

# *Turnbull Creek*

## *Community Development District*



*Adopted Budget*  
*Fiscal Year 2017*  
*August 30, 2016*



*Turnbull Creek*  
*Community Development District*

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**Turnbull Creek Community Development District**  
**General Fund - Proposed Budget - Fiscal Year 2016**

<b>Description</b>	<b>Adopted Budget FY 2016</b>	<b>Actual YTD 6/30/16</b>	<b>Projected 9/30/16</b>	<b>Adopted Budget FY 2017</b>
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**Revenues**

Maintenance Assessments	\$945,994	\$947,719	\$947,719	\$1,032,448
Interest / Miscellaneous	\$2,000	\$33,868	\$34,568	\$2,000
Amenities Revenue	\$2,000	\$1,759	\$2,000	\$2,000
Interfund Transfer (HOA Funds)	\$15,000	\$0	\$15,000	\$0

<b>Total Revenues</b>	<b>\$964,994</b>	<b>\$983,346</b>	<b>\$999,287</b>	<b>\$1,036,448</b>
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**Expenditures**

**Administrative**

Supervisor Fees	\$11,000	\$9,000	\$12,000	\$11,000
FICA Expense	\$842	\$689	\$918	\$842
Engineering (ETM)	\$21,000	\$16,545	\$23,372	\$21,000
Arbitrage (Grau)	\$1,800	\$3,600	\$3,600	\$3,000
Dissemination (Prager Sealy)	\$2,250	\$2,100	\$2,200	\$2,200
Trustee (US Bank)	\$12,667	\$7,646	\$12,667	\$12,667
Attorney (HGS)	\$42,000	\$31,134	\$42,000	\$42,000
Tax Roll Assessments (GMS)	\$5,000	\$5,000	\$5,000	\$5,000
Annual Audit (Grau and Assoc)	\$3,400	\$4,100	\$4,100	\$4,300
Management Fees (GMS)	\$49,000	\$36,750	\$49,000	\$49,000
Information Technology (GMS)	\$1,000	\$750	\$1,000	\$1,600
Telephone	\$440	\$200	\$270	\$250
Postage	\$2,000	\$784	\$1,305	\$1,500
Printing & Binding	\$3,500	\$2,500	\$3,998	\$2,200
Insurance (FIA)	\$8,692	\$7,857	\$7,857	\$8,643
Legal Advertising	\$2,164	\$3,407	\$4,618	\$2,164
Other Current Charges	\$1,380	\$962	\$1,240	\$1,380
Office Supplies	\$400	\$211	\$277	\$400
Dues, Licenses & Subscriptions	\$175	\$175	\$175	\$175
Website Compliance	\$2,000	\$1,500	\$2,000	\$0

<b>Total Administrative Expenses</b>	<b>\$170,710</b>	<b>\$134,911</b>	<b>\$177,597</b>	<b>\$169,321</b>
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**Amenity Center**

Insurance (FIA)	\$16,020	\$14,240	\$14,240	\$14,952
Pest Control (Turner Pest Control)	\$3,500	\$1,665	\$2,673	\$2,700
Repairs & Replacements	\$54,000	\$46,052	\$50,491	\$69,610
Pressure Washing	\$4,000	\$450	\$450	\$0
Recreational Passes	\$1,200	\$0	\$0	\$1,200
Office Supplies	\$2,146	\$1,214	\$1,435	\$2,000
Other Current Charges	\$300	\$0	\$0	\$300
Permit Fees (Pool, ASCAP/BMI/SEASAC)	\$1,500	\$1,057	\$1,407	\$1,500

**Utilities**

Water & Sewer (STCUD)	\$8,766	\$6,932	\$8,998	\$9,100
Electric (FPL)	\$34,500	\$22,010	\$31,319	\$34,500
Telephone/Internet (Comcast)	\$2,808	\$2,125	\$2,839	\$0
Cable (DIRECTV)	\$1,464	\$1,123	\$1,489	\$0

