHEET 1)

MATCHLINE
 (SEE SHEET 3)

SHEET KEY



LEGEND

- 1/2" IRON ROD W/ "KHA" CAP SET USED TO SHOW GEOMETRIC BREAKS
- FOUND MONUMENT
- IRON ROD FOUND
- PUBLIC UTILITY EASEMENT
- DEED RECORDS OF TRAVIS COUNTY TEXAS
- OPRTC OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY TEXAS
- RPRTC REAL PROPERTY RECORDS OF TRAVIS COUNTY TEXAS
- DOC. DOCUMENT
- NO. NUMBER
- VOL. VOLUME
- PG. PAGE
- R.O.W. RIGHT OF WAY
- POB POINT OF BEGINNING
- POC POINT OF COMMENCING
- SIDEWALK
- MATCH LINE
- ADJOINER LOT LINE
- SUBDIVISION BOUNDARY LINE
- RIGHT-OF-WAY CENTER LINE
- RIGHT-OF-WAY LINE
- SUBDIVISION LOT LINE
- EASEMENT
- FEMA ZONE A
- EXISTING 100-YEAR ATLAS-14 FLOODPLAIN
- Ⓐ BLOCK IDENTIFIERS

SURVEYOR'S NOTES:

- ALL PROPERTY CORNERS OF THE LOTS IN THIS SUBDIVISION WILL BE MONUMENTED AFTER ROAD CONSTRUCTION AND PRIOR TO LOTS SALES WITH A 1/2-INCH IRON ROD WITH RED PLASTIC CAP STAMPED "KHA", UNLESS OTHERWISE NOTED.
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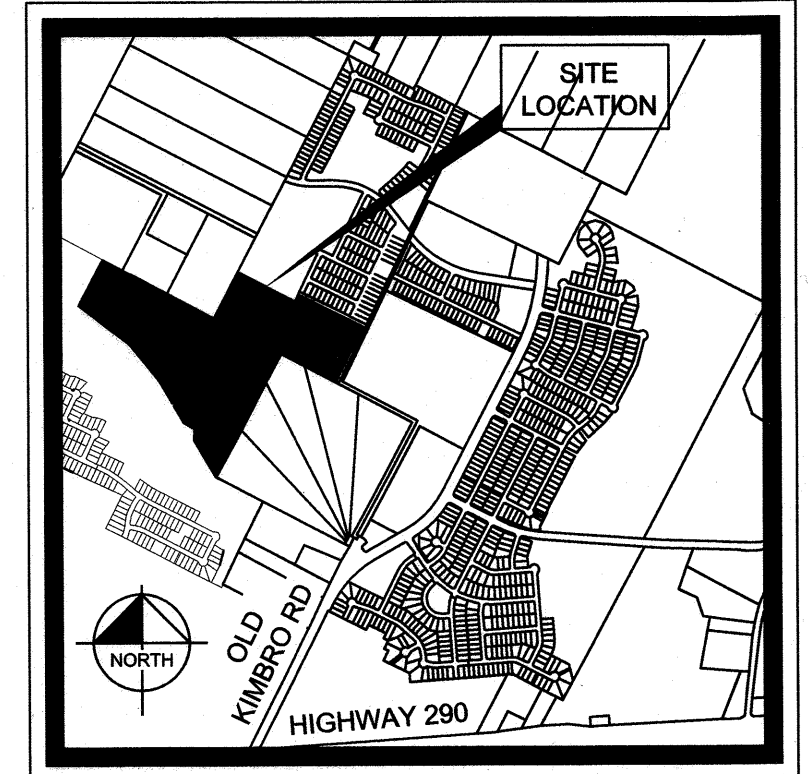
SEE PAGE 4 OF 5 FOR LINE AND CURVE TABLE
 SEE PAGE 4 OF 5 FOR LOT SUMMARY TABLE

LEGEND

- 1/2" IRON ROD W/ "KHA" CAP SET
○ USED TO SHOW GEOMETRIC BREAKS
● FOUND MONUMENT
● IRON ROD FOUND
● PUBLIC UTILITY EASEMENT
● DEED RECORDS OF TRAVIS COUNTY TEXAS
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● SUBDIVISION LOT LINE
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● FEMA ZONE A
● EXISTING 100-YEAR ATLAS-14 FLOODPLAIN
● BLOCK IDENTIFIERS

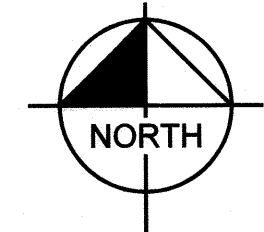
GENERAL INFORMATION:

TOTAL ACRES	62.333 ACRES
TOTAL LINEAR FEET OF ROW	8,940'
ACREAGE OF ROW	10,727 ACRES
NUMBER OF SINGLE FAMILY LOTS	195
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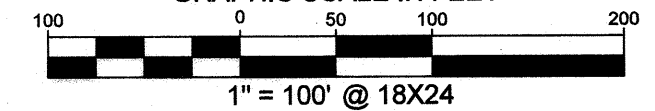


VICINITY MAP

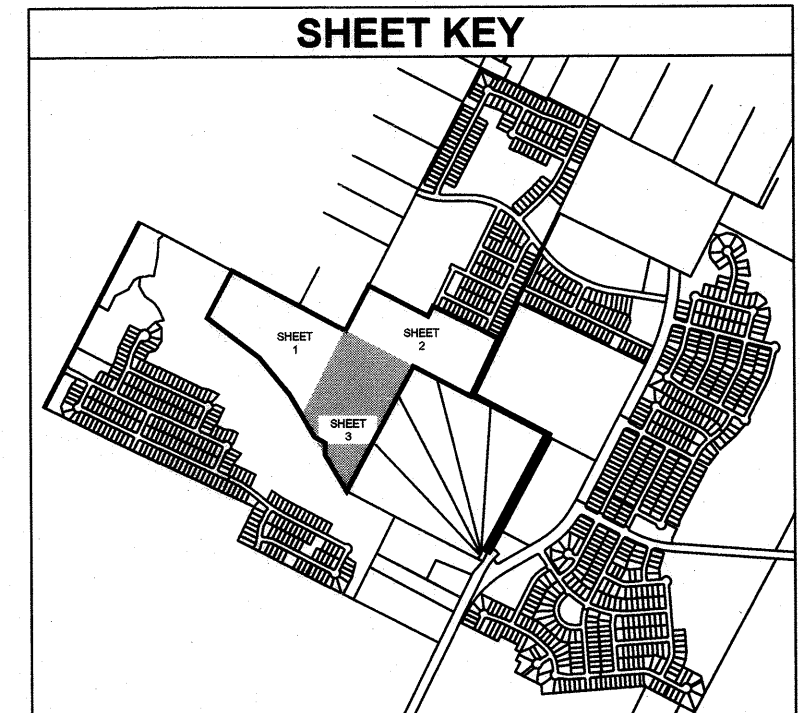
SCALE: 1" = 2,000'



GRAPHIC SCALE IN FEET



SHEET KEY



SURVEYOR'S NOTES:

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OPEN SPACE
DRAINAGE LOT
58.170 ACRES
MANOR HEIGHTS
SECTION 1
DOC# 202100001
OPRTC

PUBLIC CITY PARK
12.984 AC

(CALLED 10.1 ACRES)
TONY PARENT
ENTERPRISES INC.
DOC# 2007163554
OPRTC

(CALLED 9.98 ACRES)
BRIAN S. SCHNEIDER
DOC# 2009198632
OPRTC

MANOR HEIGHTS PHASE 5
62.333 ACRES

BEING A PORTION OF THAT CERTAIN 267.942 ACRE TRACT OF LAND SITUATED IN THE LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, AND A.C. CALDWELL SURVEY NO. 52, ABSTRACT 154, CITY OF MANOR, TRAVIS COUNTY, TEXAS, RECORDED IN DOCUMENT NO. 2019171724 AND CORRECTED IN DOCUMENT NO. 2019176020, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS

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10101 Reunion Place, Suite 400
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Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 100'	DJG	JGM	6/13/2024	069313622	3 OF 5

SEE PAGE 4 OF 5 FOR LINE AND CURVE TABLE
SEE PAGE 4 OF 5 FOR LOT SUMMARY TABLE

LOT TABLE			LOT TABLE			LOT TABLE			LOT TABLE			LOT TABLE		
LOT NO.	ACRES	SQ. FT.	LOT NO.	ACRES	SQ. FT.	LOT NO.	ACRES	SQ. FT.	LOT NO.	ACRES	SQ. FT.	LOT NO.	ACRES	SQ. FT.
BLOCK B LOT 12	0.143	6,250	BLOCK M LOT 7	0.143	6,250	BLOCK O LOT 17	0.143	6,250	BLOCK Q LOT 7	0.290	12,613	BLOCK S LOT 18	0.217	9,448
BLOCK B LOT 13	0.143	6,250	BLOCK M LOT 8	0.143	6,250	BLOCK O LOT 18	0.158	6,875	BLOCK R LOT 1	0.299	13,030	BLOCK S LOT 19	0.352	15,332
BLOCK B LOT 14	0.143	6,250	BLOCK M LOT 9	0.143	6,250	BLOCK O LOT 19	0.158	6,875	BLOCK R LOT 2	0.210	9,140	BLOCK S LOT 20	0.193	8,400
BLOCK B LOT 15	0.143	6,250	BLOCK M LOT 10	0.171	7,452	BLOCK O LOT 20	0.185	8,058	BLOCK R LOT 3	0.173	7,543	BLOCK S LOT 21	0.194	8,446
BLOCK B LOT 16	0.143	6,250	BLOCK N LOT 1	0.224	9,741	BLOCK P LOT 1	0.143	6,250	BLOCK R LOT 4	0.172	7,500	BLOCK S LOT 22	0.211	9,201
BLOCK B LOT 17	0.143	6,250	BLOCK N LOT 2	0.180	7,824	BLOCK P LOT 2	0.143	6,250	BLOCK R LOT 5	0.172	7,500	BLOCK S LOT 23	0.248	10,808
BLOCK B LOT 18	0.155	6,758	BLOCK N LOT 3	0.194	8,455	BLOCK P LOT 3	0.143	6,250	BLOCK R LOT 6	0.172	7,500	BLOCK S LOT 24	0.250	10,878
BLOCK B LOT 19	0.164	7,160	BLOCK N LOT 4	0.185	8,043	BLOCK P LOT 4	0.143	6,250	BLOCK R LOT 7	0.172	7,500	BLOCK S LOT 25	0.214	9,311
BLOCK B LOT 20	0.165	7,196	BLOCK N LOT 5	0.183	7,953	BLOCK P LOT 5	0.143	6,250	BLOCK R LOT 8	0.172	7,500	BLOCK S LOT 26	0.206	8,956
BLOCK B LOT 21	0.177	7,727	BLOCK N LOT 6	0.181	7,864	BLOCK P LOT 6	0.172	7,494	BLOCK R LOT 9	0.172	7,500	BLOCK S LOT 27	0.200	8,705
BLOCK B LOT 22	0.363	15,833	BLOCK N LOT 7	0.215	9,369	BLOCK P LOT 7	0.182	7,931	BLOCK R LOT 10	0.200	8,702	BLOCK S LOT 28	0.207	9,024
BLOCK B LOT 23	0.197	8,578	BLOCK N LOT 8	0.158	6,890	BLOCK P LOT 8	0.217	9,432	BLOCK R LOT 11	0.185	8,077	BLOCK T LOT 1	0.240	10,452
BLOCK B LOT 24	0.160	6,956	BLOCK N LOT 9	0.145	6,311	BLOCK P LOT 9	0.188	8,195	BLOCK R LOT 12	0.158	6,875	BLOCK T LOT 2	0.207	9,000
BLOCK B LOT 25	0.168	7,328	BLOCK N LOT 10	0.163	7,087	BLOCK P LOT 10	0.145	6,300	BLOCK R LOT 13	0.158	6,875	BLOCK T LOT 3	0.207	9,000
BLOCK B LOT 26	0.160	6,986	BLOCK N LOT 11	0.189	8,222	BLOCK P LOT 11	0.145	6,300	BLOCK R LOT 14	0.158	6,875	BLOCK T LOT 4	0.207	9,000
BLOCK B LOT 27	0.147	6,419	BLOCK N LOT 12	0.156	6,810	BLOCK P LOT 12	0.145	6,300	BLOCK R LOT 15	0.158	6,875	BLOCK T LOT 5	0.196	8,532
BLOCK B LOT 28	0.147	6,419	BLOCK N LOT 13	0.166	7,250	BLOCK P LOT 13	0.145	6,300	BLOCK R LOT 16	0.158	6,875	BLOCK T LOT 6	0.256	11,145
BLOCK B LOT 29	0.147	6,419	BLOCK N LOT 14	0.166	7,250	BLOCK P LOT 14	0.145	6,300	BLOCK R LOT 17	0.158	6,875	BLOCK T LOT 7	0.316	13,768
BLOCK B LOT 30	0.155	6,757	BLOCK N LOT 15	0.166	7,250	BLOCK P LOT 15	0.145	6,300	BLOCK R LOT 18	0.158	6,875	BLOCK T LOT 8	0.172	7,500
BLOCK B LOT 31	0.183	7,952	BLOCK N LOT 16	0.166	7,250	BLOCK P LOT 16	0.145	6,300	BLOCK R LOT 19	0.158	6,875	BLOCK T LOT 9	0.172	7,500
BLOCK B LOT 32	0.202	8,779	BLOCK N LOT 17	0.166	7,250	BLOCK P LOT 17	0.145	6,300	BLOCK R LOT 20	0.158	6,875	BLOCK T LOT 10	0.172	7,500
BLOCK B LOT 33	0.199	8,680	BLOCK N LOT 18	0.166	7,250	BLOCK P LOT 18	0.145	6,300	BLOCK R LOT 21	0.199	8,675	BLOCK T LOT 11	0.172	7,500
BLOCK B LOT 34	0.185	8,040	BLOCK N LOT 19	0.166	7,250	BLOCK P LOT 19	0.145	6,300	BLOCK R LOT 22	0.395	17,195	BLOCK T LOT 12	0.181	7,875
BLOCK B LOT 35	0.211	9,201	BLOCK N LOT 20	0.199	8,651	BLOCK P LOT 20	0.145	6,300	BLOCK S LOT 1	0.270	11,748	BLOCK T LOT 13	0.198	8,625
BLOCK B LOT 36	0.209	9,086	BLOCK O LOT 1	0.378	16,462	BLOCK P LOT 21	0.145	6,300	BLOCK S LOT 2	0.194	8,457	BLOCK T LOT 14	0.202	8,810
BLOCK B LOT 37	0.196	8,527	BLOCK O LOT 2	0.247	10,759	BLOCK P LOT 22	0.145	6,300	BLOCK S LOT 3	0.282	12,281	BLOCK T LOT 15-PUBLIC CITY PARK	12.984	565,595
BLOCK B LOT 38	0.245	10,674	BLOCK O LOT 3	0.181	7,882	BLOCK P LOT 23	0.145	6,300	BLOCK S LOT 4	0.329	14,343	BLOCK T LOT 16	0.195	8,476
BLOCK B LOT 39	0.383	16,677	BLOCK O LOT 4	0.292	12,705	BLOCK P LOT 24	0.145	6,300	BLOCK S LOT 5	0.369	16,077	BLOCK T LOT 17	0.185	8,049
BLOCK B LOT 40	0.390	16,995	BLOCK O LOT 5	0.333	14,509	BLOCK P LOT 25	0.145	6,300	BLOCK S LOT 6	0.500	21,796	BLOCK T LOT 18	0.172	7,500
BLOCK B LOT 41	0.310	13,517	BLOCK O LOT 6	0.271	11,796	BLOCK P LOT 26	0.145	6,300	BLOCK S LOT 7	0.195	8,485	BLOCK T LOT 19	0.185	8,077
BLOCK B LOT 42	0.262	11,431	BLOCK O LOT 7	0.258	11,217	BLOCK P LOT 27	0.145	6,300	BLOCK S LOT 8	0.271	11,793	BLOCK T LOT 20	0.172	7,500
BLOCK B LOT 43	0.246	10,695	BLOCK O LOT 8	0.155	6,733	BLOCK P LOT 28	0.145	6,300	BLOCK S LOT 9	0.204	8,893	BLOCK T LOT 21	0.172	7,500
BLOCK B LOT 44	0.207	9,001	BLOCK O LOT 9	0.177	7,725	BLOCK P LOT 29	0.165	7,185	BLOCK S LOT 10	0.176	7,664	BLOCK T LOT 22	0.172	7,500
BLOCK B LOT 45	0.240	10,452	BLOCK O LOT 10	0.271	11,801	BLOCK P LOT 900-OPEN SPACE/DRAINAGE LOT	0.925	40,295	BLOCK S LOT 11	0.176	7,664	BLOCK T LOT 23	0.172	7,500
BLOCK M LOT 1	0.171	7,452	BLOCK O LOT 11	0.171	7,452	BLOCK Q LOT 1	0.192	8,355	BLOCK S LOT 12	0.176	7,664	BLOCK T LOT 24	0.172	7,500
BLOCK M LOT 2	0.143	6,250	BLOCK O LOT 12	0.147	6,394	BLOCK Q LOT 2	0.143	6,250	BLOCK S LOT 13	0.176	7,664	BLOCK T LOT 25	0.207	9,028
BLOCK M LOT 3	0.143	6,250	BLOCK O LOT 13	0.147	6,394	BLOCK Q LOT 3	0.143	6,250	BLOCK S LOT 14	0.269	11,714	BLOCK T LOT 26	0.229	9,978
BLOCK M LOT 4	0.143	6,250	BLOCK O LOT 14	0.147	6,394	BLOCK Q LOT 4	0.171	7,452	BLOCK S LOT 15	0.246	10,706	BOUNDARY	62.333	2,715,210
BLOCK M LOT 5	0.143	6,250	BLOCK O LOT 15	0.199	8,672	BLOCK Q LOT 5	0.200	8,716	BLOCK S LOT 16	0.249	10,862	R.O.W.	10.727	467,279
BLOCK M LOT 6	0.143	6,250	BLOCK O LOT 16	0.193	8,391	BLOCK Q LOT 6	0.183	7,985	BLOCK S LOT 17	0.297	12,919			

