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**This Instrument Prepared by
and return to:**

**Michael C. Eckert, Esq.
HOPPING GREEN & SAMS, P.A.
119 South Monroe Street, Suite 300
Tallahassee, Florida 32301**

**TURNBULL CREEK COMMUNITY DEVELOPMENT DISTRICT'S
NOTICE OF IMPOSITION OF SERIES 2016 SPECIAL ASSESSMENTS**

PLEASE TAKE NOTICE that the Board of Supervisors of the Turnbull Creek Community Development District (the "District") in accordance with Chapters 170, 190, and 197, Florida Statutes, previously adopted Resolutions 2006-09, 2006-10 and 2007-01 (the "Series 2006 Resolutions"), levying non-ad valorem special assessments on real property within the boundaries of the District that is specially benefited by the Series 2006 Project as described in such Series 2006 Resolutions and in the District's adopted *Second Supplement to the District's Improvement Plan Incorporating Murabella Parcels 13 & 16 (Phase III) Capital Improvements* dated September 27, 2006, to pay debt service on the District's Special Assessment Bonds, Series 2006 (the "Series 2006 Bonds"). To refund the Series 2006 Bonds, pursuant to Resolutions 2016-04, 2016-05 and 2016-06 (the "Series 2016 Resolutions") the District issued Turnbull Creek Community Development District (St. Johns County, Florida) Special Assessment Refunding Bonds, Series 2016 (the "Series 2016 Refunding Bonds"). The Series 2016 Refunding Bonds are secured by special assessments levied pursuant to Resolution 2016-06 (the "Series 2016 Special Assessments") on real property within the boundaries of the District that is specially benefitted by the Series 2006 Project as described in the Series 2016 Resolutions. The general description of the lands on which the Series 2016 Special Assessments

are imposed is attached to this Notice (“Notice”) as **Exhibit A**. Copies of the Series 2016 Resolutions may be obtained by contacting the District offices at:

Turnbull Creek Community Development District
Governmental Management Services, LLC
475 West Town Place, Suite 114
St. Augustine, Florida 32092
(904) 940-5850
(904) 940-5899 Fax

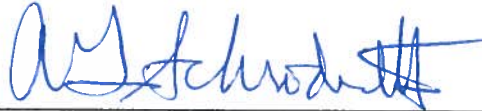
The non-ad valorem special assessments provided for in the Series 2016 Resolutions were legally and validly determined and levied in accordance with all applicable requirements of Florida law, and these non-ad valorem special assessments constitute and will at all relevant times in the future constitute, legal, valid, and binding first liens on the land against which assessed until paid, coequal with the lien of all state, county, district, and municipal taxes, and superior in dignity to all other liens, titles, and claims.

The District is a special-purpose form of local government established pursuant to and governed by Chapter 190, Florida Statutes. Pursuant to Section 190.048, Florida Statutes, you are hereby notified that: **THE TURNBULL CREEK COMMUNITY DEVELOPMENT DISTRICT MAY IMPOSE AND LEVY TAXES OR ASSESSMENTS, OR BOTH TAXES AND ASSESSMENTS, ON THIS PROPERTY. THESE TAXES AND ASSESSMENTS PAY THE CONSTRUCTION, OPERATION, AND MAINTENANCE COSTS OF CERTAIN PUBLIC FACILITIES AND SERVICES OF THE DISTRICT AND ARE SET ANNUALLY BY THE GOVERNING BOARD OF THE DISTRICT. THESE TAXES AND ASSESSMENTS ARE IN ADDITION TO COUNTY AND OTHER LOCAL GOVERNMENTAL TAXES**

**AND ASSESSMENTS AND ALL OTHER TAXES AND ASSESSMENTS
PROVIDED FOR BY LAW.**

IN WITNESS WHEREOF, this Notice has been executed on the 26th day of April, 2016, and recorded in the Official Records of St. Johns County, Florida.

**TURNBULL CREEK COMMUNITY
DEVELOPMENT DISTRICT**



By: Aage G. Schroder, III
Its: Chairman



Witness

Clark Gates
Print Name



Witness

Michael C. Eckert
Print Name

STATE OF FLORIDA
COUNTY OF St Johns

The foregoing instrument was acknowledged before me this 26th day of April, 2016, by Aage G. Schroder, III, Chairman of the Turnbull Creek Community Development District, who is personally known to me or who has produced _____ as identification, and Did [] or Did Not [] take the oath.



Print Name: _____
Notary Public, State of Florida
Commission No.: _____
My Commission Expires: _____

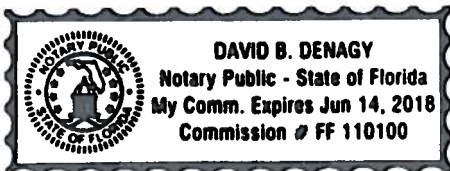


EXHIBIT A

Lots 1- 60, of Murabella Unit Four, as recorded in Map Book 58, Page 93, of the Official Records of St. Johns County, Florida.

Lots 1 – 2, 4 – 18, 20 – 91 and 93 - 159, of Murabella Unit Five, as recorded in Map Book 58, Page 99, of the Official Records of St. Johns County, Florida.