**Turnbull Creek Community Development District**  
**General Fund - Proposed Budget - Fiscal Year 2016**

<b>Description</b>	<b>Adopted Budget FY 2016</b>	<b>Actual YTD 6/30/16</b>	<b>Projected 9/30/16</b>	<b>Adopted Budget FY 2017</b>
<i>Management Contracts</i>				
<i>Lifeguards/Pool Monitors (ASG)</i>	\$30,964	\$14,317	\$30,964	\$32,200
<i>Facility Monitor (ASG)</i>	\$18,600	\$13,950	\$18,600	\$27,900
<i>Facility Management (ASG)</i>	\$57,567	\$43,175	\$57,567	\$59,500
<i>Facility Attendants (ASG)</i>	\$16,369	\$12,277	\$16,369	\$17,000
<i>Field Operations (ASG)</i>	\$48,664	\$36,498	\$48,664	\$50,500
<i>Facility Maintenance (ASG)</i>	\$24,000	\$18,000	\$24,000	\$48,000
<i>Pool Maintenance (ASG)</i>	\$14,040	\$10,530	\$14,040	\$14,300
<i>Pool Chemicals</i>	\$11,003	\$8,051	\$11,003	\$12,000
<i>Janitorial Services (ASG)</i>	\$8,700	\$6,525	\$8,700	\$8,800
<i>Refuse Service (Advance Disposal)</i>	\$6,317	\$4,487	\$5,982	\$6,317
<i>Security - ENVERA</i>	\$5,640	\$4,230	\$5,640	\$5,640
<i>Special Events</i>	\$15,000	\$10,577	\$15,000	\$11,000
<i>Maintenance Reserves</i>	\$2,000	\$0	\$2,000	\$0
<i>Program Director</i>	\$3,715	\$2,786	\$3,715	\$5,500
<b>Total Amenity Center Expenses</b>	<b>\$392,783</b>	<b>\$282,269</b>	<b>\$377,584</b>	<b>\$434,519</b>
<i>Grounds Maintenance</i>				
<i>Electric (FPL)</i>	\$6,946	\$4,443	\$5,844	\$6,500
<i>Streetlighting (FPL)</i>	\$34,588	\$25,348	\$33,881	\$34,600
<i>Lake Maintenance (Future Horizons)</i>	\$8,640	\$6,480	\$8,640	\$8,640
<i>Landscape Maintenance (Duval Landscape)</i>	\$265,236	\$203,257	\$269,566	\$265,236
<i>Landscape Contingency</i>	\$10,341	\$11,395	\$11,395	\$28,496
<i>Pond Bank Reserves</i>	\$10,000	\$0	\$0	\$10,000
<i>Miscellaneous</i>	\$3,500	\$1,610	\$2,500	\$8,500
<i>Irrigation Repairs</i>	\$10,000	\$7,591	\$8,000	\$10,000
<i>Contingency</i>	\$5,000	\$9,647	\$9,647	\$0
<i>Capital Reserves</i>	\$47,250	\$47,250	\$47,250	\$60,637
<b>Total Grounds Maintenance Expenses</b>	<b>\$401,502</b>	<b>\$317,021</b>	<b>\$396,722</b>	<b>\$432,609</b>
<b>TOTAL EXPENDITURES</b>	<b>\$964,994</b>	<b>\$734,201</b>	<b>\$951,903</b>	<b>\$1,036,448</b>
<b>EXCESS REVENUES / (EXPENDITURES)</b>	<b>\$0</b>	<b>\$249,145</b>	<b>\$47,384</b>	<b>\$0</b>

	<b>FY 2016</b>	<b>FY 2017</b>
<i>Net Assessments</i>	<b>\$ 945,994</b>	<b>\$1,032,448</b>
<i>Add: Discounts &amp; Collection</i>	<b>\$ 60,354</b>	<b>\$ 65,870</b>
<i>Gross Assessments</i>	<b>\$ 1,006,348</b>	<b>\$1,098,319</b>
<i>Lots:</i>		
<i>Phase I Lots</i>	<b>740</b>	<b>740</b>
<i>Phase II Lots</i>	<b>219</b>	<b>219</b>
<i>Total Lots</i>	<b>959</b>	<b>959</b>
<i>Per Lot Assessment</i>	<b>\$ 1,049.37</b>	<b>\$ 1,145.27</b>