CURVE TABLE						CURVE TABLE						CURVE TABLE						CURVE TABLE					
NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD	NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD	NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD	NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD
C1	259°50'09"	60.00'	272.10'	N11°55'13"W	92.04'	C22	90°00'00"	15.00'	23.56'	N73°16'56"E	21.21'	C43	94°59'19"	15.00'	24.87'	N14°59'39"E	22.12'	C64	12°01'18"	475.00'	99.66'	N31°49'12"E	99.48'
C2	79°50'09"	25.00'	34.83'	N78°04'47"E	32.08'	C23	90°00'00"	15.00'	23.56'	S73°16'56"W	21.21'	C44	53°58'05"	25.00'	23.55'	N59°29'03"W	22.69'	C65	90°00'00"	15.00'	23.56'	N19°11'27"W	21.21'
C3	90°00'00"	15.00'	23.56'	N17°00'08"W	21.21'	C24	90°00'00"	15.00'	23.56'	N16°43'04"W	21.21'	C45	287°56'10"	60.00'	301.53'	N57°30'00"E	70.59'	C66	90°00'00"	15.00'	23.56'	N70°48'33"E	21.21'
C4	90°00'00"	15.00'	23.56'	S72°59'52"W	21.21'	C25	53°58'05"	25.00'	23.55'	N88°42'07"W	22.69'	C46	53°58'05"	25.00'	23.55'	S05°30'57"E	22.69'	C67	82°06'28"	15.00'	21.50'	S74°45'19"W	19.70'
C5	52°01'12"	15.00'	13.62'	N54°00'28"E	13.16'	C26	287°56'10"	60.00'	301.53'	S28°16'56"W	70.59'	C47	94°59'19"	15.00'	24.87'	S79°59'39"E	22.12'	C68	90°00'00"	15.00'	23.56'	S19°11'27"E	21.21'
C6	90°00'00"	15.00'	23.56'	S17°00'08"E	21.21'	C27	53°58'05"	25.00'	23.55'	S34°44'01"E	22.69'	C48	86°42'35"	15.00'	22.70'	S09°52'57"W	20.60'	C69	19°32'09"	525.00'	179.01'	N43°28'10"E	178.14'
C7	194°02'25"	50.00'	169.33'	N17°00'08"W	99.25'	C28	90°00'00"	15.00'	23.56'	N73°16'56"E	21.21'	C49	5°08'40"	1025.00'	92.03'	N35°58'16"W	92.00'	C70	26°42'09"	475.00'	221.37'	N39°09'37"E	219.37'
C8	52°01'12"	15.00'	13.62'	N88°00'45"W	13.16'	C29	90°00'00"	15.00'	23.56'	S16°43'04"E	21.21'	C50	6°02'36"	1000.00'	105.48'	S35°31'18"E	105.43'	C71	47°46'30"	175.00'	145.92'	N03°38'17"E	141.73'
C9	90°17'04"	175.00'	275.76'	N16°51'36"W	248.10'	C30	48°31'55"	425.00'	359.99'	N04°00'59"E	349.33'	C51	5°04'15"	975.00'	86.29'	S36°00'28"E	86.26'	C72	47°46'31"	200.00'	166.77'	N03°38'17"E	161.98'
C10	90°17'04"	200.00'	315.15'	N16°51'36"W	283.54'	C31	48°31'55"	400.00'	338.82'	N04°00'59"E	328.78'	C52	23°48'56"	225.00'	93.52'	N50°27'04"W	92.85'	C73	33°33'41"	225.00'	131.80'	N10°44'42"E	129.92'
C11	26°26'23"	225.00'	103.83'	N48°46'57"W	102.91'	C32	48°31'55"	375.00'	317.64'	N04°00'59"E	308.23'	C53	23°48'56"	200.00'	83.13'	S50°27'04"E	82.53'	C74	80°24'21"	15.00'	21.05'	N34°10'02"E	19.36'
C12	74°41'14"	15.00'	19.55'	S72°54'22"E	18.20'	C33	90°00'00"	15.00'	23.56'	N24°45'02"E	21.21'	C54	23°48'56"	175.00'	72.74'	S50°27'04"E	72.22'	C75	85°22'49"	15.00'	22.35'	N62°56'23"W	20.34'
C13	86°01'46"	15.00'	22.52'	S26°44'08"W	20.47'	C34	90°00'00"	15.00'	23.56'	S85°14'59"E	21.21'	C55	12°00'40"	525.00'	110.06'	N68°21'52"W	109.86'	C76	40°46'49"	275.00'	195.73'	S53°58'48"W	191.63'
C14	44°33'41"	225.00'	174.99'	N06°00'06"E	170.61'	C35	90°00'00"	15.00'	23.56'	N65°14'59"W	21.21'	C56	12°00'40"	500.00'	104.82'	S68°21'52"E	104.63'	C77	46°22'21"	300.00'	242.81'	S51°11'02"W	236.23'
C15	52°01'12"	15.00'	13.62'	N54°17'32"E	13.16'	C36	90°00'00"	15.00'	23.56'	N24°45'01"E	21.21'	C57	12°00'40"	475.00'	99.58'	S68°21'52"E	99.39'	C78	41°20'59"	325.00'	234.55'	N53°41'43"E	229.49'
C16	194°02'25"	50.00'	169.33'	N16°43'04"W	99.25'	C37	90°00'00"	15.00'	23.56'	S65°14'59"E	21.21'	C58	52°01'12"	15.00'	13.62'	N48°21'36"W	13.16'	C79	84°33'52"	15.00'	22.14'	S08°41'32"E	20.18'
C17	52°01'12"	15.00'	13.62'	N87°43'40"W	13.16'	C38	90°00'00"	15.00'	23.56'	S24°45'01"W	21.21'	C59	171°50'22"	50.00'	149.96'	S71°43'49"W	99.75'	C80	84°58'38"	15.00'	22.25'	N75°30'33"E	20.26'
C18	90°00'00"	15.00'	23.56'	S16°43'04"E	21.21'	C39	8°00'57"	525.00'	73.45'	N65°44'33"E	73.39'	C60	52°01'12"	15.00'	13.62'	S11°49'15"W	13.16'	C81	41°45'10"	175.00'	127.53'	N41°07'33"W	124.72'
C19	52°01'12"	15.00'	13.62'	N35°42'28"W	13.16'	C40	43°56'29"	500.00'	383.46'	N47°46'47"E	374.13'	C61	67°47'57"	15.00'	17.75'	N71°43'49"E	16.73'	C82	41°45'10"	200.00'	145.74'	N41°07'34"W	142.54'
C20	194°02'25"	50.00'	169.33'	N73°16'56"E	99.25'	C41	7°15'43"	475.00'	60.20'	N66°07'10"E	60.16'	C62	12°01'18"	525.00'	110.15'	N31°49'12"E	109.95'	C83	30°43'30"	225.00'	120.66'	N35°36'43"W	119.22'

THE STATE OF TEXAS §
KNOW ALL MEN BY THESE PRESENTS: §
COUNTY OF TRAVIS §

WHEREAS, FORESTAR (USA) REAL ESTATE GROUP INC., THE OWNER OF 62.333 ACRE TRACT LOCATED IN THE LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, AND A.C. CALDWELL SURVEY NO. 52, ABSTRACT NO. 154, CITY OF MANOR, TRAVIS COUNTY, TEXAS, BEING A PORTION OF THAT CERTAIN 267.942 ACRE TRACT OF LAND CONVEYED TO FORESTAR (USA) REAL ESTATE GROUP INC., AS DESCRIBED IN DOCUMENT NO. 2019171724 AND CORRECTED IN DOCUMENT NO. 2019176020, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, AND DO HEREBY SUBDIVIDE SAID, HAVING BEEN APPROVED FOR SUBDIVISION, PURSUANT TO THE PUBLIC NOTIFICATION AND HEARING PROVISION OF CHAPTER 212 AND 232 OF THE LOCAL GOVERNMENT CODE.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS: THAT THE UNDERSIGNED OWNER OF THE LAND SHOWN ON THIS PLAT, AND DESIGNATED HEREIN AS "MANOR HEIGHTS PHASE 5" OF THE CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND WHOSE NAME IS SUBSCRIBED HERETO, HEREBY SUBDIVIDES SAID 62.333 ACRES OF LAND OF SAID IN ACCORDANCE WITH THE ATTACHED MAP OR PLAT TO BE KNOWN AS "MANOR HEIGHTS PHASE 5" AND DO HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS AND PUBLIC EASEMENTS THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED: SUBJECT TO ANY EASEMENT OR RESTRICTIONS HERETOFORE GRANTED AND NOT RELEASED.

WITNESS MY HAND THIS DAY August 26, 2024

BY: [Signature]
FORESTAR (USA) REAL ESTATE GROUP INC.,
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750
Elliott Condos, Director

THE STATE OF TEXAS §
COUNTY OF TRAVIS §

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED ELLIOTT CONDOS KNOWN TO ME TO BE THE PERSON OR AGENT WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY HEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 26th DAY OF August, 2024

[Signature]
NOTARY PUBLIC
NOTARY REGISTRATION NUMBER 133560591
MY COMMISSION EXPIRES: 4/31/2026
COUNTY OF TRAVIS
THE STATE OF TEXAS

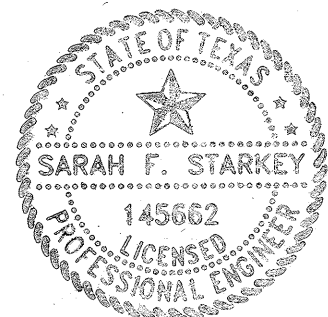
STATE OF TEXAS §
COUNTY OF WILLIAMSON §

I, SARAH F. STARKEY, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF ENGINEERING, AND HEREBY CERTIFY THAT THIS PLAT IS FEASIBLE FROM AN ENGINEERING STAND POINT AND COMPLIES WITH THE ENGINEERING RELATED PORTION OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

THIS SITE IS LOCATED IN THE COTTONWOOD CREEK WATERSHED.

A PORTION OF THIS SITE LIES WITHIN THE BOUNDARIES OF THE 100 YEAR FLOODPLAIN AS SHOWN ON THE FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 48453C0505H, EFFECTIVE DATE SEPTEMBER 26, 2008, AND 48453C0485J, EFFECTIVE DATE AUGUST 18, 2014, TRAVIS COUNTY, TEXAS AND INCORPORATED AREAS.

[Signature] 8/12/24
SARAH F. STARKEY, P.E.
LICENSED PROFESSIONAL ENGINEER No. 145662
KIMLEY-HORN AND ASSOCIATES, INC.
501 S. AUSTIN AVENUE, SUITE 1310
GEORGETOWN, TEXAS 78626



STATE OF TEXAS §
COUNTY OF BEXAR §

I, JOHN G. MOSIER, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING, AND HEREBY CERTIFY THAT THIS PLAT COMPLIES WITH THE SURVEYING RELATED PORTIONS OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE IS TRUE AND CORRECT, AND WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

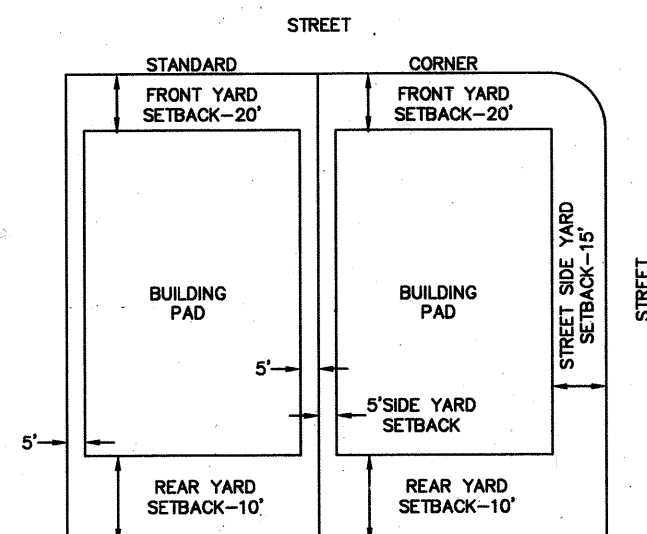
[Signature] 8-8-2024

JOHN G. MOSIER
REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 6330 - STATE OF TEXAS
10101 REUNION PLACE, SUITE 400
SAN ANTONIO, TEXAS 78216
Ph. 210-321-3402
greg.mosier@kimley-horn.com



GENERAL NOTES:

- PROPERTY OWNERS OF THE LOTS ON WHICH THE PUBLIC UTILITY EASEMENT OR THE UNDERGROUND STORM WATER DRAINAGE FACILITIES EASEMENT ARE LOCATED AS SHOWN ON THIS PLAT SHALL PROVIDE ACCESS TO THE CITY OF MANOR IN ORDER FOR THE CITY OF MANOR TO INSPECT AND MAINTAIN THE UNDERGROUND FACILITIES LOCATED WITHIN ANY OF SUCH EASEMENTS.
- A 10' PUBLIC UTILITY EASEMENT IS HEREBY DEDICATED ALONG AND ADJACENT TO ALL STREET RIGHTS OF WAY, ONLY AS SHOWN.
- PUBLIC SIDEWALKS BUILT TO CITY OF MANOR STANDARDS ARE REQUIRED ALONG ALL STREETS WITHIN THIS SUBDIVISION. THESE SIDEWALKS SHALL BE IN PLACE PRIOR TO THE ADJOINING LOT BEING OCCUPIED. FAILURE TO CONSTRUCT THE REQUIRED SIDEWALKS MAY RESULT IN THE WITHHOLDING OF CERTIFICATES OF OCCUPANCY, BUILDING PERMITS, OR UTILITY CONNECTIONS BY THE COVERING BODY OR UTILITY COMPANY.
- DRIVEWAY AND DRAINAGE CONSTRUCTION STANDARDS SHALL BE IN ACCORDANCE WITH THE REQUIREMENT OF THE CITY OF MANOR STANDARDS UNLESS OTHERWISE SPECIFIED AND APPROVED BY THE CITY OF MANOR.
- NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTION IS MADE TO THE CITY OF MANOR WATER AND WASTEWATER SYSTEM.
- NO BUILDINGS SHALL BE CONSTRUCTED OR MAINTAINED WITHIN THE PUBLIC UTILITIES EASEMENTS OR THE UNDERGROUND STORM WATER FACILITIES EASEMENT WITHOUT THE PRIOR WRITTEN APPROVAL OF THE CITY OF MANOR. THE CITY OF MANOR IS NOT RESPONSIBLE FOR THE DAMAGE TO OR REPLACING ANY PORTIONS OF ANY FENCING, LANDSCAPING OR OTHER IMPROVEMENTS CONSTRUCTED WITHIN ANY OF SUCH EASEMENTS WHICH WERE NOT APPROVED BY THE CITY OF MANOR BEFORE THEIR CONSTRUCTION DUE TO THE NECESSARY AND CUSTOMARY WORK BY THE CITY OF MANOR IN REPAIRING, MAINTAINING, OR REPLACING THE UNDERGROUND PIPES AND RELATED FACILITIES WITHIN SUCH EASEMENTS.
- ALL STREETS, DRAINAGE IMPROVEMENTS, SIDEWALKS, WATER AND WASTEWATER LINES, AND EROSION CONTROLS SHALL BE CONSTRUCTED AND INSTALLED TO CITY OF MANOR STANDARDS.
- EROSION CONTROLS ARE REQUIRED FOR ALL CONSTRUCTION ON INDIVIDUAL LOTS, INCLUDING DETACHED SINGLE FAMILY IN ACCORDANCE WITH SECTION 1.4.0 OF THE CITY OF AUSTIN ENVIRONMENTAL CRITERIA MANUAL.
- ALL STREETS IN THE SUBDIVISION SHALL BE CONSTRUCTED TO CITY OF MANOR URBAN STREET STANDARDS. ALL STREETS WILL BE CONSTRUCTED WITH CURB AND GUTTER.
- PRIOR TO CONSTRUCTION, EXCEPT DETACHED SINGLE FAMILY ON ANY LOT IN THIS SUBDIVISION, A SITE DEVELOPMENT PERMIT MUST BE OBTAINED FROM THE CITY OF MANOR.
- THE SUBDIVISION OWNER/DEVELOPER AS IDENTIFIED ON THIS PLAN IS RESPONSIBLE FOR POSTING FISCAL SURETY FOR THE CONSTRUCTION OF ALL SIDEWALKS AS SHOWN OR LISTED ON THE PLAN, WHETHER INSTALLED BY THE OWNER/DEVELOPER OR INDIVIDUAL HOMEBUILDERS. IT IS THE RESPONSIBILITY OF THE OWNER/DEVELOPER TO ENSURE ALL SIDEWALKS ARE ADA COMPLIANT UNLESS A WAIVER HAS BEEN GRANTED BY THE TEXAS DEPARTMENT OF LICENSING AND REGULATION.
- THE BUILDING SETBACK LINES SHALL COMPLY WITH THE APPROVED MANOR HEIGHTS PUD ARE AS FOLLOWS:
(SEE TYPICAL SETBACK DETAIL)
FRONT YARD - 20'
REAR YARD - 10'
SIDE YARD - 5'
STREET SIDE YARD - 15'
- THE HOME OWNERS ASSOCIATION, AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA") SHALL BE RESPONSIBLE FOR MAINTENANCE OF ALL NON-RESIDENTIAL LOTS THAT ARE DEDICATED TO THE HOA.
- PER THE APPROVED MANOR HEIGHTS PUD, MINIMUM SINGLE-FAMILY RESIDENTIAL LOT SHALL BE 6250 SQ. FT. WITHIN PUD-SF-1 AND 3300 SQ. FT. WITHIN PUD-MEDIUM DENSITY. THE MINIMUM HOME SIZES WILL COMPLY WITH THOSE SET FORTH IN THE MANOR HEIGHTS PUD OF 1500 SQ. FT.
- THE HOMEOWNER ASSOCIATION, AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA") SHALL BE RESPONSIBLE FOR MAINTENANCE OF LOT 900, BLOCK P, IN ACCORDANCE WITH THAT CERTAIN DEVELOPMENT AGREEMENT (MANOR HEIGHTS) DATED EFFECTIVE NOVEMBER 7, 2018 (THE "DEVELOPMENT AGREEMENT") AND SHALL ENTER INTO A LICENSE AGREEMENT WITH THE CITY IN SUBSTANTIALLY THE FORM PROVIDED IN THE DEVELOPMENT AGREEMENT.
- DEDICATION AND CONVEYANCE OF LOT 15, BLOCK T, PARKLAND SHALL BE MADE TO THE CITY OF MANOR, TEXAS IN ACCORDANCE WITH THAT CERTAIN DEVELOPMENT AGREEMENT (MANOR HEIGHTS) DATED EFFECTIVE NOVEMBER 7, 2018, AS AMENDED (THE "DEVELOPMENT AGREEMENT"). THE OWNER/DEVELOPER SHALL ENTER INTO A LICENSE AGREEMENT WITH THE CITY IN SUBSTANTIALLY THE FORM PROVIDED IN THE DEVELOPMENT AGREEMENT. THE CITY SHALL BE RESPONSIBLE FOR MAINTENANCE OF LOT 15, BLOCK T, PARKLAND UPON THE TERMINATION OF THE LICENSE AGREEMENT OR THE TERMINATION OF THE MAINTENANCE PERIOD PROVIDED IN THE DEVELOPMENT AGREEMENT, WHICHEVER IS LONGER.
- ACCESS TO NON-RESIDENTIAL LOTS SHALL BE PROVIDED TO THE CITY WHERE MAINTENANCE IS REQUIRED TO BE PERFORMED BY THE CITY IN ACCORDANCE WITH THAT CERTAIN DEVELOPMENT AGREEMENT (MANOR HEIGHTS) DATED EFFECTIVE NOVEMBER 7, 2018 AS AMENDED.



TYPICAL SETBACK DETAIL
NOT TO SCALE

CITY OF MANOR ACKNOWLEDGMENTS

THIS SUBDIVISION IS LOCATED WITHIN THE CITY OF MANOR CORPORATE CITY LIMITS AS OF THIS DATE, 26th DAY OF Aug, 2024

ACCEPTED AND AUTHORIZED FOR RECORD BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF MANOR, TEXAS, ON THIS THE DATE, 14th DAY OF Aug, 2024

APPROVED: [Signature]
CHAIRPERSON

ATTEST: [Signature]
LUVIA T. ALMARAZ, CITY SECRETARY



ACCEPTED AND AUTHORIZED FOR RECORD BY THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS, ON THIS THE DATE, 14th DAY OF Aug, 2024

APPROVED: [Signature]
DR. CHRISTOPHER HARVEY, MAYOR

ATTEST: [Signature]
LUVIA T. ALMARAZ, CITY SECRETARY

COUNTY OF TRAVIS:
STATE OF TEXAS:
KNOW ALL ME BY THESE PRESENTS:

I, DYANA LIMON - MERCADO, CLERK OF TRAVIS COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING AND ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THE DATE 3rd DAY OF Oct, 2024 AT 1:12 O'CLOCK PM, DULY RECORDED ON THE DAY OF 3rd DAY OF Oct, 2024 AT 1:02 O'CLOCK PM IN THE PLAT RECORDS OF SAID COUNTY AND STATE IN DOCUMENT NUMBER 202400171, OFFICIAL RECORDS OF TRAVIS COUNTY, TEXAS.

