

NATURE WALK COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2021/2022 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

TOTAL O&M BUDGET		\$636,212.00
COLLECTION COSTS @	2.0%	\$13,536.43
EARLY PAYMENT DISCOUNT@	4.0%	\$27,072.85
TOTAL O&M ASSESSMENT		<u>\$676,821.28</u>

<u>LOT SIZE</u>	<u>UNITS ASSESSED</u>		<u>ALLOCATION OF O&M ASSESSMENT</u>				<u>PER LOT ANNUAL ASSESSMENT</u>		
	<u>O&M</u>	<u>SERIES 2007A DEBT SERVICE</u> ^{(1) (2)}	<u>EAU FACTOR</u>	<u>TOTAL EAU's</u>	<u>% TOTAL EAU's</u>	<u>TOTAL O&M BUDGET</u>	<u>O&M</u>	<u>SERVICE</u> ⁽³⁾	<u>TOTAL</u> ⁽⁴⁾
Platted Parcels									
SINGLE FAMILY 35	143	83	1.00	143.00	26.56%	\$179,764.94	\$1,257.10	\$1,138.28	\$2,395.38
SINGLE FAMILY 45	153	85	1.29	197.37	36.66%	\$248,113.33	\$1,621.66	\$1,463.51	\$3,085.17
OFFICE BUILDING	1	0	3.67	3.67	0.68%	\$4,613.55	\$4,613.55	\$0.00	\$4,613.55
Total Platted	<u>297</u>	<u>168</u>		<u>344.04</u>	<u>63.90%</u>	<u>\$432,491.81</u>			
MULTIFAMILY	226	226	0.86	194.36	36.10%	\$244,329.46	\$1,081.10	\$978.92	\$2,060.02
Total Unplatted	<u>226</u>	<u>226</u>		<u>194.36</u>	<u>36.10%</u>	<u>\$244,329.46</u>			
Total Community	<u>523</u>	<u>394</u>		<u>538.40</u>	<u>100.00%</u>	<u>\$676,821.28</u>			
LESS: Walton County Collection Costs (2%) and Early Payment Discount Costs (4%)						(\$40,609.28)			
Net Revenue to be Collected						<u><u>\$636,212.00</u></u>			

- (1) Reflects 129 (one hundred twenty nine) prepayments.
- (2) Reflects the number of total lots with Series 2007A debt outstanding.
- (3) Annual debt service assessment per lot adopted in connection with the Series 2007A bond issue. Annual assessment includes principal, interest, Walton County collection costs and early payment discount costs.
- (4) Annual assessment that will appear on November 2021 Walton County property tax bill. Amount shown includes all applicable collection costs. Property owner is eligible for a discount of up to 4% if paid early.