*Turnbull Creek*  
*Community Development District*  
*GENERAL FUND BUDGET*  
*Fiscal Year 2017*

**REVENUES:**

*Maintenance Assessments*

The District will levy a non ad-valorem special assessment on all taxable property within the District to fund all of the General Operating Expenditures for the fiscal year.

*Interest Income*

Maintenance Assessment income of the District will be invested in accordance with Florida Statutes and the investment guidelines approved by the Board of Supervisors.

*Amenities Revenues*

Income derived from Special Events benefitting the District.

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**EXPENDITURES:**

**Administrative:**

*Supervisor Fees*

Florida Statutes allow each board member to receive \$200 per meeting not to exceed \$4,800 in one year. The amount for the fiscal year is based upon five supervisors attending an estimated 12 annual meetings.

*FICA Expense*

FICA expense represents the Employer's (District's) share of Social Security and Medicare taxes withheld from the fee paid to the Board of Supervisors.

*Engineering*

The District's engineering firm, England, Thims & Miller, Inc., may provide general engineering services to the District, including attendance and preparation for monthly board meetings, review invoices, etc.

*Arbitrage*

The District is required to have an annual arbitrage rebate calculation prepared for its Series 2015A-1/A-2/B-1/B-2 and the Series 2006, Special Assessment Bonds. Grau & Associates currently provides this calculation.

*Turnbull Creek*  
*Community Development District*  
*GENERAL FUND BUDGET*  
*Fiscal Year 2017*

Dissemination Agent

The Annual Disclosure Report prepared by Prager & Co., LLC and required by the Security and Exchange Commission in order to comply with Rule 15(c)(2)-12(b)(5), which relates to additional reporting requirements for un-rated bond issues.

Trustee

The District's Series 2015A-1/A-2/B-1/B-2 and Series 2006, Special Assessment Bonds are held by a Trustee with US Bank. This amount represents the annual fee for the administration of the District's bond issues.

Attorney

The District's legal counsel, Hopping Green & Sams, will provide general legal services to the District, i.e. attendance and preparation for monthly meetings, preparation and review of agreements, resolutions, etc.

Tax Roll Assessments

GMS, LLC serves as the District's collection agent and certifies the District's non-ad valorem assessments with the county tax collector.

Annual Audit

The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting Firm. Grau and Associates currently serves as the District's Independent Auditor.

Management Fees

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Governmental Management Services, LLC.

Information Technology

The cost related to District's accounting and information systems, District website creation and maintenance, electronic compliance with Florida Statutes and other electronic data requirements.

Telephone

Telephone and fax machine

Postage

Mailing of agenda packages, overnight deliveries, correspondence, etc

*Turnbull Creek*  
*Community Development District*  
*GENERAL FUND BUDGET*  
*Fiscal Year 2017*

Insurance (General Liability)

The District's General Liability & Public Officials Liability Insurance policy is with Florida Insurance Alliance. Florida Insurance Alliance specializes in providing insurance coverage to governmental agencies. The premium is based upon amounts charged to similar Community Development Districts.

Printing & Binding

Printing and Binding agenda packages for board meetings, printing of computerized checks, stationary, envelopes etc.

Legal Advertising

The District is required to advertise various notices for monthly Board meetings, public hearings etc and uses The St. Augustine Record.

Other Current Charges

Bank charges and any other miscellaneous expenses incurred during the year.

Office Supplies

Miscellaneous office supplies.

Dues, Licenses & Subscriptions

The District is required to pay an annual fee to the Department of Community Affairs for \$175. This is the only expense under this category for the District.