WITNESS MY HAND AND SEAL OF OFFICE OF THE COUNTY CLERK, THIS 3rd DAY OF October, 2024

DYANA LIMON - MERCADO, COUNTY CLERK, TRAVIS COUNTY, TEXAS

BY: [Signature]
DEPUTY
K.S. JOHNSON

MANOR HEIGHTS PHASE 5 62.333 ACRES

BEING A PORTION OF THAT CERTAIN 267.942 ACRE TRACT OF LAND SITUATED IN THE LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, AND A.C. CALDWELL SURVEY NO. 52, ABSTRACT 154, CITY OF MANOR, TRAVIS COUNTY, TEXAS, RECORDED IN DOCUMENT NO. 2019171724 AND CORRECTED IN DOCUMENT NO. 2019176020, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS

Kimley»Horn

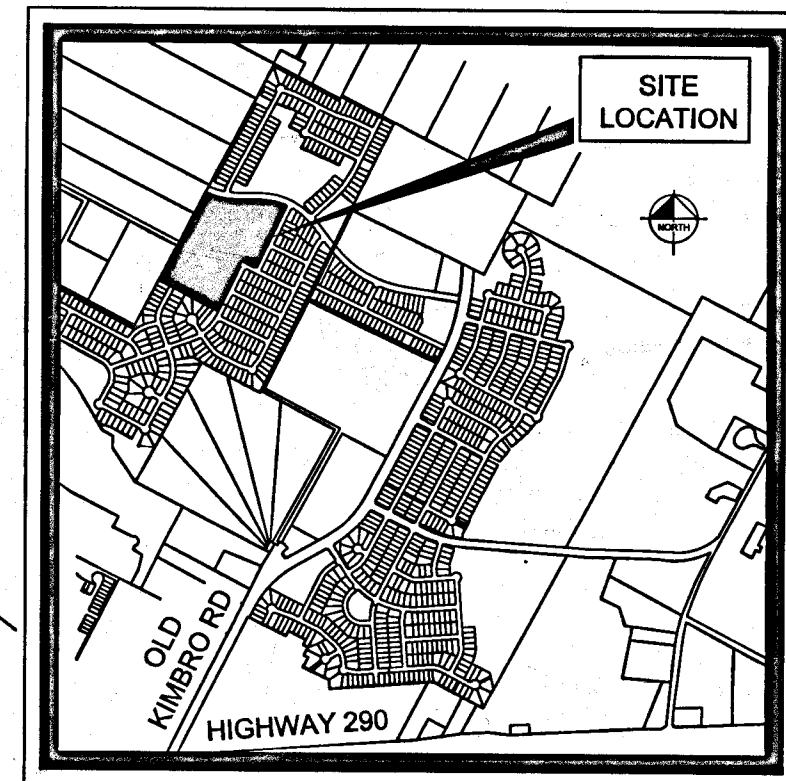
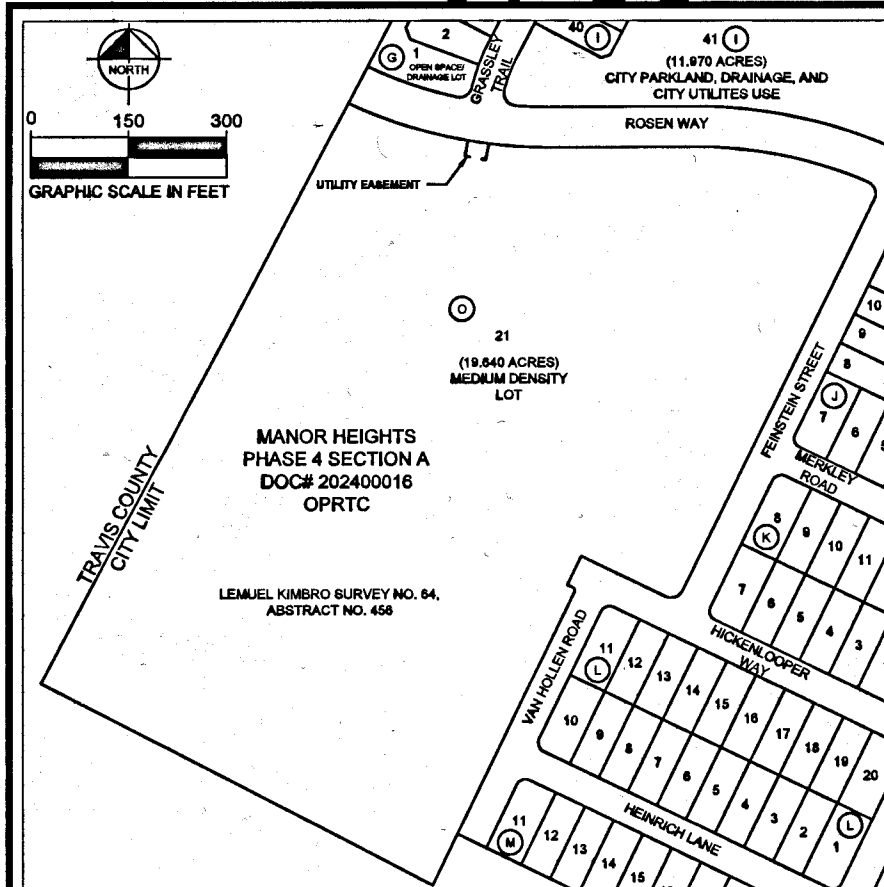
10101 Reunion Place, Suite 400
San Antonio, Texas 78216 FIRM # 10193973 Tel. No. (210) 541-9166
www.kimley-horn.com

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
N/A	DJG	JGM	6/13/2024	069313622	5 OF 5

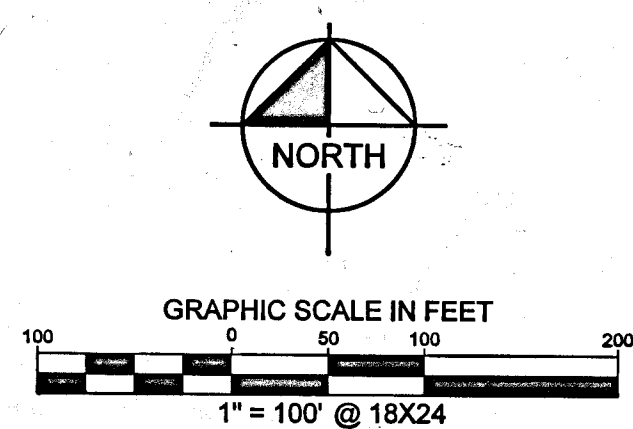
\$101.00

12-4-2025

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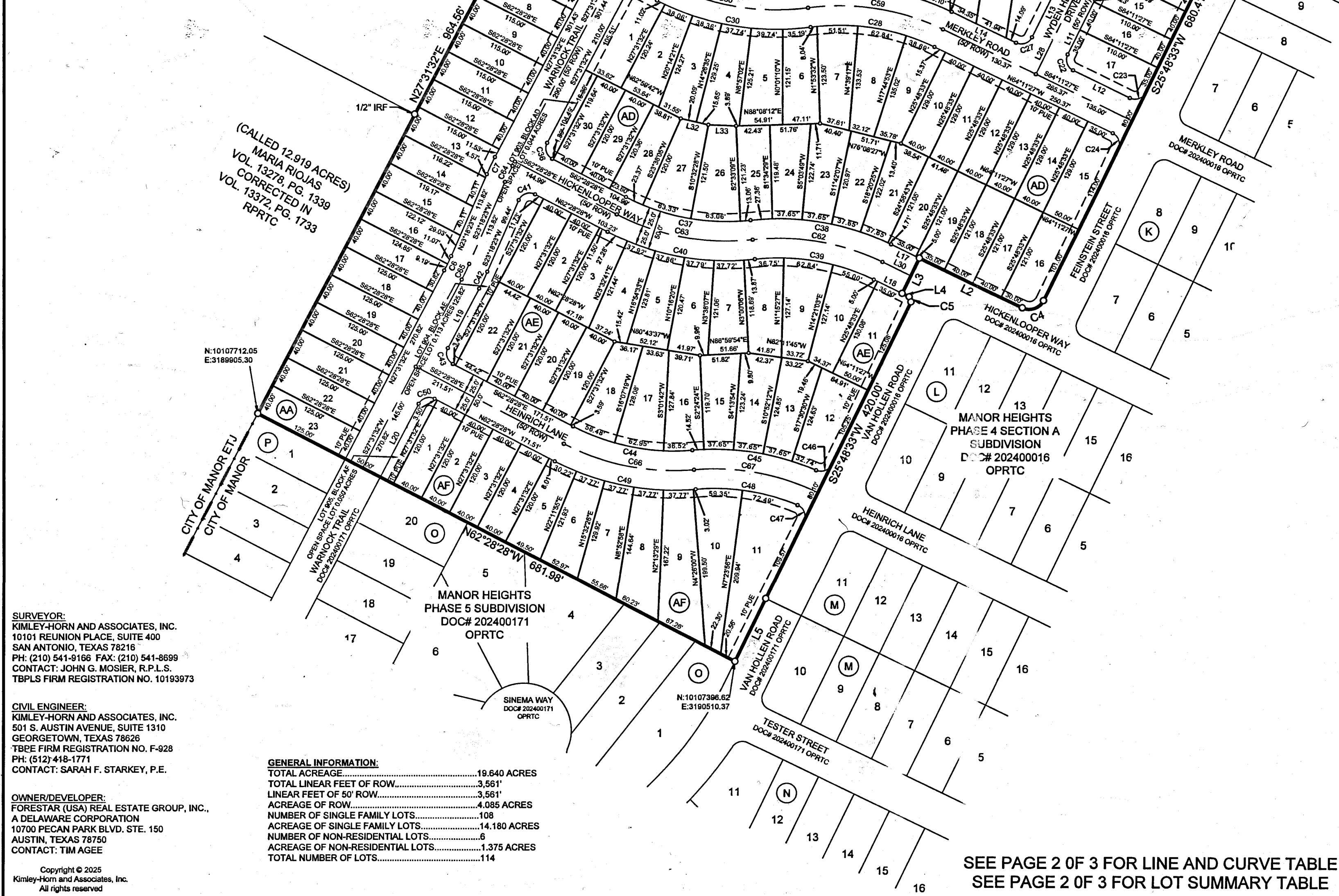


VICINITY MAP
SCALE: 1" = 2,000'



LEGEND	
IRSC	1/2" IRON ROD W/ "KHA" CAP SET (UNLESS OTHERWISE NOTED)
○	USED TO SHOW GEOMETRIC BREAKS
IRF	IRON ROD FOUND
IRFC	1/2" IRON ROD FOUND W/CAP
PUE	PUBLIC UTILITY EASEMENT
DRTC	DEED RECORDS OF TRAVIS COUNTY TEXAS
OPRTC	OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY TEXAS
RPRTC	REAL PROPERTY RECORDS OF TRAVIS COUNTY TEXAS
DOC.	DOCUMENT
NO.	NUMBER
VOL.	VOLUME
PG.	PAGE
ROW	RIGHT OF WAY
---	SIDEWALK
---	ADJOINER LOT LINE
---	SUBDIVISION BOUNDARY LINE
---	RIGHT-OF-WAY CENTER LINE
---	RIGHT-OF-WAY LINE
---	SUBDIVISION LOT LINE
---	EASEMENT
(A)	BLOCK IDENTIFIERS

AREA BEING REPLATTED
THE AREA BEING REPLATTED WAS PREVIOUSLY PLATTED AS LOT 21, BLOCK O, AND UTILITY EASEMENT, MANOR HEIGHTS PHASE 4 SECTION A, AS RECORDED IN DOCUMENT NO. 202400016 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS.



**REPLAT OF LOT 21, BLOCK O
MANOR HEIGHTS
PHASE 4 SECTION A
19.640 ACRES**

BEING TRACT OF LAND SITUATED IN THE LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND BEING ALL OF LOT 21, BLOCK O, MANOR HEIGHTS PHASE 4 SECTION A, PLAT OF WHICH RECORDED IN DOCUMENT NO. 202400016, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY.

SURVEYOR:
KIMLEY-HORN AND ASSOCIATES, INC.
10101 REUNION PLACE, SUITE 400
SAN ANTONIO, TEXAS 78216
PH: (210) 541-9166 FAX: (210) 541-8699
CONTACT: JOHN G. MOSIER, R.P.L.S.
TBPLS FIRM REGISTRATION NO. 10193973

CIVIL ENGINEER:
KIMLEY-HORN AND ASSOCIATES, INC.
501 S. AUSTIN AVENUE, SUITE 1310
GEORGETOWN, TEXAS 78626
TBPE FIRM REGISTRATION NO. F-928
PH: (512) 418-1771
CONTACT: SARAH F. STARKEY, P.E.

OWNER/DEVELOPER:
FORESTAR (USA) REAL ESTATE GROUP, INC.,
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750
CONTACT: TIM AGEE

GENERAL INFORMATION:	
TOTAL ACRES	19.640 ACRES
TOTAL LINEAR FEET OF ROW	3,561'
LINEAR FEET OF 50' ROW	3,561'
ACREAGE OF ROW	4.085 ACRES
NUMBER OF SINGLE FAMILY LOTS	108
ACREAGE OF SINGLE FAMILY LOTS	14.180 ACRES
NUMBER OF NON-RESIDENTIAL LOTS	6
ACREAGE OF NON-RESIDENTIAL LOTS	1.375 ACRES
TOTAL NUMBER OF LOTS	114

SEE PAGE 2 OF 3 FOR LINE AND CURVE TABLE
SEE PAGE 2 OF 3 FOR LOT SUMMARY TABLE

Kimley»Horn

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Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 100'	DJG	JGM	8/20/2025	069255710	1 OF 3

202500183

LOT TABLE		
LOT NO.	ACRES	SQ. FT.
BLOCK AA	3.162	137,751
BLOCK AA LOT 1	0.243	10,591
BLOCK AA LOT 2	0.161	7,001
BLOCK AA LOT 3	0.110	4,797
BLOCK AA LOT 4	0.109	4,764
BLOCK AA LOT 5	0.106	4,614
BLOCK AA LOT 6	0.106	4,600
BLOCK AA LOT 7	0.106	4,600
BLOCK AA LOT 8	0.106	4,600
BLOCK AA LOT 9	0.106	4,600
BLOCK AA LOT 10	0.106	4,600
BLOCK AA LOT 11	0.106	4,600
BLOCK AA LOT 12	0.106	4,600
BLOCK AA LOT 13	0.106	4,612
BLOCK AA LOT 14	0.108	4,708
BLOCK AA LOT 15	0.111	4,826
BLOCK AA LOT 16	0.113	4,943
BLOCK AA LOT 17	0.115	5,000
BLOCK AA LOT 18	0.115	5,000
BLOCK AA LOT 19	0.115	5,000
BLOCK AA LOT 20	0.115	5,000
BLOCK AA LOT 21	0.115	5,000
BLOCK AA LOT 22	0.115	5,000
BLOCK AA LOT 23	0.115	5,000
BLOCK AA LOT 900 - ELEVATED STORAGE TANK LOT	0.452	19,697
BLOCK AB	2.592	112,889
BLOCK AB LOT 1	0.170	7,400
BLOCK AB LOT 2	0.128	5,571
BLOCK AB LOT 3	0.127	5,554
BLOCK AB LOT 4	0.127	5,554
BLOCK AB LOT 5	0.128	5,554
BLOCK AB LOT 6	0.129	5,615
BLOCK AB LOT 7	0.134	5,835
BLOCK AB LOT 8	0.139	6,058
BLOCK AB LOT 9	0.134	5,831
BLOCK AB LOT 10	0.311	13,533
BLOCK AB LOT 11	0.307	13,387
BLOCK AB LOT 12	0.155	6,744
BLOCK AB LOT 13	0.112	4,883
BLOCK AB LOT 14	0.106	4,608

LOT TABLE		
LOT NO.	ACRES	SQ. FT.
BLOCK AB LOT 15	0.102	4,426
BLOCK AB LOT 16	0.101	4,400
BLOCK AB LOT 17	0.124	5,403
BLOCK AB LOT 901 - OPEN SPACE/DRAINAGE LOT	0.058	2,532
BLOCK AC	1.381	60,149
BLOCK AC LOT 1	0.106	4,612
BLOCK AC LOT 2	0.118	5,133
BLOCK AC LOT 3	0.148	6,456
BLOCK AC LOT 4	0.146	6,340
BLOCK AC LOT 5	0.205	8,947
BLOCK AC LOT 902 - OPEN SPACE LOT	0.658	28,662
BLOCK AD	3.798	165,441
BLOCK AD LOT 1	0.137	5,967
BLOCK AD LOT 2	0.128	5,573
BLOCK AD LOT 3	0.131	5,725
BLOCK AD LOT 4	0.135	5,890
BLOCK AD LOT 5	0.133	5,785
BLOCK AD LOT 6	0.126	5,500
BLOCK AD LOT 7	0.131	5,696
BLOCK AD LOT 8	0.147	6,398
BLOCK AD LOT 9	0.136	5,927
BLOCK AD LOT 10	0.118	5,160
BLOCK AD LOT 11	0.118	5,160
BLOCK AD LOT 12	0.118	5,160
BLOCK AD LOT 13	0.118	5,160
BLOCK AD LOT 14	0.118	5,160
BLOCK AD LOT 15	0.147	6,402
BLOCK AD LOT 16	0.137	5,964
BLOCK AD LOT 17	0.111	4,840
BLOCK AD LOT 18	0.111	4,840
BLOCK AD LOT 19	0.111	4,840
BLOCK AD LOT 20	0.113	4,911
BLOCK AD LOT 21	0.125	5,460
BLOCK AD LOT 22	0.124	5,404
BLOCK AD LOT 23	0.126	5,487
BLOCK AD LOT 24	0.124	5,384
BLOCK AD LOT 25	0.114	4,975
BLOCK AD LOT 26	0.138	5,993
BLOCK AD LOT 27	0.138	6,005
BLOCK AD LOT 28	0.119	5,165

LOT TABLE		
LOT NO.	ACRES	SQ. FT.
BLOCK AD LOT 29	0.110	4,807
BLOCK AD LOT 30	0.110	4,793
BLOCK AD LOT 903 - OPEN SPACE LOT	0.044	1,911
BLOCK AE	2.911	128,794
BLOCK AE LOT 1	0.110	4,800
BLOCK AE LOT 2	0.110	4,800
BLOCK AE LOT 3	0.119	5,171
BLOCK AE LOT 4	0.128	5,583
BLOCK AE LOT 5	0.125	5,461
BLOCK AE LOT 6	0.125	5,426
BLOCK AE LOT 7	0.122	5,327
BLOCK AE LOT 8	0.130	5,672
BLOCK AE LOT 9	0.142	6,165
BLOCK AE LOT 10	0.140	6,084
BLOCK AE LOT 11	0.149	6,499
BLOCK AE LOT 12	0.155	6,744
BLOCK AE LOT 13	0.130	5,672
BLOCK AE LOT 14	0.128	5,575
BLOCK AE LOT 15	0.124	5,403
BLOCK AE LOT 16	0.129	5,601
BLOCK AE LOT 17	0.142	6,206
BLOCK AE LOT 18	0.136	5,945
BLOCK AE LOT 19	0.110	4,800
BLOCK AE LOT 20	0.110	4,800
BLOCK AE LOT 21	0.110	4,800
BLOCK AE LOT 22	0.122	5,331
BLOCK AE LOT 904 - OPEN SPACE LOT	0.113	4,931
BLOCK AF	1.712	74,565
BLOCK AF LOT 1	0.110	4,800
BLOCK AF LOT 2	0.110	4,800
BLOCK AF LOT 3	0.110	4,800
BLOCK AF LOT 4	0.110	4,800
BLOCK AF LOT 5	0.121	5,283
BLOCK AF LOT 6	0.130	5,649
BLOCK AF LOT 7	0.143	6,248
BLOCK AF LOT 8	0.167	7,264
BLOCK AF LOT 9	0.203	8,829
BLOCK AF LOT 10	0.194	8,451
BLOCK AF LOT 11	0.263	11,469
BLOCK AF LOT 905 - OPEN SPACE LOT	0.050	2,172

LOT TABLE		
LOT NO.	ACRES	SQ. FT.
OVERALL BOUNDARY	19.640	855,528
RIGHT-OF-WAY	4.085	177,938

LINE TABLE			LINE TABLE			LINE TABLE		
NO.	BEARING	LENGTH	NO.	BEARING	LENGTH	NO.	BEARING	LENGTH
L1	N27°28'48"E	60.51'	L14	S64°11'27"E	90.37'	L27	N06°45'46"E	25.88'
L2	N64°11'27"W	145.00'	L15	N62°28'28"W	23.98'	L28	N25°48'33"E	118.23'
L3	S25°48'33"W	50.00'	L16	S62°28'28"E	21.61'	L29	S62°28'28"E	63.98'
L4	S64°11'27"E	10.00'	L17	S64°11'27"E	40.00'	L30	S64°11'27"E	40.00'
L5	S25°48'33"W	88.89'	L18	N64°11'27"W	40.00'	L31	S64°51'18"E	10.93'
L6	N89°52'22"E	35.89'	L19	S27°31'32"W	85.82'	L32	N77°07'55"W	35.74'
L7	N00°07'38"W	16.38'	L20	S27°31'32"W	105.00'	L33	N87°31'27"W	35.25'
L8	N08°34'04"E	52.69'	L21	N80°43'24"W	42.45'			
L9	S08°34'04"W	52.69'	L22	N80°43'24"W	42.45'			
L10	S00°07'38"E	16.38'	L23	S80°43'24"E	42.45'			
L11	S25°48'33"W	78.23'	L24	S08°34'04"W	71.35'			
L12	S64°11'27"E	80.00'	L25	S00°07'38"E	56.38'			
L13	N25°48'33"E	78.23'	L26	S89°52'22"W	29.73'			

SURVEYOR:
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SAN ANTONIO, TEXAS 78216
PH: (210) 541-9166 FAX: (210) 541-8699
CONTACT: JOHN G. MOSIER, R.P.L.S.
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A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750
CONTACT: TIM AGEE