**Amenity Center:**

Insurance (Property)

The District's property Insurance policy is with Florida Insurance Alliance, FIA specializes in providing insurance coverage to governmental agencies. The amount budgeted represents the estimated premium for property insurance related to the Amenity Center.

Pest Control

The district is contracted with Turner Pest Control to provide pest control services to treat for termites and other insects and purchase of termite bond.

Repair & Replacements

The District has facility maintenance needs, which include surrounding recreational areas, mail kiosk, and lake banks whose cost is not otherwise covered under a contractual agreement.

*Turnbull Creek*  
*Community Development District*  
*GENERAL FUND BUDGET*  
*Fiscal Year 2017*

Recreational Passes

Represents the estimated cost for access cards to the District's Amenity Center

Office Supplies

Represents any supplies needed for the operation of the Amenity Center.

Other Current Charges

Any unanticipated cost to the Amenity Center

Permit Fees/Licenses

Represents Permit Fees paid to the Department of Health for the swimming pool and other license that the amenity center may require from ASCAP, BMI, and SEASAC.

Water & Sewer

The cost of water / sewer associated at the Amenity Center from St Johns County Utility Department.

Account Number	Description	Monthly	Annual
515577-114371	101 W Positano Ave - Water	\$ 262	\$ 3,149
532445-124596	123 E Franchetta Dr - Water	\$ 31	\$ 369
532445-124406	4106 Messina Dr - Water	\$ 34	\$ 406
532445-124405	168 Toscana Ln	\$ 33	\$ 393
515577-114371	101 W Positano Ave - Sewer	\$ 332	\$ 3,984
532445-124596	123 E Franchetta Dr - Sewer	\$ 35	\$ 421
	Contingency	\$ 32	\$ 378
	Total	\$ 758	\$ 9,100

Electric

The cost of electric at the Amenity Center supplied from FPL.

Account Number	Description	Monthly	Annual
2722888282	101 W Positano Ave	\$ 2,222	\$ 26,664
6889119035	101 W Positano Ave #1	\$ 377	\$ 4,518
	Contingency	\$ 277	\$ 3,318
	Total	\$ 2,875	\$ 34,500

Telephone/Cable/Internet

Comcast is providing the District cost-free phone, cable, and internet service under terms of an agreement reached between the District and Comcast.



*Turnbull Creek*  
*Community Development District*  
*GENERAL FUND BUDGET*  
*Fiscal Year 2017*

*Pool Attendants/Pool Monitors/Lifeguards*

The District is under contract with Amenity Services Group and this is the cost to provide pool attendants, pool monitors, and lifeguards during the operating season

<b>Contract</b>	<b>Monthly</b>	<b>Annual</b>
Amenity Services Group	2,683.33	32,200.00

*Facility Monitor*

The District is under contract with Amenity Services Group for a variety of clubhouse services including facility monitors for amenity center.

<b>Contract</b>	<b>Monthly</b>	<b>Annual</b>
Amenity Services Group	2,325.00	27,900.00

*Facility Management*

The District is under contract with Amenity Services Group for a variety of clubhouse services including an onsite Manager.

<b>Contract</b>	<b>Monthly</b>	<b>Annual</b>
Amenity Services Group	4,958.33	59,500.00

*Facility Attendants*

The District is under contract with Amenity Services Group to provide recreational activities at the Amenity Center and will have on-site personnel during daily hours of operation.

<b>Contract</b>	<b>Monthly</b>	<b>Annual</b>
Amenity Services Group	1,416.67	17,000.00

*Field Operations*

The District is under contract with Amenity Services Group to provide field operations & contract administration services.

<b>Contract</b>	<b>Monthly</b>	<b>Annual</b>
Amenity Services Group	4,208.33	50,500.00

*Facility Maintenance*

The District is under contract with Amenity Services Group for the maintenance of the Amenity Center.

<b>Contract</b>	<b>Monthly</b>	<b>Annual</b>
Amenity Services Group	4,000.00	48,000.00

*Turnbull Creek*  
*Community Development District*  
*GENERAL FUND BUDGET*  
*Fiscal Year 2017*

Pool Maintenance

The District is under contract with Amenity Services Group for the maintenance of the Amenity Center swimming pool and facilities.