CURVE TABLE						CURVE TABLE						CURVE TABLE						CURVE TABLE					
NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD	NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD	NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD	NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD
C1	25°22'19"	732.00'	324.15'	S77°26'29"E	321.50'	C21	14°38'20"	325.00'	83.04'	S18°29'23"W	82.81'	C41	94°13'09"	15.00'	24.67'	S70°24'58"W	21.98'	C61	32°12'28"	300.00'	168.64'	S80°17'41"E	166.43'
C2	23°30'55"	668.00'	274.16'	S78°22'10"E	272.24'	C22	90°00'00"	15.00'	23.56'	S19°11'27"E	21.21'	C42	4°13'09"	325.00'	23.93'	S25°24'58"W	23.93'	C62	33°55'27"	300.00'	177.63'	S79°26'12"E	175.04'
C3	92°25'15"	20.00'	32.26'	S20°24'05"E	28.88'	C23	90°00'05"	15.00'	23.56'	N70°48'37"E	21.21'	C43	90°00'00"	15.00'	23.56'	S17°28'28"E	21.21'	C63	4°13'09"	300.00'	22.09'	S25°24'58"W	22.09'
C4	90°00'00"	20.00'	31.42'	S70°48'33"W	28.28'	C24	90°00'00"	15.00'	23.56'	N19°11'27"W	21.21'	C44	32°29'29"	275.00'	155.95'	S78°43'12"E	153.87'	C64	4°13'09"	300.00'	22.09'	S25°24'58"W	22.09'
C5	90°00'00"	5.00'	7.85'	S19°11'27"E	7.07'	C25	99°56'54"	15.00'	26.17'	N37°28'08"W	22.97'	C45	28°14'47"	325.00'	160.22'	S80°50'34"E	158.60'	C65	32°29'29"	300.00'	170.12'	S78°43'12"E	167.85'
C6	4°13'09"	275.00'	20.25'	N25°24'58"E	20.25'	C26	14°46'53"	275.00'	70.95'	N18°25'06"E	70.75'	C46	87°28'17"	15.00'	22.90'	N69°32'41"E	20.74'	C66	30°46'29"	300.00'	161.14'	S79°34'42"E	159.21'
C7	4°13'09"	325.00'	23.93'	N25°24'58"E	23.93'	C27	90°00'00"	15.00'	23.56'	N70°48'33"E	21.21'	C47	93°18'27"	15.00'	24.43'	N20°50'41"W	21.82'						
C8	13°33'57"	325.00'	76.95'	N34°17'58"E	76.77'	C28	33°33'45"	275.00'	161.09'	N80°58'20"W	158.80'	C48	27°28'03"	275.00'	131.83'	N81°13'55"W	130.58'						
C9	47°33'48"	15.00'	12.45'	N17°18'03"E	12.10'	C29	33°33'45"	325.00'	190.38'	S80°58'20"E	187.67'	C49	32°29'29"	325.00'	184.30'	N78°43'12"W	181.84'						
C10	148°22'26"	50.00'	129.48'	N67°42'21"E	96.22'	C30	35°16'45"	325.00'	200.11'	N80°06'50"W	196.97'	C50	90°00'00"	15.00'	23.56'	S72°31'32"W	21.21'						
C11	52°01'12"	15.00'	13.62'	S64°07'02"E	12.16'	C31	35°16'45"	275.00'	169.33'	S80°06'50"E	166.67'	C51	9°24'14"	325.00'	53.34'	N85°25'31"W	53.28'						
C12	90°00'00"	15.00'	23.56'	N44°52'22"E	21.21'	C32	90°00'00"	15.00'	23.56'	S72°31'32"W	21.21'	C52	9°24'14"	300.00'	49.24'	N85°25'31"W	49.18'						
C13	8°41'42"	325.00'	49.32'	N04°13'13"E	49.27'	C33	97°44'48"	15.00'	25.59'	S13°36'04"E	22.60'	C53	9°24'14"	275.00'	45.14'	N85°25'31"W	45.09'						
C14	86°34'47"	19.93'	30.12'	N34°32'28"W	27.34'	C34	11°56'14"	275.00'	57.29'	S41°14'27"W	57.19'	C54	4°48'25"	275.00'	23.07'	N83°07'36"W	23.07'						
C15	86°34'10"	20.00'	30.22'	S51°51'08"W	27.42'	C35	42°39'47"	15.00'	11.17'	S68°32'28"W	10.91'	C55	9°24'14"	300.00'	49.24'	N85°25'31"W	49.18'						
C16	8°41'42"	275.00'	41.73'	S04°13'13"W	41.69'	C36	90°00'00"	15.00'	23.56'	S17°28'28"E	21.21'	C56	6°41'58"	325.00'	38.00'	S84°04'23"E	37.98'						
C17	90°00'00"	15.00'	23.56'	S45°07'38"E	21.21'	C37	33°55'27"	275.00'	162.82'	S79°28'12"E	160.46'	C58	19°02'46"	300.00'	99.73'	N16°17'10"E	99.27'						
C18	55°40'33"	15.00'	14.58'	N66°37'55"E	14.01'	C38	32°12'28"	325.00'	182.69'	S80°17'41"E	180.30'	C59	33°33'45"	300.00'	175.73'	S80°58'20"E	173.23'						
C19	201°06'18"	50.00'	175.50'	S40°39'13"E	98.31'	C39	32°12'28"	275.00'	154.59'	N80°17'41"W	152.56'	C60	35°16'45"	300.00'	184.72'	S80°06'50"E	181.82'						
C20	48°43'43"	15.00'	12.76'	S35°32'05"W	12.38'	C40	33°55'27"	325.00'	192.43'	N79°26'12"W	189.63'	C61	22°46'02"	300.00'	119.21'	S38°54'01"W	118.43'						

REPLAT OF LOT 21, BLOCK O
MANOR HEIGHTS
PHASE 4 SECTION A
19.640 ACRES
BEING TRACT OF LAND SITUATED IN THE LEMUEL KIMBRO SURVEY
NO. 64, ABSTRACT NO. 456, CITY OF MANOR, TRAVIS COUNTY,
TEXAS, AND BEING ALL OF LOT 21, BLOCK O, MANOR HEIGHTS
PHASE 4 SECTION A, PLAT OF WHICH RECORDED IN DOCUMENT
NO. 202400016, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY.

Kimley»Horn

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FIRM # 10193973

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Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 100'	DJG	JGM	8/20/2025	069255710	2 OF 3

DWG NAME: K:\SNA_SURVEY\MANOR HEIGHTS DEVELOPMENT\069255710-MANOR HTS PHASE 4A REPLATS\DWG\PLAT\SMANOR HEIGHTS PHASE 4A SECTION A REPLAT LOT 21 BLOCK O.DWG PLOTTED BY: GONZALEZ, DAVID 10/16/2025 3:22 PM LAST SAVED 10/16/2025 3:22 PM

THE STATE OF TEXAS §
COUNTY OF TRAVIS §

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, FORESTAR (USA) REAL ESTATE GROUP INC., BEING THE OWNER OF LOTS 21, BLOCK O, MANOR HEIGHTS PHASE 4, SECTION A PLAT RECORDED IN DOCUMENT NO. 202400016, CONVEYED TO FORESTAR (USA) REAL ESTATE GROUP INC., AS RECORDED UNDER DOCUMENT NO. 2019171724 AND CORRECTED IN DOCUMENT NO. 2019176020, ALL OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS,

DO HEREBY SUBDIVIDE 19.640 ACRES IN ACCORDANCE WITH THE MAP OR PLAT ATTACHED HERETO, TO BE KNOW AS

REPLAT OF LOT 21, BLOCK O
MANOR HEIGHTS PHASE 4 SECTION A

AND DO HEREBY DEDICATE TO THE PUBLIC THE USE OF ALL STREETS AND EASEMENTS SHOWN HEREON, SUBJECT TO ANY AND ALL EASEMENTS OR RESTRICTIONS HERETOFORE GRANTED AND NOT RELEASED.

WITNESS MY HAND THIS THE 17 DAY OF OCT, 2025 A.D.

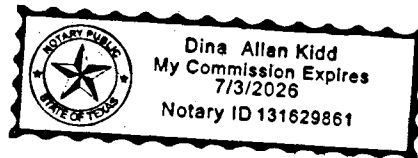
BY: [Signature]
FORESTAR (USA) REAL ESTATE GROUP INC., Tim Bagee
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750

THE STATE OF TX §
COUNTY OF WILLIAMSON §

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED TIM BAGEE KNOWN TO ME TO BE THE PERSON OR AGENT WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY HEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 17 DAY OF OCT, 2025

Dina Allan Kidd
NOTARY PUBLIC
NOTARY REGISTRATION NUMBER 131629861
MY COMMISSION EXPIRES: 7-3-26
COUNTY OF TX
THE STATE OF WILLIAMSON



STATE OF TEXAS §
COUNTY OF WILLIAMSON §

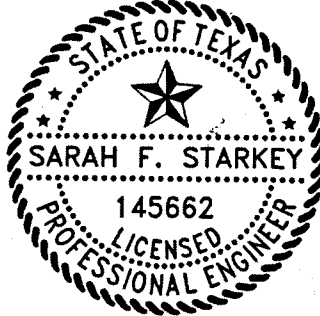
I, SARAH F. STARKEY, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF ENGINEERING, AND HEREBY CERTIFY THAT THIS PLAT IS FEASIBLE FROM AN ENGINEERING STAND POINT AND COMPLIES WITH THE ENGINEERING RELATED PORTION OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

THIS SITE IS LOCATED IN THE COTTONWOOD CREEK WATERSHED.

NO PORTION OF THIS SITE LIES WITHIN THE BOUNDARIES OF THE 100 YEAR FLOODPLAIN AS SHOWN ON THE FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 48453C0505H, EFFECTIVE DATE SEPTEMBER 26, 2008, TRAVIS COUNTY, TEXAS AND INCORPORATED AREAS.

Sarah Starkey 10/17/2025
SARAH F. STARKEY, P.E.

ENGINEERING BY:
KIMLEY-HORN AND ASSOCIATES, INC.
SARAH F. STARKEY, P.E.
LICENSED PROFESSIONAL ENGINEER NO. 145662
KIMLEY-HORN AND ASSOCIATES, INC.
501 S. AUSTIN AVENUE, SUITE 1310
GEORGETOWN, TEXAS 78626



STATE OF TEXAS §
COUNTY OF BEXAR §

I, JOHN G. MOSIER, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING, AND HEREBY CERTIFY THAT THIS PLAT COMPLIES WITH THE SURVEYING RELATED PORTIONS OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE IS TRUE AND CORRECT, AND WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

John G. Mosier 10-16-2025
JOHN G. MOSIER
REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 6330 - STATE OF TEXAS
10101 REUNION PLACE, SUITE 400
SAN ANTONIO, TEXAS 78216
PH. 210-321-3402
greg.mosier@kimley-horn.com

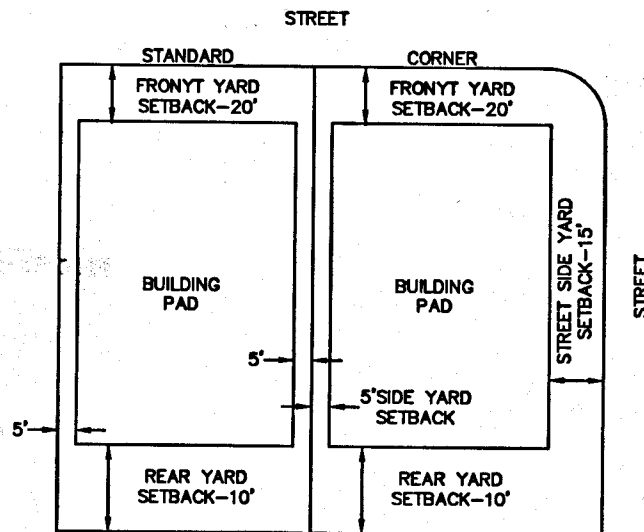


SURVEYOR'S NOTES:

- ALL PROPERTY CORNERS OF THE LOTS IN THIS SUBDIVISION WILL BE MONUMENTED AFTER ROAD CONSTRUCTION AND PRIOR TO LOTS SALES WITH A 1/2-INCH IRON ROD WITH RED PLASTIC CAP STAMPED "KHA", UNLESS OTHERWISE NOTED.
- THE BEARINGS SHOWN HEREON ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM GRID, CENTRAL ZONE (FIPS 4203) (NAD'83), AS DETERMINED BY THE GLOBAL POSITIONING SYSTEM (GPS).
- ALL COORDINATES AND DISTANCES ARE ON THE SURFACE. TO CONVERT SURFACE DISTANCES TO THE GRID, APPLY THE COMBINED SURFACE TO GRID SCALE FACTOR OF 0.99992097045 SCALED FROM THE ORIGIN. THE UNIT OF LINEAR MEASUREMENT IS U.S. SURVEY FEET.

GENERAL NOTES:

- PROPERTY OWNERS OF THE LOTS ON WHICH THE PUBLIC UTILITY EASEMENT OR THE UNDERGROUND STORM WATER DRAINAGE FACILITIES EASEMENT ARE LOCATED AS SHOWN ON THIS PLAT SHALL PROVIDE ACCESS TO THE CITY OF MANOR IN ORDER FOR THE CITY OF MANOR TO INSPECT AND MAINTAIN THE UNDERGROUND FACILITIES LOCATED WITHIN ANY OF SUCH EASEMENTS.
- A TEN (10) FEET WIDE EASEMENT FOR PUBLIC UTILITIES IS HEREBY ASSIGNED ALONG ALL RIGHTS-OF-WAYS DEDICATED BY THIS PLAT, ONLY AS SHOWN.
- PUBLIC SIDEWALKS BUILT TO CITY OF MANOR STANDARDS, ARE REQUIRED ALONG ALL STREETS WITHIN THIS SUBDIVISION, THESE SIDEWALKS SHALL BE IN PLACE PRIOR TO THE ADJOINING LOT BEING OCCUPIED, FAILURE TO CONSTRUCT THE REQUIRED SIDEWALKS MAY RESULT IN THE WITHHOLDING OF CERTIFICATES OF OCCUPANCY. BUILDING PERMITS, OR UTILITY CONNECTIONS BY THE COVERING BODY OR UTILITY COMPANY.
- DRIVEWAY AND DRAINAGE CONSTRUCTION STANDARDS SHALL BE IN ACCORDANCE WITH THE REQUIREMENT OF THE CITY OF MANOR STANDARDS UNLESS OTHERWISE SPECIFIED AND APPROVE BY THE CITY OF MANOR.
- NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTION IS MADE TO THE CITY OF MANOR WATER AND WASTEWATER SYSTEM.
- NO BUILDINGS SHALL BE CONSTRUCTED OR MAINTAINED WITHIN THE PUBLIC UTILITIES EASEMENTS OR THE UNDERGROUND STORM WATER FACILITIES EASEMENT WITHOUT THE PRIOR WRITTEN APPROVAL OF THE CITY OF MANOR. THE CITY OF MANOR IS NOT RESPONSIBLE FOR THE DAMAGE TO OR REPLACING ANY PORTIONS OF ANY FENCING, LANDSCAPING OR OTHER IMPROVEMENTS CONSTRUCTED WITHIN ANY OF SUCH EASEMENTS WHICH WERE NOT APPROVED BY THE CITY OF MANOR BEFORE THEIR CONSTRUCTION DUE TO THE NECESSARY AND CUSTOMARY WORK BY THE CITY OF MANOR IN REPAIRING, MAINTAINING, OR REPLACING THE UNDERGROUND PIPES AND RELATED FACILITIES WITHIN SUCH EASEMENTS.
- ALL STREETS, DRAINAGE IMPROVEMENTS, SIDEWALKS, WATER AND WASTEWATER LINES, AND EROSION CONTROLS SHALL BE CONSTRUCTED AND INSTALLED TO CITY OF MANOR STANDARDS.
- EROSION CONTROLS ARE REQUIRED FOR ALL CONSTRUCTION ON INDIVIDUAL LOTS, INCLUDING DETACHED SINGLE FAMILY IN ACCORDANCE WITH SECTION 1.4.0 OF THE CITY OF AUSTIN ENVIRONMENTAL CRITERIA MANUAL.
- ALL STREETS IN THE SUBDIVISION SHALL BE CONSTRUCTED TO CITY OF MANOR URBAN STREET STANDARDS. ALL STREETS WILL BE CONSTRUCTED WITH CURB AND GUTTER.
- PRIOR TO CONSTRUCTION, EXCEPT DETACHED SINGLE FAMILY ON ANY LOT IN THIS SUBDIVISION, A SITE DEVELOPMENT PERMIT MUST BE OBTAINED FROM THE CITY OF MANOR.
- THE SUBDIVISION OWNER/DEVELOPER AS IDENTIFIED ON THIS PLAN IS RESPONSIBLE FOR POSTING FISCAL SURVEY FOR THE CONSTRUCTION OF ALL SIDEWALKS AS SHOWN OR LISTED ON THE PLAN, WHETHER INSTALLED BY THE OWNER/DEVELOPER OR INDIVIDUAL HOMEBUILDERS. IT IS THE RESPONSIBILITY OF THE OWNER/DEVELOPER TO ENSURE ALL SIDEWALKS ARE ADA COMPLIANT UNLESS A WAIVER HAS BEEN GRANTED BY THE TEXAS DEPARTMENT OF LICENSING AND REGULATION.
- THE BUILDING SETBACK LINES SHALL COMPLY WITH THE APPROVED MANOR HEIGHTS PUD ARE AS FOLLOWS:
(SEE TYPICAL SETBACK DETAIL)
FRONT YARD - 20'
REAR YARD - 10'
SIDE YARD - 5'
STREET SIDE YARD - 15'
- THE HOME OWNERS ASSOCIATION, AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA") SHALL BE RESPONSIBLE FOR MAINTENANCE OF ALL NON-RESIDENTIAL LOTS THAT ARE DEDICATED TO THE HOA.
- PER THE APPROVED MANOR HEIGHTS PUD, MINIMUM SINGLE-FAMILY RESIDENTIAL LOT SHALL BE 6250 SQ. FT. WITHIN PUD-SF-1 AND 3300 SQ. FT. WITHIN PUD-MEDIUM DENSITY. THE MINIMUM HOME SIZES WILL COMPLY WITH THOSE SET FORTH IN THE MANOR HEIGHTS PUD OF 1500 SQ. FT.
- LOT 901, BLOCK AB, OPEN SPACE/DRAINAGE LOT, LOT 902, BLOCK AC, OPEN SPACE LOT, LOT 903, BLOCK AC, OPEN SPACE LOT, AND LOT 904, BLOCK AE, OPEN SPACE LOT, LOT 905, BLOCK AF, OPEN SPACE LOT, ARE TO BE DEDICATED TO THE HOMEOWNER'S ASSOCIATION. THE HOMEOWNER'S ASSOCIATION AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA") SHALL BE RESPONSIBLE FOR MOWING, MAINTAINING, AND LANDSCAPING IN THE DRAINAGE LOTS.
- ACCESS TO NON-RESIDENTIAL LOTS SHALL BE PROVIDED TO THE CITY WHERE MAINTENANCE IS REQUIRED TO BE PERFORMED BY THE CITY IN ACCORDANCE WITH THAT CERTAIN DEVELOPMENT AGREEMENT (MANOR HEIGHTS) DATED EFFECTIVE NOVEMBER 7, 2018, AS AMENDED.
- DEDICATION AND CONVEYANCE LOT 900, BLOCK AA, ELEVATED STORAGE TANK LOT, SHALL BE MADE TO THE CITY OF MANOR, TEXAS IN ACCORDANCE WITH THAT CERTAIN DEVELOPMENT AGREEMENT (MANOR HEIGHTS) DATED EFFECTIVE NOVEMBER 7, 2018, AS AMENDED (THE "DEVELOPMENT AGREEMENT"). THE OWNER/DEVELOPER SHALL ENTER INTO A LICENSE AGREEMENT WITH THE CITY IN SUBSTANTIALLY THE FORM PROVIDED IN THE DEVELOPMENT AGREEMENT. THE CITY SHALL BE RESPONSIBLE FOR MAINTENANCE OF LOT 900, BLOCK AA, ELEVATED STORAGE TANK LOT, UPON THE TERMINATION OF THE LICENSE AGREEMENT OR THE TERMINATION OF THE MAINTENANCE PERIOD PROVIDED IN THE DEVELOPMENT AGREEMENT, WHICHEVER IS LONGER.



TYPICAL SETBACK DETAIL
NOT TO SCALE

CITY OF MANOR ACKNOWLEDGMENTS

THIS SUBDIVISION IS LOCATED WITHIN THE CITY OF MANOR CORPORATE CITY LIMITS AS OF THIS DATE. ____ DAY OF ____ 20__

ACCEPTED AND AUTHORIZED FOR RECORD BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF MANOR, TEXAS, ON THIS THE DATE 17th DAY OF OCT, 2025

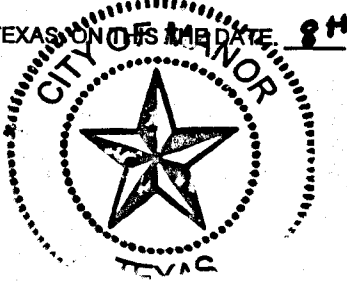
APPROVED:
[Signature]
FELIX PAIZ, CHAIRPERSON

ATTEST:
[Signature]
LLOVIA T. ALMARAZ, CITY SECRETARY

ACCEPTED AND AUTHORIZED FOR RECORD BY THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS, ON THIS THE DATE 17th DAY OF OCT, 2025

APPROVED:
[Signature]
HONORABLE DR. CHRISTOPHER HARVEY
MAYOR OF THE CITY OF MANOR, TEXAS

ATTEST:
[Signature]
LLOVIA T. ALMARAZ, CITY SECRETARY



COUNTY OF TRAVIS:
STATE OF TEXAS:
KNOW ALL ME BY THESE PRESENTS:

I, DYANA LIMON - MERCADO, CLERK OF TRAVIS COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING AND ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THE 4 DAY OF DEC, 2025 AT 1:33 O'CLOCK P.M., DULY RECORDED ON THE DAY OF 4 DAY OF Dec, 2025 AT 1:33 O'CLOCK P.M. IN THE PLAT RECORDS OF SAID COUNTY AND STATE IN DOCUMENT NUMBER 202500183, OFFICIAL RECORDS OF TRAVIS COUNTY, TEXAS.

WITNESS MY HAND AND SEAL OF OFFICE OF THE COUNTY CLERK, THIS 4 DAY OF Dec, 2025.

DYANA LIMON - MERCADO, COUNTY CLERK,
TRAVIS COUNTY, TEXAS

BY: [Signature]
DEPUTY

Jaylynn Carter



REPLAT OF LOT 21, BLOCK O
MANOR HEIGHTS
PHASE 4 SECTION A
19.640 ACRES

BEING TRACT OF LAND SITUATED IN THE LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND BEING ALL OF LOT 21, BLOCK O, MANOR HEIGHTS PHASE 4 SECTION A, PLAT OF WHICH RECORDED IN DOCUMENT NO. 202400016, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY.

Kimley»Horn

10101 Reunion Place, Suite 400
San Antonio, Texas 78216 FIRM # 10193973

Tel. No. (210) 541-9166
www.kimley-horn.com

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
N/A	DJG	JGM	8/20/2025	069255710	3 OF 3

SURVEYOR:
KIMLEY-HORN AND ASSOCIATES, INC.
10101 REUNION PLACE, SUITE 400
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PH: (210) 541-9166 FAX: (210) 541-8699
CONTACT: JOHN G. MOSIER, R.P.L.S.
TBPLS FIRM REGISTRATION NO. 10193973

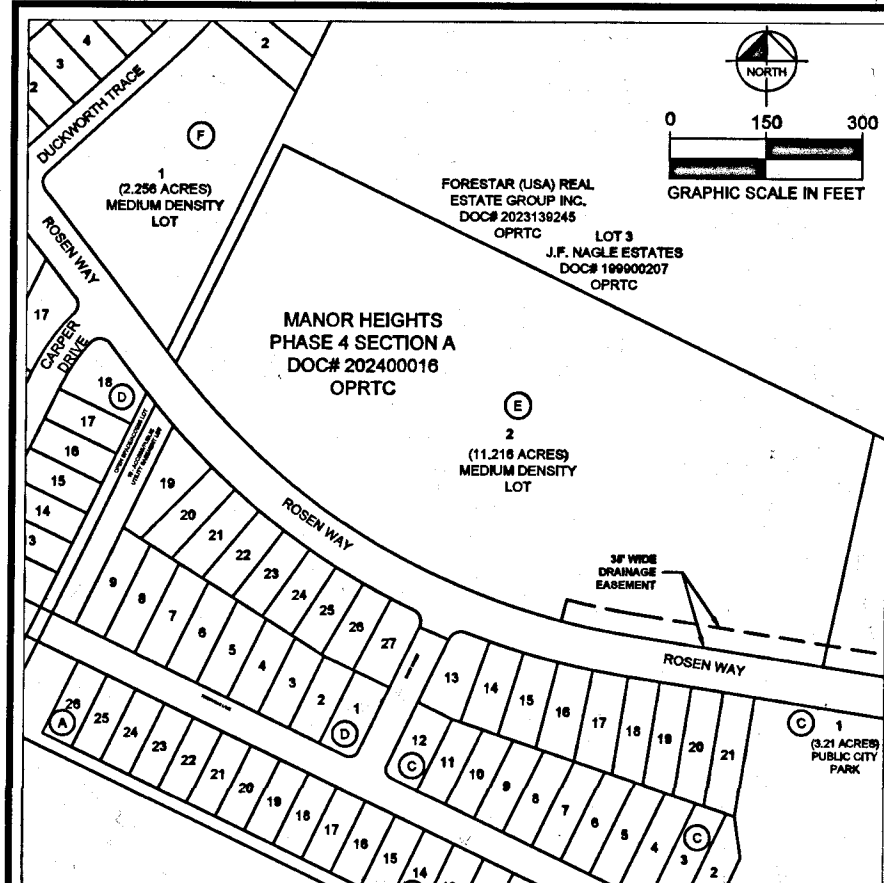
CIVIL ENGINEER:
KIMLEY-HORN AND ASSOCIATES, INC.
501 S. AUSTIN AVENUE, SUITE 1310
GEORGETOWN, TEXAS 78626
TBPE FIRM REGISTRATION NO. F-928
PH: (512) 418-1771
CONTACT: SARAH F. STARKEY, P.E.

OWNER/DEVELOPER:
FORESTAR (USA) REAL ESTATE GROUP, INC.,
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750
CONTACT: TIM AGEE

\$ 100.00

12-4-25

002500182



AREA BEING REPLATTED
THE AREA BEING REPLATTED WAS PREVIOUSLY PLATTED AS LOT 1, BLOCK F, LOT 2, BLOCK E, AND A 35' DRAINAGE EASEMENT, MANOR HEIGHTS PHASE 4 SECTION A, AS RECORDED IN DOCUMENT NO. 202400016 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS.

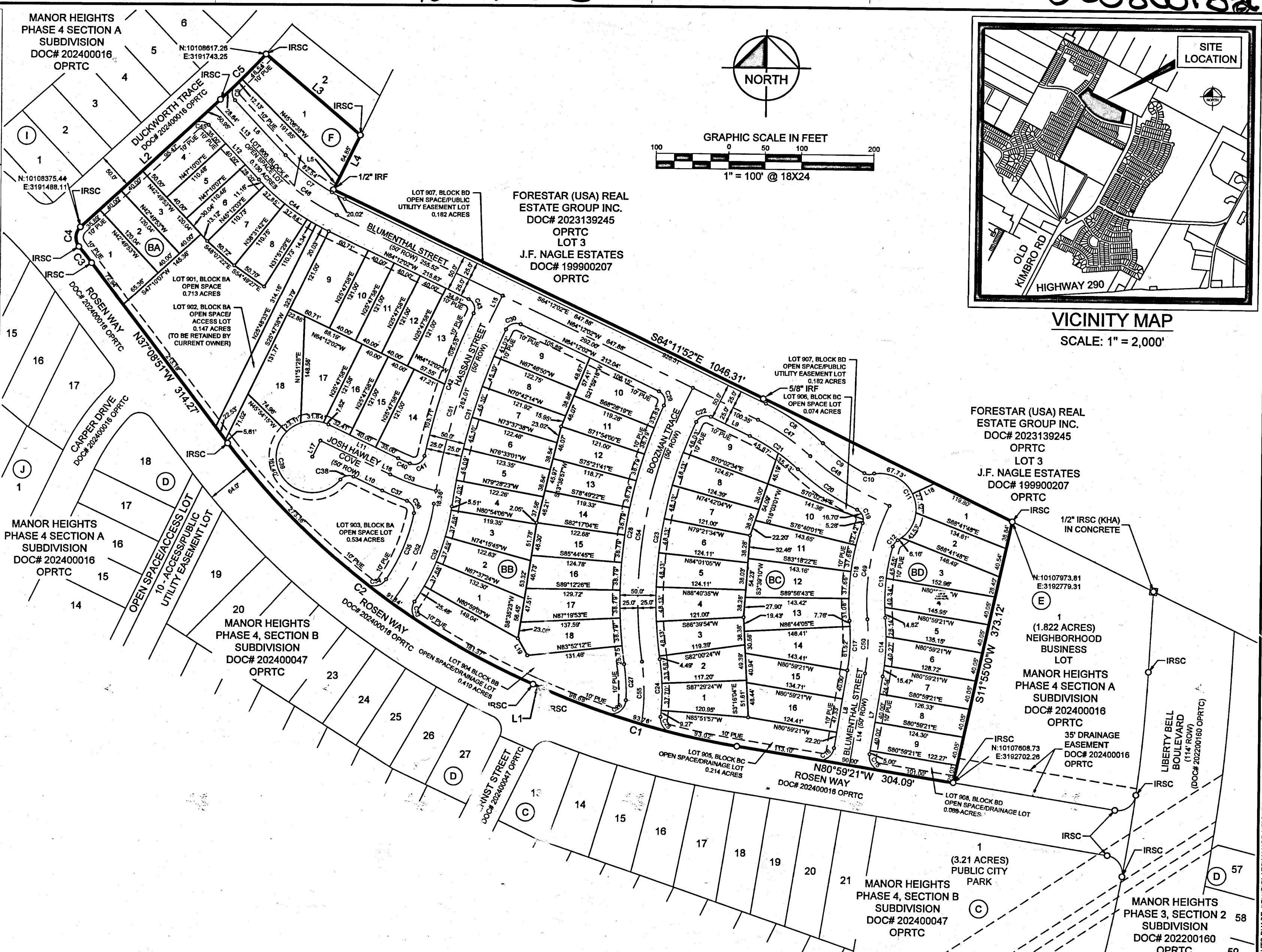
LEGEND	
○	USED TO SHOW GEOMETRIC BREAKS
□	1/2" IRON ROD SET IN CONCRETE W/ "KHA"
IRSC	1/2" IRON ROD W/ "KHA" CAP SET (UNLESS OTHERWISE NOTED)
IRF	IRON ROD FOUND
IRFC	1/2" IRON ROD FOUND W/ CAP
PUE	PUBLIC UTILITY EASEMENT
DRTC	DEED RECORDS OF TRAVIS COUNTY TEXAS
OPRTC	OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY TEXAS
RPRTC	REAL PROPERTY RECORDS OF TRAVIS COUNTY TEXAS
DOC.	DOCUMENT
NO.	NUMBER
VOL.	VOLUME
PG.	PAGE
ROW	RIGHT OF WAY
---	SIDEWALK
---	ADJOINER LOT LINE
---	SUBDIVISION BOUNDARY LINE
---	RIGHT-OF-WAY CENTER LINE
---	RIGHT-OF-WAY LINE
---	SUBDIVISION LOT LINE
---	EASEMENT
(A)	BLOCK IDENTIFIERS

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GENERAL INFORMATION:	
TOTAL ACRES	13.645 ACRES
TOTAL LINEAR FEET OF ROW	2,806'
LINEAR FEET OF 50' ROW	2,806'
ACREAGE OF ROW	3.069 ACRES
NUMBER OF SINGLE FAMILY LOTS	62
ACREAGE OF SINGLE FAMILY LOTS	8.104 ACRES
NUMBER OF NON-RESIDENTIAL LOTS	9
ACREAGE OF NON-RESIDENTIAL LOTS	2.472 ACRES
TOTAL NUMBER OF LOTS	71

**REPLAT OF LOT 1, BLOCK F
AND LOT 2, BLOCK E,
MANOR HEIGHTS PHASE 4 SECTION A
13.645 ACRES**

BEING TRACT OF LAND SITUATED IN THE LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND BEING ALL OF LOT 1, BLOCK F AND LOT 2, BLOCK E MANOR HEIGHTS PHASE 4 SECTION A, PLAT OF WHICH RECORDED IN DOCUMENT NO. 202400016, AND A PORTION OF LOT 3 J.F. NAGLE ESTATES, PLAT OF WHICH RECORDED IN DOCUMENT NO. 199900207, BOTH OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY.

Kimley»Horn

10101 Reunion Pl. Suite 400 San Antonio, Texas 78216 FIRM # 10193973 Tel. No. (210) 541-9166 www.kimley-horn.com

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 100'	DJG	JGM	8/20/2025	069255711	1 OF 3

DWG NAME: K:\SNA_SURVEY\MANOR HEIGHTS DEVELOPMENT\069255711-MANOR HTS PHASE 4\DWG\PLAT\MANOR HEIGHTS PHASE 4 REPLAT LOTS 1, BLOCK F, AND LOT 2, BLOCK E.DWG PLOTTED BY: GONZALEZ, DAVID 10/16/2025 3:42 PM LAST SAVED 10/16/2025 3:42 PM

202500132

LOT TABLE		
LOT NO.	ACRES	SQ. FT.
BLOCK BA	3.715	161,832
BLOCK BA LOT 1	0.162	7,078
BLOCK BA LOT 2	0.110	4,802
BLOCK BA LOT 3	0.110	4,802
BLOCK BA LOT 4	0.126	5,475
BLOCK BA LOT 5	0.101	4,419
BLOCK BA LOT 6	0.105	4,560
BLOCK BA LOT 7	0.112	4,880
BLOCK BA LOT 8	0.112	4,879
BLOCK BA LOT 9	0.169	7,346
BLOCK BA LOT 10	0.111	4,840
BLOCK BA LOT 11	0.111	4,840
BLOCK BA LOT 12	0.111	4,840
BLOCK BA LOT 13	0.144	6,289
BLOCK BA LOT 14	0.158	6,892
BLOCK BA LOT 15	0.111	4,840
BLOCK BA LOT 16	0.111	4,841
BLOCK BA LOT 17	0.175	7,630
BLOCK BA LOT 18	0.180	7,846
BLOCK BA LOT 901 - OPEN SPACE LOT	0.713	31,076
BLOCK BA LOT 902 - OPEN SPACE/ACCESS LOT	0.147	6,390
BLOCK BA LOT 903 - OPEN SPACE LOT	0.534	23,265
BLOCK BB	2.668	116,215
BLOCK BB LOT 1	0.147	6,415
BLOCK BB LOT 2	0.131	5,717
BLOCK BB LOT 3	0.124	5,380
BLOCK BB LOT 4	0.114	4,959
BLOCK BB LOT 5	0.118	5,160
BLOCK BB LOT 6	0.119	5,164
BLOCK BB LOT 7	0.117	5,110
BLOCK BB LOT 8	0.118	5,142
BLOCK BB LOT 9	0.146	6,356
BLOCK BB LOT 10	0.145	6,295
BLOCK BB LOT 11	0.117	5,085
BLOCK BB LOT 12	0.116	5,073
BLOCK BB LOT 13	0.116	5,035
BLOCK BB LOT 14	0.118	5,125
BLOCK BB LOT 15	0.121	5,250
BLOCK BB LOT 16	0.124	5,414

LOT TABLE		
LOT NO.	ACRES	SQ. FT.
BLOCK BB LOT 17	0.131	5,712
BLOCK BB LOT 18	0.136	5,943
BLOCK BB LOT 904 - OPEN SPACE/DRAINAGE LOT	0.410	17,881
BLOCK BC	2.430	105,865
BLOCK BC LOT 1	0.121	5,284
BLOCK BC LOT 2	0.118	5,151
BLOCK BC LOT 3	0.120	5,208
BLOCK BC LOT 4	0.122	5,298
BLOCK BC LOT 5	0.123	5,357
BLOCK BC LOT 6	0.122	5,298
BLOCK BC LOT 7	0.122	5,304
BLOCK BC LOT 8	0.123	5,373
BLOCK BC LOT 9	0.153	6,673
BLOCK BC LOT 10	0.150	6,525
BLOCK BC LOT 11	0.153	6,653
BLOCK BC LOT 12	0.151	6,558
BLOCK BC LOT 13	0.144	6,251
BLOCK BC LOT 14	0.153	6,684
BLOCK BC LOT 15	0.128	5,562
BLOCK BC LOT 16	0.141	6,132
BLOCK BC LOT 905 - OPEN SPACE/DRAINAGE LOT	0.214	9,339
BLOCK BC LOT 906 - OPEN SPACE LOT	0.074	3,212
BLOCK BD LOT 1	0.135	5,876
BLOCK BD LOT 2	0.126	5,507
BLOCK BD LOT 3	0.158	6,869
BLOCK BD LOT 4	0.138	5,998
BLOCK BD LOT 5	0.129	5,616
BLOCK BD LOT 6	0.121	5,261
BLOCK BD LOT 7	0.117	5,096
BLOCK BD LOT 8	0.115	5,012
BLOCK BD LOT 9	0.113	4,931
BLOCK BD LOT 907 - OPEN SPACE/PUBLIC UTILITY EASEMENT LOT	0.182	7,923
BLOCK BD LOT 908 - OPEN SPACE/DRAINAGE LOT	0.068	2,955
BLOCK F	0.361	15,710
BLOCK F LOT 1	0.231	10,045
BLOCK F LOT 900 - OPEN SPACE LOT	0.130	5,665
BOUNDARY	13.645	594,356
RIGHT-OF-WAY	3.069	133,691

LINE TABLE		
NO.	BEARING	LENGTH
L1	N66°27'33"W	13.08'
L2	N47°10'07"E	262.31'
L3	S49°21'39"E	172.28'
L4	S25°48'33"W	84.22'
L5	S25°48'33"W	23.67'
L6	S42°49'53"E	103.61'
L7	S09°00'39"W	109.54'
L8	N09°00'39"E	109.54'
L9	N64°12'02"W	60.18'
L10	N64°12'02"W	44.17'
L11	S64°12'02"E	107.41'
L12	N42°49'53"W	103.20'
L13	S42°49'53"E	118.20'
L14	S09°00'39"W	129.54'
L15	S25°47'58"W	26.03'
L16	N64°12'02"W	107.41'
L17	N25°47'58"E	25.00'
L18	S63°56'03"W	33.92'
L19	S29°13'19"E	26.93'

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CONTACT: TIM AGEE

CURVE TABLE						CURVE TABLE						CURVE TABLE					
NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD	NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD	NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD
C1	14°31'37"	1118.00'	283.46'	N73°43'22"W	282.70'	C22	91°23'15"	15.00'	23.93'	S70°06'20"W	21.47'	C43	89°09'23"	15.00'	23.34'	N19°37'20"W	21.06'
C2	29°18'42"	1068.00'	546.37'	N51°48'12"W	540.43'	C23	32°50'24"	592.00'	339.31'	S07°59'31"W	334.69'	C44	21°22'09"	325.00'	121.21'	N53°30'58"W	120.51'
C3	2°15'03"	731.93'	28.75'	N38°16'23"W	28.75'	C24	14°55'35"	309.19'	80.55'	S01°19'48"E	80.32'	C45	90°00'00"	15.00'	23.56'	N87°49'53"W	21.21'
C4	86°34'01"	20.00'	30.22'	N03°53'06"E	27.42'	C25	81°59'14"	20.00'	28.62'	S35°13'32"E	26.24'	C46	21°22'09"	300.00'	111.89'	S53°30'58"E	111.24'
C5	4°59'32"	1025.00'	89.31'	N44°40'21"E	89.28'	C26	106°33'37"	20.00'	37.20'	N55°18'22"E	32.06'	C47	16°56'17"	300.00'	88.69'	S55°43'54"E	88.36'
C6	88°24'10"	15.00'	23.14'	S01°21'59"W	20.92'	C27	11°55'16"	241.26'	50.20'	N03°12'04"W	50.11'	C48	16°56'17"	300.00'	88.69'	S55°43'54"E	88.36'
C7	21°22'09"	275.00'	102.56'	S53°30'58"E	101.97'	C28	33°00'32"	642.00'	369.87'	N08°04'35"E	364.77'	C49	31°13'24"	300.00'	163.49'	S10°11'16"W	161.47'
C8	16°56'17"	325.00'	96.08'	S55°43'54"E	95.73'	C29	88°46'53"	15.00'	23.24'	N19°48'35"W	20.99'	C50	14°26'05"	300.00'	75.58'	S01°47'37"W	75.38'
C9	14°52'59"	275.00'	71.43'	S54°42'15"E	71.23'	C30	90°55'17"	15.00'	23.80'	S70°20'20"W	21.38'	C51	17°40'21"	909.00'	280.38'	S16°57'47"W	279.27'
C10	41°32'20"	15.00'	10.87'	S82°54'54"E	10.64'	C31	16°45'05"	884.00'	258.45'	S16°30'09"W	257.53'	C52	27°35'27"	300.00'	144.46'	S21°55'20"W	143.07'
C11	163°20'24"	50.00'	142.54'	S22°00'52"E	98.95'	C32	26°13'11"	314.71'	144.02'	S20°48'53"W	142.77'	C53	12°53'58"	300.00'	67.54'	N70°39'01"W	67.40'
C12	44°05'40"	15.00'	11.54'	S37°36'31"W	11.26'	C33	90°13'54"	20.00'	31.50'	S11°36'48"E	28.34'	C54	34°13'39"	617.00'	368.59'	S08°41'08"W	363.13'
C13	20°41'52"	278.78'	100.71'	S05°04'07"W	100.16'	C34	95°29'01"	20.00'	33.33'	N80°27'22"E	29.60'	C55	16°40'38"	300.00'	87.32'	S00°05'22"E	87.01'
C14	14°26'05"	325.00'	81.88'	S01°47'37"W	81.66'	C35	22°12'21"	260.21'	100.85'	N22°12'56"E	100.22'						
C15	89°59'58"	20.00'	31.42'	S35°59'20"E	28.28'	C36	82°27'20"	15.00'	21.59'	N29°30'39"W	19.77'						
C16	90°00'00"	20.00'	31.42'	N54°00'39"E	28.28'	C37	6°32'17"	325.00'	37.09'	N67°28'10"W	37.07'						
C17	14°26'05"	275.00'	69.28'	N01°47'37"E	69.10'	C38	76°39'27"	15.00'	20.07'	S77°28'14"W	18.61'						
C18	24°28'17"	325.00'	138.81'	N06°48'43"E	137.76'	C39	256°39'27"	50.00'	223.98'	N12°31'46"W	78.45'						
C19	83°57'24"	15.00'	21.98'	N22°55'51"W	20.07'	C40	3°40'08"	275.00'	17.61'	S66°02'06"E	17.61'						
C20	17°38'48"	325.00'	100.10'	N56°05'09"W	99.70'	C41	100°04'25"	15.00'	26.20'	N62°05'38"E	22.99'						
C21	16°56'17"	275.00'	81.30'	N55°43'54"W	81.00'	C42	12°53'55"	934.00'	210.27'	N18°30'23"E	209.82'						

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REPLAT OF LOT 1, BLOCK F
AND LOT 2, BLOCK E,
MANOR HEIGHTS PHASE 4 SECTION A
13.645 ACRES

BEING TRACT OF LAND SITUATED IN THE LEMUEL KIMBRO SURVEY
NO. 64, ABSTRACT NO. 456, CITY OF MANOR, TRAVIS COUNTY,
TEXAS, AND BEING ALL OF LOT 1, BLOCK F AND LOT 2, BLOCK E
MANOR HEIGHTS PHASE 4 SECTION A, PLAT OF WHICH RECORDED
IN DOCUMENT NO. 202400016, AND A PORTION OF LOT 3 J.F. NAGLE
ESTATES, PLAT OF WHICH RECORDED IN DOCUMENT NO. 199900207,
BOTH OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY.