<b>Contract</b>	<b>Monthly</b>	<b>Annual</b>
Amenity Services Group	1,191.67	14,300.00

Pool Chemicals

The District, contracts with Poolsure Inc, to provide chemicals necessary for the maintenance of the Amenity Center swimming pool.

<b>Contract</b>	<b>Monthly</b>	<b>Annual</b>
Poolsure	1,000.00	12,000.00

Janitorial Services

The District is under contract with ASG to have janitorial services provided for the Amenity Center.

<b>Contract</b>	<b>Monthly</b>	<b>Annual</b>
Amenity Services Group	733.33	8,800.00

Refuse Service

Garbage disposal service is with Advance Disposal

<b>Contract</b>	<b>Monthly</b>	<b>Annual</b>
Advance Disposal	526.42	6,317.00

Security

The District has contracted with Envera for security monitoring for the Amenity Center an billed quarterly.

<b>Contract</b>	<b>Monthly</b>	<b>Annual</b>
Envera	470.00	5,640.00

Special Events

Represents estimated costs for the District to host special events for the community throughout the Fiscal Year.

Maintenance Reserves

The District will establish a Maintenance reserve to fund the renewal and replacement of District's capital related facilities.

*Turnbull Creek*  
**Community Development District**  
*GENERAL FUND BUDGET*  
*Fiscal Year 2017*

Program Director

The District will provide a part-time Program Director under the Amenity Service Group contract in order to facilitate activities provided by ASG.

Contract	Monthly	Annual
Amenity Services Group	458.33	5,500.00

**Ground Maintenance:**

Electric – Common Area

The cost of electricity for signage lighting and entry feature lighting for the District.

Account Number	Description	Monthly	Annual Amount
9623601409	100 Terrancina Dr # Light	\$ 79	\$ 942
9561370132	100 W Positano Ave	\$ 127	\$ 1,521
5841524282	111 W Positano Ave # Kiosk	\$ 21	\$ 253
8189715355	168 Toscana Lane	\$ 83	\$ 999
2781798307	5085 State Road 16 # Light	\$ 24	\$ 287
5191830404	5335 San Giaconio	\$ 21	\$ 248
6555783429	5335 State Rd 16 #1	\$ 126	\$ 1,516
5907098254	90 E Franchetta Ln # Light	\$ 11	\$ 127
	Contingency	\$ 51	\$ 607
	Total	\$ 542	\$ 6,500

Street Lighting

The District street lighting cost for the community

Account Number	Description	Monthly	Annual Amount
2298893591	W Bonaventure Way	\$ 2,730	\$ 32,765
4217317033	Verona Way	\$ 79	\$ 953
	Contingency	\$ 74	\$ 882
	Total	\$ 2,883	\$ 34,600

Lake Maintenance

The District has 22 storm water management ponds that are required by the County and the St. Johns River Water Management District to provide for treatment of storm water runoff. The District is under contract with Future Horizons. to maintain the 22 storm water ponds.

Contract	Monthly	Annual Amount
Future Horizons	\$ 720	\$ 8,640

*Turnbull Creek*  
*Community Development District*  
*GENERAL FUND BUDGET*  
*Fiscal Year 2017*

Landscape Maintenance

The District is under contract with Duval Landscape to have the landscaping of the common areas of the District maintained.

Contract	Monthly	Annual Amount
Duval Landscape	\$ 22,103	\$ 265,236

Landscape Contingency

Any unanticipated landscape cost for tree removal or other landscape cost incurred by the District.

Pond Bank Reserves

Funds allocated for remediation work of pond bank issues requiring Board approval.

Miscellaneous

Any unanticipated and unscheduled maintenance cost to the District.

Irrigation Repairs

Any miscellaneous irrigation repairs and maintenance incurred by the District.