Kimley»Horn

10101 Reunion Place, Suite 400
San Antonio, Texas 78216
FIRM # 10193973

Tel. No. (210) 541-9166
www.kimley-horn.com

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 100'	DJG	JGM	8/20/2025	069255711	2 OF 3

DWG NAME: K:\SNA_SURVEY\MANOR HEIGHTS DEVELOPMENT\069255704-MANOR HTS PHASE 4DWG\PLATS\MANOR HEIGHTS PHASE 4A REPLATS\DWG\PLOTTED BY: GONZALEZ, DAVID 10/16/2025 3:42 PM LAST SAVED 10/16/2025 3:42 PM

THE STATE OF TEXAS §
COUNTY OF TRAVIS §

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, FORESTAR (USA) REAL ESTATE GROUP INC., BEING THE OWNER OF LOT 1, BLOCK F AND LOT 2, BLOCK E, MANOR HEIGHTS PHASE 4 - SECTION A PLAT RECORDED IN DOCUMENT NO. 202400016, CONVEYED TO FORESTAR (USA) REAL ESTATE GROUP INC., AS RECORDED UNDER DOCUMENT NO. 2019171724 AND CORRECTED IN DOCUMENT NO. 2019176020, AND A PORTION OF LOT 3, J.F. NAGLE ESTATES PLAT RECORDED IN DOCUMENT NO. 199900207, CONVEYED TO FORESTAR (USA) REAL ESTATE GROUP INC., AS RECORDED UNDER DOCUMENT NO. 2023139245, ALL OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS.

DO HEREBY SUBDIVIDE 13.645 ACRES IN ACCORDANCE WITH THE MAP OR PLAT ATTACHED HERETO, TO BE KNOWN AS

**REPLAT OF LOT 1, BLOCK F AND LOT 2, BLOCK E,
MANOR HEIGHTS PHASE 4 SECTION A,**

AND DO HEREBY DEDICATE TO THE PUBLIC THE USE OF ALL STREETS AND EASEMENTS SHOWN HEREON, SUBJECT TO ANY AND ALL EASEMENTS OR RESTRICTIONS HERETOFORE GRANTED AND NOT RELEASED.

WITNESS MY HAND THIS THE 21st DAY OF OCTOBER, 2025 A.D.

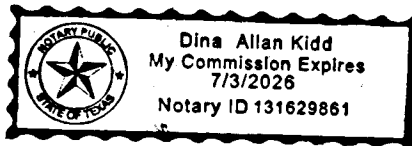
BY: [Signature]
FORESTAR (USA) REAL ESTATE GROUP INC.,
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750

THE STATE OF TX §
COUNTY OF WILLIAMSON §

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED TIM BAGEG KNOWN TO ME TO BE THE PERSON OR AGENT WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY HEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 21 DAY OF Oct, 2025.

Dina Allan Kidd
NOTARY PUBLIC
NOTARY REGISTRATION NUMBER 131629841
MY COMMISSION EXPIRES: 7-3-26
COUNTY OF WILLIAMSON
THE STATE OF TX



STATE OF TEXAS §
COUNTY OF WILLIAMSON §

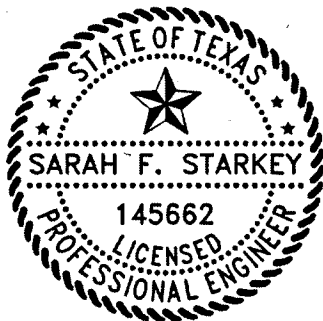
I, SARAH F. STARKEY, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF ENGINEERING, AND HEREBY CERTIFY THAT THIS PLAT IS FEASIBLE FROM AN ENGINEERING STAND POINT AND COMPLIES WITH THE ENGINEERING RELATED PORTION OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

THIS SITE IS LOCATED IN THE COTTONWOOD CREEK WATERSHED.

NO PORTION OF THIS SITE LIES WITHIN THE BOUNDARIES OF THE 100 YEAR FLOODPLAIN AS SHOWN ON THE FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 48453C0505H, EFFECTIVE DATE SEPTEMBER 26, 2008, TRAVIS COUNTY, TEXAS AND INCORPORATED AREAS.

Sarah Starkey 10/21/2025
SARAH F. STARKEY, P.E.

ENGINEERING BY:
KIMLEY-HORN AND ASSOCIATES, INC.
SARAH F. STARKEY, P.E.
LICENSED PROFESSIONAL ENGINEER NO. 145662
KIMLEY-HORN AND ASSOCIATES, INC.
501 S. AUSTIN AVENUE, SUITE 1310
GEORGETOWN, TEXAS 78626

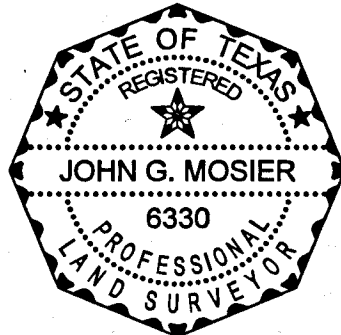


STATE OF TEXAS §
COUNTY OF BEXAR §

I, JOHN G. MOSIER, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING, AND HEREBY CERTIFY THAT THIS PLAT COMPLIES WITH THE SURVEYING RELATED PORTIONS OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE IS TRUE AND CORRECT, AND WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

John G. Mosier 10-16-2025

JOHN G. MOSIER
REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 6330 - STATE OF TEXAS
10101 REUNION PLACE, SUITE 400
SAN ANTONIO, TEXAS 78216
PH. 210-321-3402
greg.mosier@kimley-horn.com

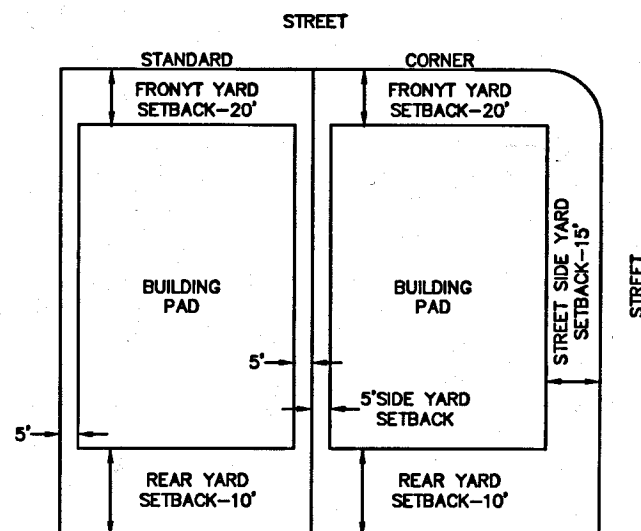


SURVEYOR'S NOTES:

- ALL PROPERTY CORNERS OF THE LOTS IN THIS SUBDIVISION WILL BE MONUMENTED AFTER ROAD CONSTRUCTION AND PRIOR TO LOTS SALES WITH A 1/2-INCH IRON ROD WITH RED PLASTIC CAP STAMPED "KHA", UNLESS OTHERWISE NOTED.
- THE BEARINGS SHOWN HEREON ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM GRID, CENTRAL ZONE (FIPS 4203) (NAD'83), AS DETERMINED BY THE GLOBAL POSITIONING SYSTEM (GPS).
- ALL COORDINATES AND DISTANCES ARE ON THE SURFACE. TO CONVERT SURFACE DISTANCES TO THE GRID, APPLY THE COMBINED SURFACE TO GRID SCALE FACTOR OF 0.99992097045 SCALED FROM THE ORIGIN. THE UNIT OF LINEAR MEASUREMENT IS U.S. SURVEY FEET.

GENERAL NOTES:

- PROPERTY OWNERS OF THE LOTS ON WHICH THE PUBLIC UTILITY EASEMENT OR THE UNDERGROUND STORM WATER DRAINAGE FACILITIES EASEMENT ARE LOCATED AS SHOWN ON THIS PLAT SHALL PROVIDE ACCESS TO THE CITY OF MANOR IN ORDER FOR THE CITY OF MANOR TO INSPECT AND MAINTAIN THE UNDERGROUND FACILITIES LOCATED WITHIN ANY OF SUCH EASEMENTS.
- A TEN (10) FEET WIDE EASEMENT FOR PUBLIC UTILITIES IS HEREBY ASSIGNED ALONG ALL RIGHTS-OF-WAYS DEDICATED BY THIS PLAT, ONLY AS SHOWN.
- PUBLIC SIDEWALKS BUILT TO CITY OF MANOR STANDARDS, ARE REQUIRED ALONG ALL STREETS WITHIN THIS SUBDIVISION, THESE SIDEWALKS SHALL BE IN PLACE PRIOR TO THE ADJOINING LOT BEING OCCUPIED, FAILURE TO CONSTRUCT THE REQUIRED SIDEWALKS MAY RESULT IN THE WITHHOLDING OF CERTIFICATES OF OCCUPANCY, BUILDING PERMITS, OR UTILITY CONNECTIONS BY THE COVERING BODY OR UTILITY COMPANY.
- DRIVEWAY AND DRAINAGE CONSTRUCTION STANDARDS SHALL BE IN ACCORDANCE WITH THE REQUIREMENT OF THE CITY OF MANOR STANDARDS UNLESS OTHERWISE SPECIFIED AND APPROVE BY THE CITY OF MANOR.
- NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTION IS MADE TO THE CITY OF MANOR WATER AND WASTEWATER SYSTEM.
- NO BUILDINGS SHALL BE CONSTRUCTED OR MAINTAINED WITHIN THE PUBLIC UTILITIES EASEMENTS OR THE UNDERGROUND STORM WATER FACILITIES EASEMENT WITHOUT THE PRIOR WRITTEN APPROVAL OF THE CITY OF MANOR. THE CITY OF MANOR IS NOT RESPONSIBLE FOR THE DAMAGE TO OR REPLACING ANY PORTIONS OF ANY FENCING, LANDSCAPING OR OTHER IMPROVEMENTS CONSTRUCTED WITHIN ANY OF SUCH EASEMENTS WHICH WERE NOT APPROVED BY THE CITY OF MANOR BEFORE THEIR CONSTRUCTION DUE TO THE NECESSARY AND CUSTOMARY WORK BY THE CITY OF MANOR IN REPAIRING, MAINTAINING, OR REPLACING THE UNDERGROUND PIPES AND RELATED FACILITIES WITHIN SUCH EASEMENTS.
- ALL STREETS, DRAINAGE IMPROVEMENTS, SIDEWALKS, WATER AND WASTEWATER LINES, AND EROSION CONTROLS SHALL BE CONSTRUCTED AND INSTALLED TO CITY OF MANOR STANDARDS.
- EROSION CONTROLS ARE REQUIRED FOR ALL CONSTRUCTION ON INDIVIDUAL LOTS, INCLUDING DETACHED SINGLE FAMILY IN ACCORDANCE WITH SECTION 1.4.0 OF THE CITY OF AUSTIN ENVIRONMENTAL CRITERIA MANUAL.
- ALL STREETS IN THE SUBDIVISION SHALL BE CONSTRUCTED TO CITY OF MANOR URBAN STREET STANDARDS. ALL STREETS WILL BE CONSTRUCTED WITH CURB AND GUTTER.
- PRIOR TO CONSTRUCTION, EXCEPT DETACHED SINGLE FAMILY ON ANY LOT IN THIS SUBDIVISION, A SITE DEVELOPMENT PERMIT MUST BE OBTAINED FROM THE CITY OF MANOR.
- THE SUBDIVISION OWNER/DEVELOPER AS IDENTIFIED ON THIS PLAN IS RESPONSIBLE FOR POSTING FISCAL SURVEY FOR THE CONSTRUCTION OF ALL SIDEWALKS AS SHOWN OR LISTED ON THE PLAN, WHETHER INSTALLED BY THE OWNER/DEVELOPER OR INDIVIDUAL HOMEBUILDERS. IT IS THE RESPONSIBILITY OF THE OWNER/DEVELOPER TO ENSURE ALL SIDEWALKS ARE ADA COMPLIANT UNLESS A WAIVER HAS BEEN GRANTED BY THE TEXAS DEPARTMENT OF LICENSING AND REGULATION.
- THE BUILDING SETBACK LINES SHALL COMPLY WITH THE APPROVED MANOR HEIGHTS PUD ARE AS FOLLOWS:
(SEE TYPICAL SETBACK DETAIL)
FRONT YARD - 20'
REAR YARD - 10'
SIDE YARD - 5'
STREET SIDE YARD - 15'
- THE HOME OWNERS ASSOCIATION, AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA") SHALL BE RESPONSIBLE FOR MAINTENANCE OF ALL NON-RESIDENTIAL LOTS THAT ARE DEDICATED TO THE HOA.
- PER THE APPROVED MANOR HEIGHTS PUD, MINIMUM SINGLE-FAMILY RESIDENTIAL LOT SHALL BE 6250 SQ. FT. WITHIN PUD-SF-1 AND 3300 SQ. FT. WITHIN PUD-MEDIUM DENSITY. THE MINIMUM HOME SIZES WILL COMPLY WITH THOSE SET FORTH IN THE MANOR HEIGHTS PUD OF 1500 SQ. FT.
- LOT 900, BLOCK F, OPEN SPACE LOT, LOT 901, BLOCK BA, OPEN SPACE LOT, LOT 902, BLOCK BA, OPEN SPACE/ACCESS EASEMENT LOT, LOT 903, BLOCK BA, OPEN SPACE LOT, LOT 904, BLOCK BB, OPEN SPACE/DRAINAGE LOT, LOT 905, BLOCK BC, OPEN SPACE/DRAINAGE LOT, LOT 906, BLOCK BC, OPEN SPACE, LOT 907, BLOCK BD, OPEN SPECE LOT, AND LOT 908, BLOCK BD, OPEN SPACE/DRAINAGE LOT, ARE TO BE DEDICATED TO THE HOMEOWNER'S ASSOCIATION. THE HOMEOWNER'S ASSOCIATION AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA") SHALL BE RESPONSIBLE FOR MOWING, MAINTAINING, AND LANDSCAPING IN THE DRAINAGE LOTS.
- ACCESS TO NON-RESIDENTIAL LOTS SHALL BE PROVIDED TO THE CITY WHERE MAINTENANCE IS REQUIRED TO BE PERFORMED BY THE CITY IN ACCORDANCE WITH THAT CERTAIN DEVELOPMENT AGREEMENT (MANOR HEIGHTS) DATED EFFECTIVE NOVEMBER 7, 2018, AS AMENDED.



TYPICAL SETBACK DETAIL
NOT TO SCALE

CITY OF MANOR ACKNOWLEDGMENTS

THIS SUBDIVISION IS LOCATED WITHIN THE CITY OF MANOR CORPORATE CITY LIMITS AS OF THIS DATE, ____ DAY OF ____ 20__.

ACCEPTED AND AUTHORIZED FOR RECORD BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF MANOR, TEXAS, ON THIS THE DATE, 8th DAY OF Oct, 2025.

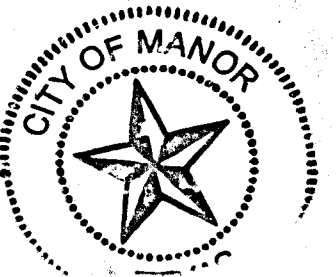
APPROVED: [Signature]
FELIX PAIZ, CHAIRPERSON

ATTEST: [Signature]
LUVIA T. ALMARAZ, CITY SECRETARY

ACCEPTED AND AUTHORIZED FOR RECORD BY THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS, ON THIS THE DATE, 9th DAY OF Oct, 2025.

APPROVED: [Signature]
HONORABLE DR. CHRISTOPHER HARVEY
MAYOR OF THE CITY OF MANOR, TEXAS

ATTEST: [Signature]
LUVIA T. ALMARAZ, CITY SECRETARY



COUNTY OF TRAVIS:
STATE OF TEXAS:
KNOW ALL ME BY THESE PRESENTS:

I, DYANA LIMON - MERCADO, CLERK OF TRAVIS COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING AND ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THE 4 DAY OF Dec, 2025, AT 1:26 O'CLOCK P.M., DULY RECORDED ON THE DAY OF 4 DAY OF Dec, 2025 AT 1:26 O'CLOCK P.M. IN THE PLAT RECORDS OF SAID COUNTY AND STATE IN DOCUMENT NUMBER 202500183 OFFICIAL RECORDS OF TRAVIS COUNTY, TEXAS.

WITNESS MY HAND AND SEAL OF OFFICE OF THE COUNTY CLERK, THIS 4 DAY OF Dec, 2025.

DYANA LIMON - MERCADO, COUNTY CLERK,
TRAVIS COUNTY, TEXAS

BY: [Signature]
DEPUTY
Jaylynn Carter



**REPLAT OF LOT 1, BLOCK F
AND LOT 2, BLOCK E,
MANOR HEIGHTS PHASE 4 SECTION A
13.645 ACRES**

BEING TRACT OF LAND SITUATED IN THE LEMUEL KIMBRO SURVEY NO. 64, ABSTRACT NO. 456, CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND BEING ALL OF LOT 1, BLOCK F AND LOT 2, BLOCK E MANOR HEIGHTS PHASE 4 SECTION A, PLAT OF WHICH RECORDED IN DOCUMENT NO. 202400016, AND A PORTION OF LOT 3 J.F. NAGLE ESTATES, PLAT OF WHICH RECORDED IN DOCUMENT NO. 199900207, BOTH OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY.

Kimley»Horn

10101 Reunion Place, Suite 400
San Antonio, Texas 78216 FIRM # 10193973 Tel. No. (210) 541-9166
www.kimley-horn.com

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
N/A	DJG	JGM	8/20/2025	069255711	3 OF 3

SURVEYOR:
KIMLEY-HORN AND ASSOCIATES, INC.
10101 REUNION PLACE, SUITE 400
SAN ANTONIO, TEXAS 78216
PH: (210) 541-9166 FAX: (210) 541-8699
CONTACT: JOHN G. MOSIER, R.P.L.S.
TBPLS FIRM REGISTRATION NO. 10193973

CIVIL ENGINEER:
KIMLEY-HORN AND ASSOCIATES, INC.
501 S. AUSTIN AVENUE, SUITE 1310
GEORGETOWN, TEXAS 78626
TBPE FIRM REGISTRATION NO. F-928
PH: (512) 418-1771
CONTACT: SARAH F. STARKEY, P.E.

OWNER/DEVELOPER:
FORESTAR (USA) REAL ESTATE GROUP, INC.,
A DELAWARE CORPORATION
10700 PECAN PARK BLVD. STE. 150
AUSTIN, TEXAS 78750
CONTACT: TIM AGE

APPENDIX B – IMPROVEMENT AREA #5 ENGINEERING REPORT



ENGINEERING REPORT

Manor Heights Public Improvement District

Manor, Texas

January 28, 2026

Prepared for:
City of Manor



Sarah Starkey

01/28/2026
TBPE F-928

Prepared by:
Kimley»Horn

501 South Austin Avenue
Suite 1310
Georgetown, TX 78628

Job No. 069255700
© Kimley-Horn and Associates, Inc. 2025
TBPE Firm #928

TABLE OF CONTENTS

I. INTRODUCTION

II. DEVELOPMENT COSTS

III. DEVELOPMENT IMPROVEMENTS

IV. DEVELOPMENT SCHEDULE

a. DESIGN STAGE

b. CONSTRUCTION STAGE

APPENDICES

Exhibit A – Manor Heights Location Map

Exhibit B – Manor Heights PID Improvement Area #5 Map

Exhibit C - Engineers' OPC

Exhibit D – Manor Heights PID Improvement Area #5 Lot Mix Exhibit

I. INTRODUCTION

Manor Heights will be developed on approximately ±477.8 acres of undeveloped land in the City of Manor. The subject property is located along Old Kimbro Road and North of Highway 290, in Manor, Travis County, Texas. The project will encompass the construction of 1,256 single-family lots and condominium lots, Improvement Area #5 encompasses 169 condominium lots of the total subject property. A site location map is included in the appendix as **Exhibit A**. A map of the overall Improvements Area #5 boundary is included in the appendix as **Exhibit B-1**.

II. DEVELOPMENT COSTS

An Engineers' Opinion of Probable Cost (OPC) has been prepared for all public infrastructure within Improvement Area #5. The Engineers' OPC has been provided as **Exhibit C**.

III. DEVELOPMENT IMPROVEMENTS

Overall development improvements have been defined as Improvement Area #5 as shown in **Exhibit B-2**. No assessments have been levied nor bonds issued for the improvements shown. Improvements for Improvement Area #5 include water, wastewater, drainage, and roadway, as shown on **Exhibit B-2**.

Water improvements include trench excavation and embedment, PVC piping, manholes, service connections, testing, related earthwork, excavation, and all other necessary appurtenances required to provide water service to each lot.

Wastewater improvements include trench excavation and embedment, PVC piping, manholes, service connections, testing, related earthwork, excavation, and all other necessary appurtenances required to provide wastewater service to each lot.

Drainage improvements include trench excavation and embedment, reinforced concrete pipe, manholes, storm sewer outfalls and headwalls, storm drain inlets, testing, related earthwork, excavation and all other necessary appurtenances required to ensure proper drainage.

Roadway improvements include subgrade stabilization, concrete and reinforcing steel for roadways, testing and handicap ramps. All related earthwork, excavation, retaining walls, intersections, signage and re-vegetation of all disturbed areas within the right-of-way are included to provide roads to each lot.

Included soft costs of the above hard costs are estimated to be 15%, inclusive of a 4% construction management fee.

IV. DEVELOPMENT SCHEDULE

a. Design Stage

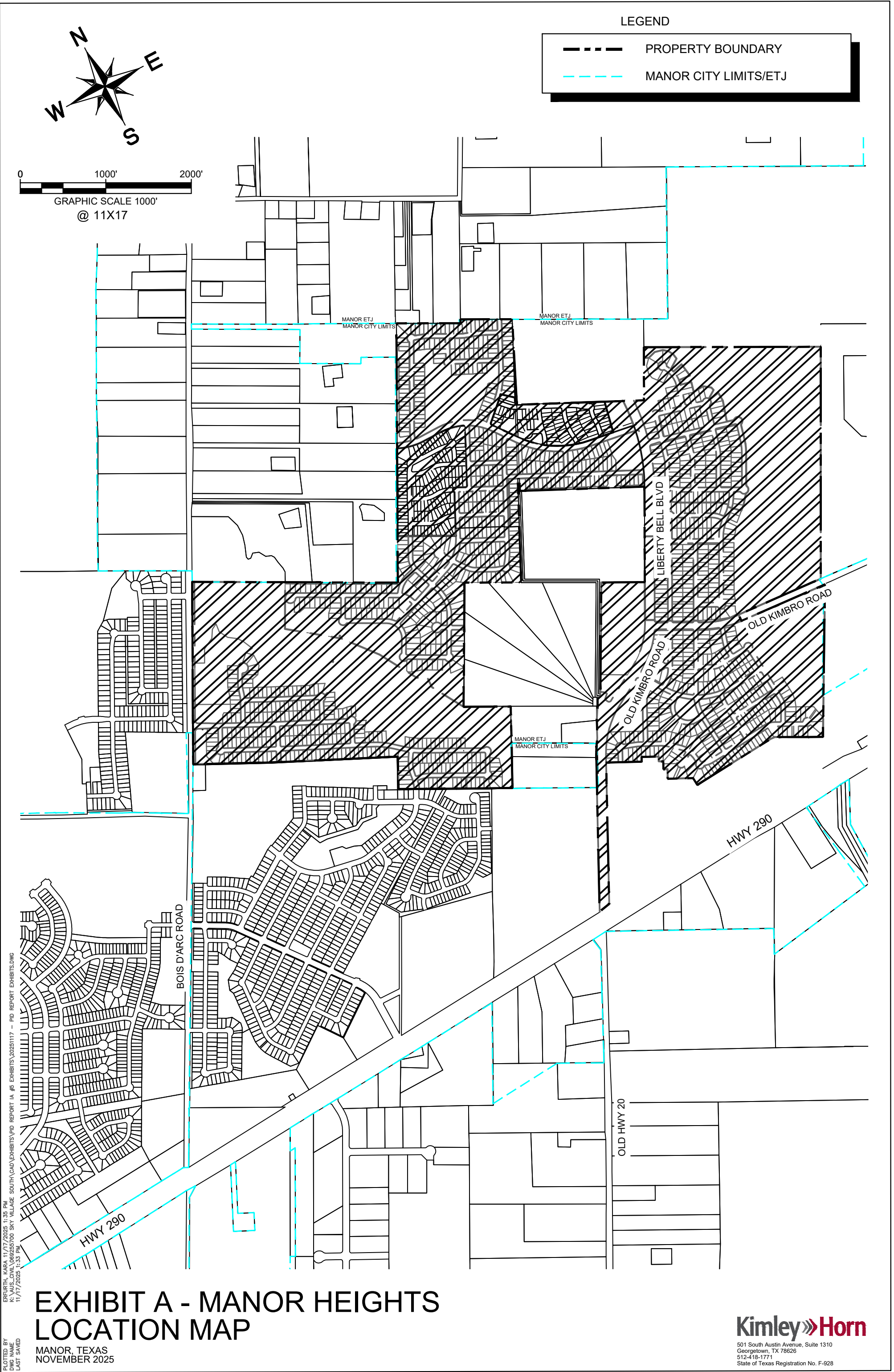
The preliminary plan for Improvement Area #5 is approved by the City of Manor. The construction drawings for Phases 4A and 4B of Improvement Area #5 are approved by the City of Manor. The overall boundary of Improvement Area #5 is shown in ***Exhibit B-1***.

b. Construction Stage

The onsite construction improvements for Improvement Area #5 started in the third quarter of 2025 and anticipates final acceptance in the first quarter of 2026.

Exhibit A

Manor Heights Location Map



LEGEND

- PROPERTY BOUNDARY
- MANOR CITY LIMITS/ETJ

ERFURTH, KARA 11/17/2025 1:35 PM
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DWG NAME
LAST SAVED

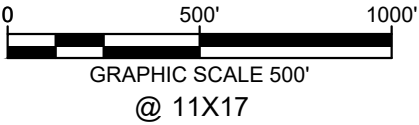
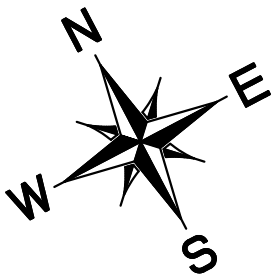
EXHIBIT A - MANOR HEIGHTS LOCATION MAP

MANOR, TEXAS
NOVEMBER 2025

Kimley»Horn
501 South Austin Avenue, Suite 1310
Georgetown, TX 78626
512-418-1771
State of Texas Registration No. F-928

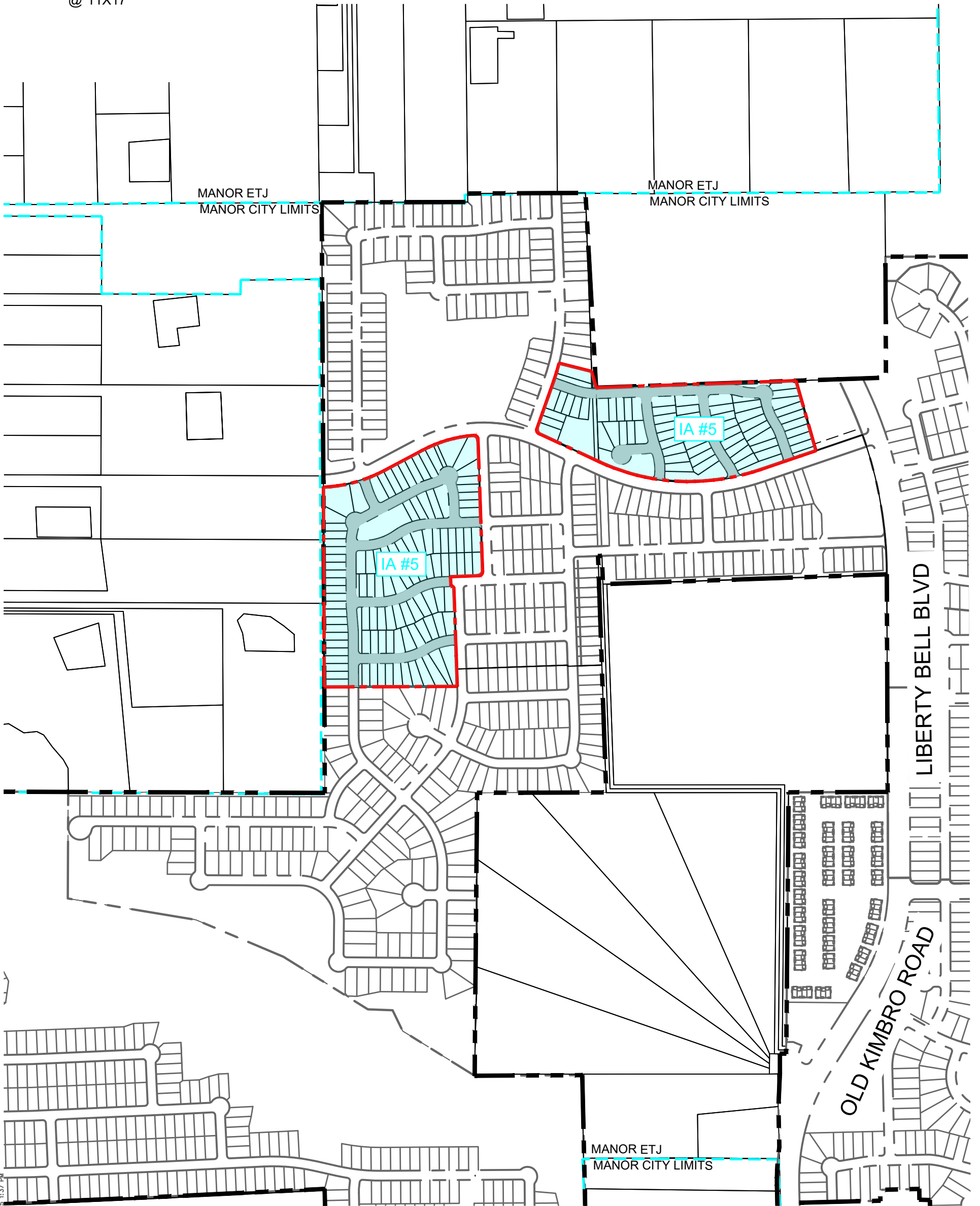
Exhibit B-1

**Manor Heights PID Improvement Area #5
Boundary Map**



LEGEND

	PROPERTY BOUNDARY		IMPROVEMENT AREA #5
	IMPROVEMENT AREA #5 BOUNDARY		ROADWAY



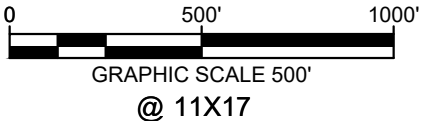
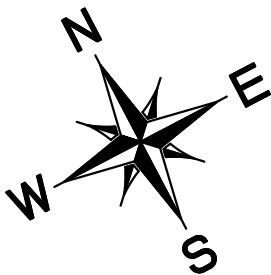
STARKEY, SARAH (JURTS) 1/28/2026 9:33 AM
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EXHIBIT B-1 - MANOR HEIGHTS PID
IMPROVEMENT AREA #5 BOUNDARY MAP

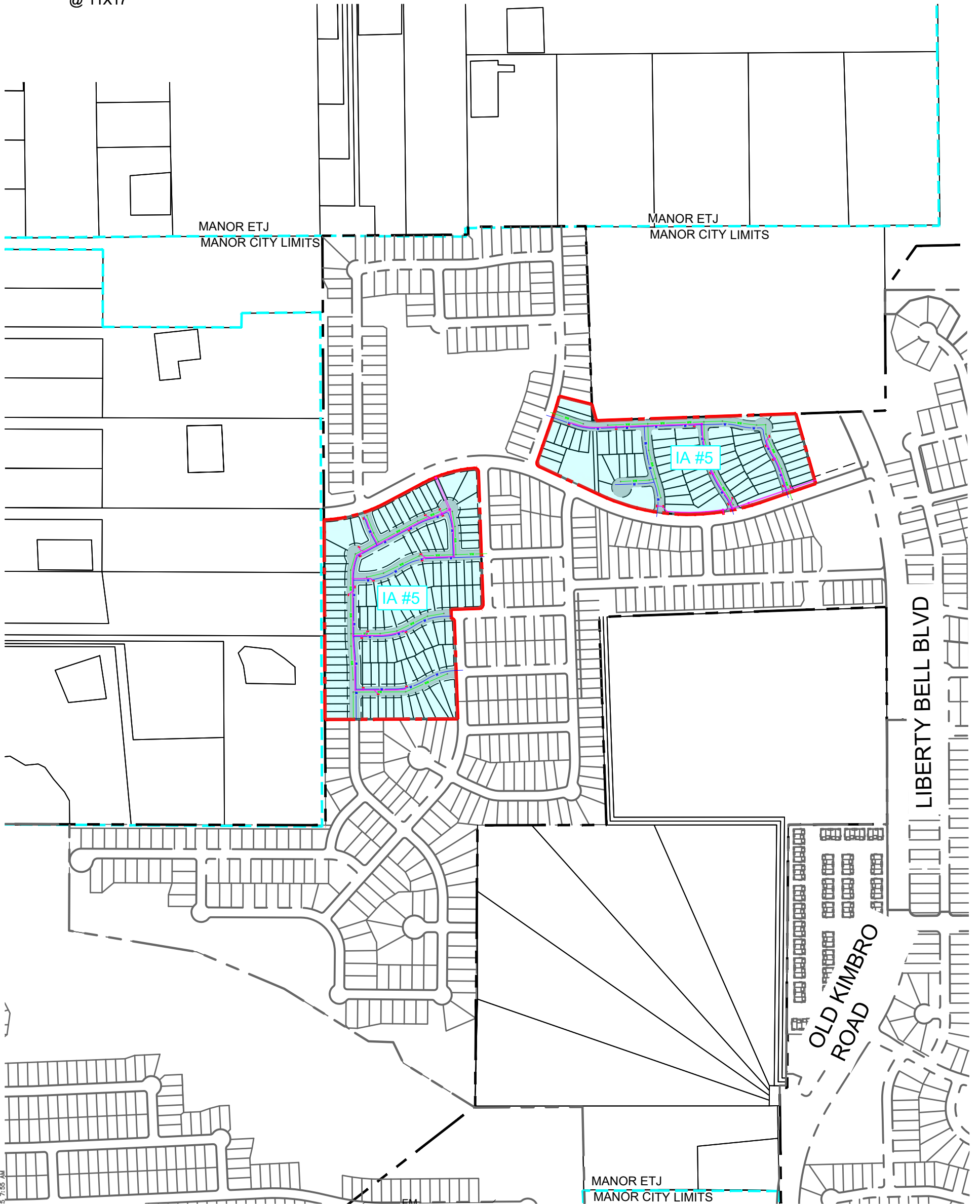
MANOR, TEXAS
JANUARY 2026

Exhibit B-2

Manor Heights PID Improvement Area #5 Improvements Map



LEGEND			
	PROPERTY BOUNDARY		WASTEWATER LINE (8" UNLESS NOTED)
	IMPROVEMENT AREA #5		WATER LINE (8" UNLESS NOTED)
	ROADWAY		STORM SEWER



STARKEY, SARAH (JRTS) 1/28/2026 8:30 AM
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11/18/2025 7:55 AM

EXHIBIT B-2 - MANOR HEIGHTS PID IMPROVEMENT AREA #5 IMPROVEMENTS MAP

MANOR, TEXAS
JANUARY 2026

Kimley»Horn
501 South Austin Avenue, Suite 1310
Georgetown, TX 78626
512-418-1771
State of Texas Registration No. F-928

Exhibit C

Engineers' OPC

OPINION OF PROBABLE CONSTRUCTION COST - MANOR HEIGHTS PUBLIC IMPROVEMENT DISTRICT									
KIMLEY-HORN AND ASSOCIATES									
18-Nov-25									
	TOTAL ACREAGE	ESTIMATED LOTS	ROADWAY	DRAINAGE	WASTEWATER	WATER	SUBTOTAL	SOFT COSTS (15%, W/ 4% CONSTRUCTION MANAGEMENT)	TOTAL
INTERNAL IMPROVEMENTS (PID ELIGIBLE)	33.28	169	\$1,407,699	\$958,283	\$969,367	\$674,991	\$4,010,340	\$601,551	\$4,611,891
TOTAL PID ELIGIBLE IMPROVEMENTS (IA #5)	33.28	169	\$1,407,699	\$958,283	\$969,367	\$674,991	\$4,010,340	\$601,551	\$4,611,891

1. Review all notes and assumptions. Costs were determined by actual construction costs provided by Kimley-Horn and Associates.

2. Legal, marketing, financing, closing costs, cost of sales, HOA funding, overhead, maintenance, insurance, etc. are not included.

3. Soft Cost Included in this OPC:

Estimated to be 15% of hard costs, including a 4% construction management fee.