Contingency

A contingency for any unanticipated cost to the District

Capital Reserves

Future funding needed for the upkeep of Turnbull Creek infrastructure.

**Turnbull Creek**  
Community Development District

**Debt Service Fund**  
Series 2015A

<i>Description</i>	<i>Adopted Budget FY 2016</i>	<i>Actual YTD 6/30/16</i>	<i>Projected 9/30/16</i>	<i>Adopted Budget FY 2017</i>
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**Revenues**

<i>Carry Forward Surplus (1)</i>	\$281,676	\$267,704	\$267,704	\$267,704
<i>Interest Income</i>	\$50	\$1,011	\$1,072	\$300
<i>Assessments</i>	\$989,969	\$991,804	\$989,968	\$989,969
<i>Prepayments A1</i>	\$0	\$13,616	\$13,616	\$0
<i>Prepayments A2</i>	\$0	\$3,483	\$3,483	\$0

<b><i>Total Revenues</i></b>	<b>\$1,271,695</b>	<b>\$1,277,619</b>	<b>\$1,275,844</b>	<b>\$1,257,973</b>
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**Expenditures**

**Series 2015 A-1**

<i>Interest 11/1</i>	\$193,007	\$193,007	\$193,007	\$190,569
<i>Interest 5/1</i>	\$193,007	\$193,007	\$193,007	\$190,569
<i>Principal 5/1</i>	\$390,000	\$390,000	\$390,000	\$395,000

**Series 2015 A-2**

<i>Interest 11/1</i>	\$64,719	\$64,719	\$64,719	\$62,344
<i>Interest 5/1</i>	\$64,719	\$64,719	\$64,719	\$62,344
<i>Principal 5/1</i>	\$85,000	\$85,000	\$85,000	\$90,000
<i>Special Call 5/1</i>	\$27,974	\$15,000	\$15,000	\$15,000

<b><i>Total Expenditures</i></b>	<b>\$1,018,426</b>	<b>\$1,005,451</b>	<b>\$1,005,451</b>	<b>\$1,005,826</b>
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<b><i>EXCESS REVENUES / (EXPENDITURES)</i></b>	<b>\$253,269</b>	<b>\$272,167</b>	<b>\$270,393</b>	<b>\$252,146</b>
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(1) Net of Debt Service Reserve Funds

**Debt Service for 11/01/2017:**

<i>Interest</i>	<b>\$187,409</b>
<i>Interest</i>	<b>\$60,206</b>
<i>Total</i>	<b>\$247,616</b>

	<i>Debt as Issued</i>	<i>With Payoffs</i>
<i>Net Assessments</i>	<b>\$1,093,185</b>	<b>\$989,969</b>
<i>Add: Disc. and Collections (6)</i>	<b>\$69,745</b>	<b>\$63,189</b>
<i>Gross Assessments</i>	<b>\$1,162,930</b>	<b>\$1,053,158</b>

*Turnbull Creek*  
*Community Development District*  
*Series 2015A-1 Senior Assessment Bonds*  
**AMORTIZATION SCHEDULE**