4. Questions regarding this OPC should be directed to Kimley-Horn and Associates, Sarah Starkey, P.E., (512) 617-8504.

**OPINION OF PROBABLE CONSTRUCTION COSTS
IMPROVEMENT AREA #5**

Date Prepared: 11/18/2025
Date Exhibit: 11/18/2025
Project: Manor Heights PID Improvement Area #5
KHA Job Number: N/A
Prepared By: Alyssa Flynn
Reviewed By: Sarah Starkey

Total Acreage: 33.28
Lots: 169
LF Internal Residential: 5,994

INTERNAL PUBLIC IMPROVEMENTS (PID ELIGIBLE)

A. WATER

	DESCRIPTION	PHASE	QUANTITY	UNIT	COST / UNIT	TOTAL COST
1	8" GATE VALVE, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	15	EA	\$ 2,923.09	\$ 43,846.35
2	8" GATE VALVE, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	10	EA	\$ 2,922.54	\$ 29,225.40
3	8" PVC WATERLINE (C-900); INCLUDING ALL APPURTANANENCES NOT ITEMIZED IN THE BID INCLUDING BUT NOT LIMITED TO FITTINGS AND TESTING, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	3,543	LF	\$ 41.88	\$ 148,380.84
4	8" PVC WATERLINE (C-900); INCLUDING ALL APPURTANANENCES NOT ITEMIZED IN THE BID INCLUDING BUT NOT LIMITED TO FITTINGS AND TESTING, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	2,707	LF	\$ 41.44	\$ 112,178.08
5	WATER SERVICE (SINGLE CONNECTION) W/ METER BOX, INCLUDING CORPORATION STOPS AND APPURTENANCES, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	8	EA	\$ 1,550.88	\$ 12,407.04
6	WATER SERVICE (SINGLE CONNECTION) W/ METER BOX, INCLUDING CORPORATION STOPS AND APPURTENANCES, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	12	EA	\$ 1,521.31	\$ 18,255.72
7	WATER SERVICE (DOUBLE CONNECTION) W/ METER BOX, INCLUDING CORPORATION STOPS AND APPURTENANCES, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	48	EA	\$ 1,581.66	\$ 75,919.68
8	WATER SERVICE (DOUBLE CONNECTION) W/ METER BOX, INCLUDING CORPORATION STOPS AND APPURTENANCES, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	23	EA	\$ 1,572.90	\$ 36,176.70
9	WATER SERVICE CONNECTION TO EXISTING WATER LINE (SINGLE CONNECTION) W/ METER BOX, INCLUDING CORPORATION STOPS AND APPURTENANCES, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	1	EA	\$ 1,798.30	\$ 1,798.30
10	WATER SERVICE CONNECTION TO EXISTING WATER LINE (DOUBLE CONNECTION) W/ METER BOX, INCLUDING CORPORATION STOPS AND APPURTENANCES, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	1	EA	\$ 2,139.05	\$ 2,139.05
11	WATER SERVICE CONNECTION TO EXISTING WATER LINE (SINGLE CONNECTION) W/ METER BOX, INCLUDING CORPORATION STOPS AND APPURTENANCES, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	2	EA	\$ 1,713.56	\$ 3,427.12
12	WATER SERVICE CONNECTION TO EXISTING WATER LINE (DOUBLE CONNECTION) W/ METER BOX, INCLUDING CORPORATION STOPS AND APPURTENANCES, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	1	EA	\$ 2,265.91	\$ 2,265.91
9	FIRE HYDRANT ASSEMBLY INCLUDING 6" LEAD AND VALVE PER CITY OF MANOR DETAIL, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	8	EA	\$ 6,352.90	\$ 50,823.20
10	FIRE HYDRANT ASSEMBLY INCLUDING 6" LEAD AND VALVE PER CITY OF MANOR DETAIL, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	7	EA	\$ 6,669.38	\$ 46,685.66
11	4" IRRIGATION SLEEVE, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A & 4B	680	LF	\$ 30.04	\$ 20,427.20
12	1" IRRIGATION METER, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	1	EA	\$ 2,096.65	\$ 2,096.65
13	1" IRRIGATION METER, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	3	EA	\$ 2,098.10	\$ 6,294.30
14	3/4" IRRIGATION METER, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	2	EA	\$ 1,987.17	\$ 3,974.34
15	3/4" IRRIGATION METER, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	1	EA	\$ 1,985.13	\$ 1,985.13
16	REMOVE EXISTING 8" PLUG AND AIR RELEASE VALVE AND CONNECT TO PROPOSED 8" PVC WATERLINE, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	3	EA	\$ 1,898.16	\$ 5,694.48
17	CONNECT TO EXISTING 8" WATERLINE, INCLUDING PAVEMENT REMOVAL (OPEN CUTS), COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	2	EA	\$ 5,910.26	\$ 11,820.52
18	CONNECT TO EXISTING 8" WATERLINE, INCLUDING PAVEMENT REMOVAL (OPEN CUTS), COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	4	EA	\$ 4,512.87	\$ 18,051.48
19	TRENCH EXCAVATION SAFETY PROTECTIVE SYSTEMS, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A & 4B	6,250	LF	\$ 0.28	\$ 1,750.00
20	HYDROSTATIC TESTING & CHLORINATION, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	3,543	LF	\$ 2.93	\$ 10,380.99
21	HYDROSTATIC TESTING & CHLORINATION, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	2,707	LF	\$ 3.32	\$ 8,987.24
					Subtotal	\$ 674,991.38

B. WASTEWATER

	DESCRIPTION	PHASE	QUANTITY	UNIT	COST / UNIT	TOTAL COST
22	8" SDR 26 ASTM D3034 PVC GRAVITY WASTEWATER, ALL DEPTHS, INCLUDING ALL APPURTENANCES NOT ITEMIZED IN THE BID BUT NOT LIMITED TO TESTING, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	3,322	LF	\$ 37.23	\$ 123,678.06
23	8" SDR 26 ASTM D3034 PVC GRAVITY WASTEWATER, ALL DEPTHS, INCLUDING ALL APPURTENANCES NOT ITEMIZED IN THE BID BUT NOT LIMITED TO TESTING, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	2,417	LF	\$ 38.21	\$ 92,353.57
24	8" 150 PSI PRESSURE CLASS, CORROSION-RESISTANT, NON-BRITTLE PIPE GRAVITY WASTEWATER, ALL DEPTHS, INCLUDING ALL APPURTENANCES NOT ITEMIZED IN THE BID BUT NOT LIMITED TO TESTING, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	20	LF	\$ 55.64	\$ 1,112.80
25	SINGLE GRAVITY SEWER LATERAL, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	8	EA	\$ 3,090.87	\$ 24,726.96
26	SINGLE GRAVITY SEWER LATERAL, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	12	EA	\$ 3,114.32	\$ 37,371.84
27	DOUBLE GRAVITY SEWER LATERAL, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	48	EA	\$ 4,327.43	\$ 207,716.64
28	DOUBLE GRAVITY SEWER LATERAL, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	23	EA	\$ 4,359.36	\$ 100,265.28
29	SINGLE GRAVITY SEWER LATERAL, CONNECT TO EXISTING WASTEWATER LINE, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	1	EA	\$ 3,258.52	\$ 3,258.52
30	SINGLE GRAVITY SEWER LATERAL, CONNECT TO EXISTING WASTEWATER LINE, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	2	EA	\$ 3,282.07	\$ 6,564.14
31	DOUBLE GRAVITY SEWER LATERAL, CONNECT TO EXISTING WASTEWATER LINE, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	1	EA	\$ 4,597.14	\$ 4,597.14

**OPINION OF PROBABLE CONSTRUCTION COSTS
IMPROVEMENT AREA #5**

Date Prepared: 11/18/2025
Date Exhibit: 11/18/2025
Project: Manor Heights PID Improvement Area #5
KHA Job Number: N/A
Prepared By: Alyssa Flynn
Reviewed By: Sarah Starkey

Total Acreage: 33.28
Lots: 169
LF Internal Residential: 5,994

INTERNAL PUBLIC IMPROVEMENTS (PID ELIGIBLE)

32	DOUBLE GRAVITY SEWER LATERAL, CONNECT TO EXISTING WASTEWATER LINE, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	1	EA	\$ 4,629.24	\$ 4,629.24
33	4' DIAMETER PRECAST CONCRETE WASTEWATER MANHOLE, ALL DEPTHS, INCLUDING ALL APPURTENANCES NOT ITEMIZED IN THE BID BUT NOT LIMITED TO FITTINGS AND TESTING, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	24	EA	\$ 5,889.73	\$ 141,353.52
34	4' DIAMETER PRECAST CONCRETE WASTEWATER MANHOLE, ALL DEPTHS, INCLUDING ALL APPURTENANCES NOT ITEMIZED IN THE BID BUT NOT LIMITED TO FITTINGS AND TESTING, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	17	EA	\$ 5,938.60	\$ 100,956.20
35	4' DIAMETER CAST-IN-PLACE CONCRETE WASTEWATER MANHOLE, ALL DEPTHS, INCLUDING ALL APPURTENANCES NOT ITEMIZED IN THE BID BUT NOT LIMITED TO FITTINGS AND TESTING, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	1	EA	\$ 6,805.36	\$ 6,805.36
36	REMOVE AND CONNECT TO EXISTING 8" PLUG, TO INCLUDE PAVEMENT REMOVAL (OPEN CUTS), COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	2	EA	\$ 5,252.35	\$ 10,504.70
37	CONCRETE TRENCH CAP FOR 8" WASTEWATER, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	20	LF	\$ 55.75	\$ 1,115.00
38	CORE INTO EXISTING MANHOLE WITH RUBBER BOOT AND CONNECT PROPOSED WASTEWATER LINE, TO INCLUDE RECOATING MANHOLE AND PAVEMENT REMOVAL (OPEN CUTS), COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A & 4B	2	EA	\$ 5,530.16	\$ 11,060.32
39	EXTRA DEPTH (OVER 8") MANHOLE, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	49.03	VF	\$ 434.98	\$ 21,327.07
40	EXTRA DEPTH (OVER 8") MANHOLE, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	103.19	VF	\$ 434.96	\$ 44,883.52
41	ADJUST WASTEWATER MANHOLE RIM TO GRADE, COMPLETE IN PLACE AS DETAILED AND SPECIFIED (PER SITE DISTURBANCE PLAN SPECIFICATIONS)	4B	3	EA	\$ 222.84	\$ 668.52
42	TESTING	4A & 4B	5,759	LF	\$ 3.12	\$ 17,968.08
43	TRENCH EXCAVATION SAFETY PROTECTIVE SYSTEMS, ALL DEPTHS, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A & 4B	5,759	LF	\$ 1.12	\$ 6,450.08
					Subtotal	\$ 969,366.56

C. STORM WATER & DRAINAGE

	DESCRIPTION	PHASE	QUANTITY	UNIT	COST / UNIT	TOTAL COST
44	18" RCP, CLASS III PIPE (ALL DEPTHS), INCLUDING EXCAVATION AND BACKFILL, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	1,033	LF	\$ 58.86	\$ 60,826.51
45	18" RCP, CLASS III PIPE (ALL DEPTHS), INCLUDING EXCAVATION AND BACKFILL, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	1,404	LF	\$ 67.86	\$ 95,275.44
46	24" RCP, CLASS III PIPE (ALL DEPTHS), INCLUDING EXCAVATION AND BACKFILL, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	758	LF	\$ 80.65	\$ 61,132.70
47	24" RCP, CLASS III PIPE (ALL DEPTHS), INCLUDING EXCAVATION AND BACKFILL, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	643	LF	\$ 89.24	\$ 57,381.32
48	30" RCP, CLASS III PIPE (ALL DEPTHS), INCLUDING EXCAVATION AND BACKFILL, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	87	LF	\$ 110.31	\$ 9,596.97
49	36" RCP, CLASS III PIPE (ALL DEPTHS), INCLUDING EXCAVATION AND BACKFILL, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	293	LF	\$ 150.72	\$ 44,160.96
50	36" RCP, CLASS III PIPE (ALL DEPTHS), INCLUDING EXCAVATION AND BACKFILL, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	366	LF	\$ 148.54	\$ 54,365.64
51	42" RCP, CLASS III PIPE (ALL DEPTHS), INCLUDING EXCAVATION AND BACKFILL, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	243	LF	\$ 198.64	\$ 48,269.52
52	48" RCP, CLASS III PIPE (ALL DEPTHS), INCLUDING EXCAVATION AND BACKFILL, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	368	LF	\$ 219.60	\$ 80,812.80
54	4' x 4' REINFORCED CONCRETE BOX (ALL DEPTHS), INCLUDING EXCAVATION AND BACKFILL, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	46	LF	\$ 385.83	\$ 17,748.18
55	6' x 4' REINFORCED CONCRETE BOX (ALL DEPTHS), INCLUDING EXCAVATION AND BACKFILL, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	177	LF	\$ 583.29	\$ 103,242.33
56	STANDARD STORM MANHOLE, 4' DIA., COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	4	EA	\$ 3,824.60	\$ 15,298.40
57	STANDARD STORM MANHOLE, 4' DIA., COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	1	EA	\$ 5,096.76	\$ 5,096.76
58	STANDARD STORM MANHOLE, 5' DIA., COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	2	EA	\$ 6,506.84	\$ 13,013.68
59	STANDARD STORM MANHOLE, 6' DIA., COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	2	EA	\$ 7,547.09	\$ 15,094.18
60	4' x 4' JUNCTION BOX, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	5	EA	\$ 5,568.10	\$ 27,840.50
61	5' x 5' JUNCTION BOX, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	1	EA	\$ 6,844.28	\$ 6,844.28
62	5' x 5' JUNCTION BOX, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	3	EA	\$ 7,691.13	\$ 23,073.39
63	7' x 7' JUNCTION BOX, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	1	EA	\$ 14,510.75	\$ 14,510.75
64	10' TYPE 1 CURB INLET, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	18	EA	\$ 5,543.02	\$ 99,774.36
65	10' TYPE 1 CURB INLET, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	15	EA	\$ 6,039.94	\$ 90,599.10
66	STANDARD 36" HEADWALL PER CITY OF AUSTIN DETAIL 508S-13, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	1	EA	\$ 6,051.17	\$ 6,051.17
67	REMOVE STANDARD TxDOT 6' x 4' HEADWALL PER DETAIL FW-0, AND CONNECT TO EXISTING 6' x 4' REINFORCED CONCRETE BOX WITH 7' x 7' JUNCTION BOX, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	1	EA	\$ 1,003.44	\$ 1,003.44
68	ADJUST MANHOLE CASTINGS TO GRADE, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	10	EA	\$ 223.10	\$ 2,231.00
69	ADJUST MANHOLE CASTINGS TO GRADE, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	9	EA	\$ 222.83	\$ 2,005.47
70	TRENCH EXCAVATION SAFETY PROTECTIVE SYSTEMS, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A & 4B	5,418	LF	\$ 0.56	\$ 3,034.31
					Subtotal	\$ 958,283.16

D. ROADWAY PAVEMENT ITEMS

**OPINION OF PROBABLE CONSTRUCTION COSTS
IMPROVEMENT AREA #5**

Date Prepared: 11/18/2025
Date Exhibit: 11/18/2025
Project: Manor Heights PID Improvement Area #5
KHA Job Number: N/A
Prepared By: Alyssa Flynn
Reviewed By: Sarah Starkey

Total Acreage: 33.28
Lots: 169
LF Internal Residential: 5,994

INTERNAL PUBLIC IMPROVEMENTS (PID ELIGIBLE)

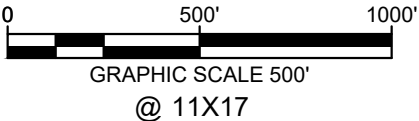
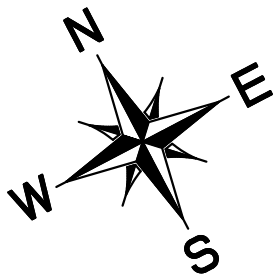
	DESCRIPTION	PHASE	QUANTITY	UNIT	COST / UNIT	TOTAL COST
71	SUBGRADE PREPERATION, PER CITY OF AUSTIN STANDARD SPECIFICATION 201S, MINIMUM 6" DEPTH, PER SQUARE YARD, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A & 4B	29,440	SY	\$ 1.55	\$ 45,632.00
72	CRUSHED LIMESTONE BASE, 12-INCH, PER SQUARE YARD, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A & 4B	29,440	SY	\$ 15.48	\$ 455,731.20
73	HOT MIX ASPHALT CONCRETE PAVEMENT, 2.0" TYPE D, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A & 4B	22,617	SY	\$ 16.67	\$ 377,025.39
74	TENSAR TX5 GEOGRID MEETING TxDOT STANDARD DMS 6240 TYPE 2 - PER SQUARE YARD, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A & 4B	29,440	SY	\$ 1.39	\$ 40,921.60
75	4' CONCRETE SIDEWALK, INCLUDING 5' x 5' PASSING SPACES, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A & 4B	1,687	SY	\$ 56.31	\$ 94,994.97
76	6" CONCRETE CURB AND GUTTER, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A & 4B	12,927	LF	\$ 20.29	\$ 262,288.83
77	CONCRETE VALLEY GUTTER, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	3	EA	\$ 5,073.68	\$ 15,221.04
78	CONCRETE VALLEY GUTTER, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	5	EA	\$ 6,077.26	\$ 30,386.30
79	SIDEWALK CURB RAMP, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A & 4B	51	EA	\$ 1,198.73	\$ 61,135.23
80	SIGNING AND STRIPING, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4A	1	LS	\$ 13,518.28	\$ 13,518.28
81	SIGNING AND STRIPING, COMPLETE IN PLACE AS DETAILED AND SPECIFIED	4B	1	LS	\$ 10,844.34	\$ 10,844.34
Subtotal						\$ 1,407,699.18

SUMMARY OF ESTIMATED PROJECT COSTS

	DESCRIPTION	TOTAL COST
A.	WATER	\$ 674,991.38
B.	WASTEWATER	\$ 969,366.56
C.	STORM WATER & DRAINAGE	\$ 958,283.16
D.	ROADWAY PAVEMENT ITEMS	\$ 1,407,699.18
Total Estimated Project Costs		\$ 4,010,340.28
Cost per lot		23,729.82

Exhibit D

**Manor Heights PID Improvement Area #5 Lot
Mix Exhibit**

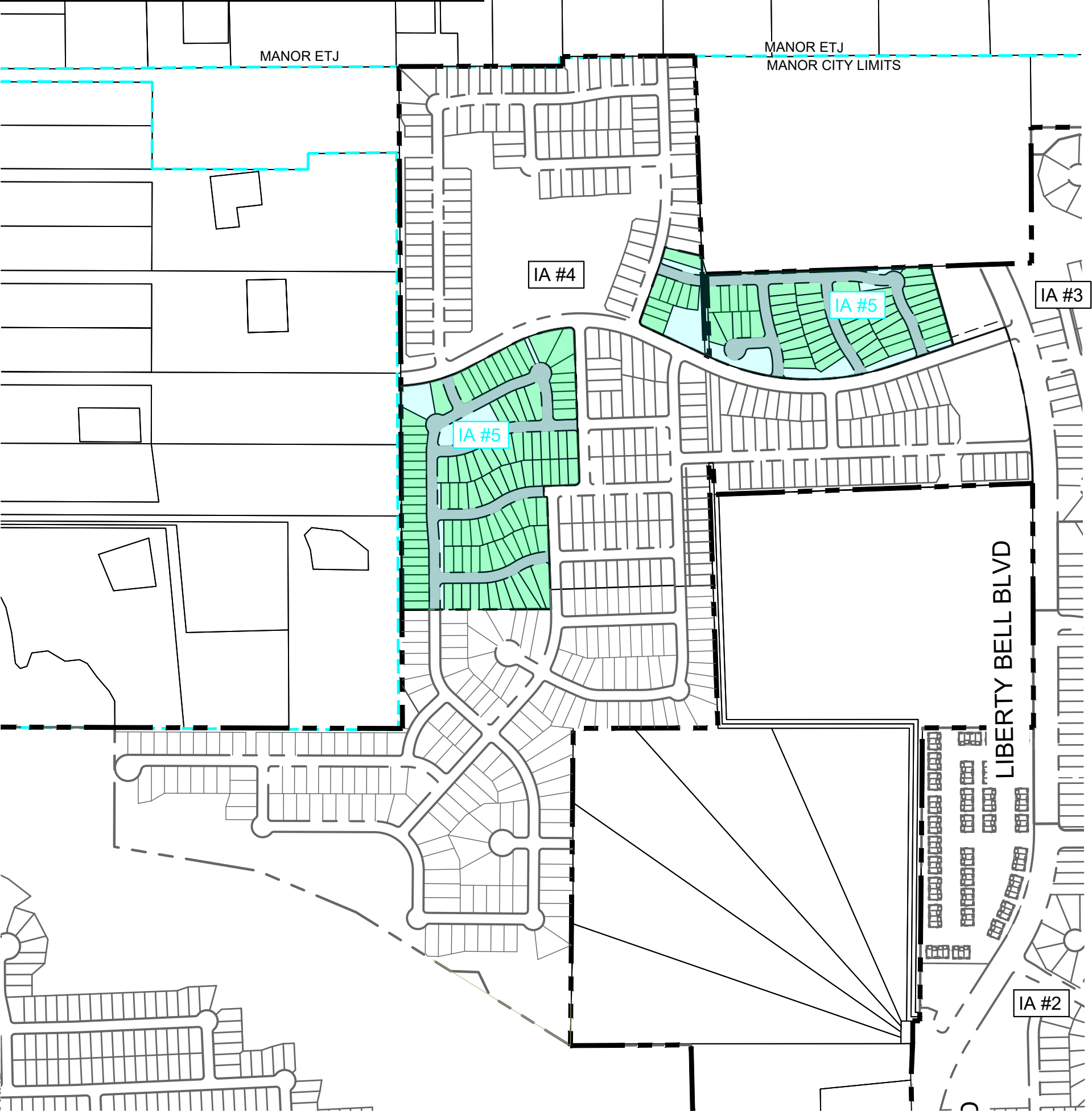


LEGEND

- PROPERTY BOUNDARY
- 40' LOT
- IMPROVEMENT AREA #5
- COLLECTOR ROADWAY
- ROADWAY

Manor Heights IA #5 Lot Summary Table

Lot Width	Phase 4A (Lot 21, Block O)	Phase 4A (Lot 1, Block F and Lot 1, Block E)	Overall	
	Lot Count	Lot Count	Lot Count	Lot Mix
40'	107	62	169	100%
Subtotal SF Lots	107	62	169	100%



MANOR HEIGHTS PID IMPROVEMENT
AREA #5 LOT MIX EXHIBIT

MANOR, TEXAS
JANUARY 2026

Kimley»Horn

501 South Austin Avenue, Suite 1310
Georgetown, TX 78626
512-418-1771
State of Texas Registration No. F-928

STARKEY, SARAH (JURTS) 1/28/2026 9:35 AM
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11/17/2025 9:08 AM

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DWG NAME
LAST SAVED