<i>DATE</i>		<i>BALANCE</i>	<i>RATE</i>	<i>PRINCIPAL</i>	<i>INTEREST</i>	<i>TOTAL</i>
11/01/16	\$	10,260,000.00		-	\$ 190,569.38	\$ 245,547.64
05/01/17	\$	10,260,000.00	1.600%	\$ 395,000.00	\$ 190,569.38	-
11/01/17	\$	9,865,000.00		-	\$ 187,409.38	\$ 772,978.76
05/01/18	\$	9,865,000.00	2.000%	\$ 405,000.00	\$ 187,409.38	-
11/01/18	\$	9,460,000.00		-	\$ 183,359.38	\$ 775,768.76
05/01/19	\$	9,460,000.00	2.300%	\$ 415,000.00	\$ 183,359.38	-
11/01/19	\$	9,045,000.00		-	\$ 178,586.88	\$ 776,946.26
05/01/20	\$	9,045,000.00	2.600%	\$ 425,000.00	\$ 178,586.88	-
11/01/20	\$	8,620,000.00			\$ 173,061.88	\$ 776,648.76
05/01/21	\$	8,620,000.00	2.850%	\$ 435,000.00	\$ 173,061.88	-
11/01/21	\$	8,185,000.00		-	\$ 166,863.13	\$ 774,925.01
05/01/22	\$	8,185,000.00	3.150%	\$ 450,000.00	\$ 166,863.13	-
11/01/22	\$	7,735,000.00		-	\$ 159,775.63	\$ 776,638.76
05/01/23	\$	7,735,000.00	3.400%	\$ 465,000.00	\$ 159,775.63	-
11/01/23	\$	7,270,000.00		-	\$ 151,870.63	\$ 776,646.26
05/01/24	\$	7,270,000.00	3.750%	\$ 480,000.00	\$ 151,870.63	-
11/01/24	\$	6,790,000.00		-	\$ 143,110.63	\$ 774,981.26
05/01/25	\$	6,790,000.00	3.850%	\$ 500,000.00	\$ 143,110.63	-
11/01/25	\$	6,290,000.00		-	\$ 133,735.63	\$ 776,846.26
05/01/26	\$	6,290,000.00	4.000%	\$ 515,000.00	\$ 133,735.63	-
11/01/26	\$	5,775,000.00		-	\$ 123,821.88	\$ 772,557.51
05/01/27	\$	5,775,000.00	4.000%	\$ 540,000.00	\$ 123,821.88	-
11/01/27	\$	5,235,000.00		-	\$ 113,021.88	\$ 776,843.76
05/01/28	\$	5,235,000.00	4.250%	\$ 560,000.00	\$ 113,021.88	-
11/01/28	\$	4,675,000.00		-	\$ 101,121.88	\$ 774,143.76
05/01/29	\$	4,675,000.00	4.250%	\$ 585,000.00	\$ 101,121.88	-
11/01/29	\$	4,090,000.00		-	\$ 88,690.63	\$ 774,812.51
05/01/30	\$	4,090,000.00	4.250%	\$ 610,000.00	\$ 88,690.63	-
11/01/30	\$	3,480,000.00		0	\$ 75,728.13	\$ 774,418.76
05/01/31	\$	3,480,000.00	4.250%	\$ 635,000.00	\$ 75,728.13	-
11/01/31	\$	2,845,000.00		-	\$ 62,234.38	\$ 772,962.51
05/01/32	\$	2,845,000.00	4.375%	\$ 665,000.00	\$ 62,234.38	-
11/01/32	\$	2,180,000.00		-	\$ 47,687.50	\$ 774,921.88
05/01/33	\$	2,180,000.00	4.375%	\$ 695,000.00	\$ 47,687.50	-
11/01/33	\$	1,485,000.00		-	\$ 32,484.38	\$ 775,171.88
05/01/34	\$	1,485,000.00	4.375%	\$ 725,000.00	\$ 32,484.38	-
11/01/34	\$	760,000.00		-	\$ 16,625.00	\$ 774,109.38
05/01/35	\$	760,000.00	4.375%	\$ 760,000.00	\$ 16,625.00	-
11/01/35	\$	-		-		\$ 776,625.00
				\$ 10,260,000.00	\$ 4,659,516.42	\$ 14,974,494.68

*Turnbull Creek*  
*Community Development District*  
*Series 2015A-2 Senior Assessment Bonds*  
**AMORTIZATION SCHEDULE**

<i>DATE</i>		<i>BALANCE</i>	<i>RATE</i>	<i>PRINCIPAL</i>	<i>INTEREST</i>	<i>TOTAL</i>
11/01/16	\$	2,625,000.00		-	\$ 62,343.75	\$ 62,343.75
05/01/17	\$	2,625,000.00	4.750%	\$ 90,000.00	\$ 62,343.75	-
11/01/17	\$	2,535,000.00		-	\$ 60,206.25	\$ 212,550.00
05/01/18	\$	2,535,000.00	4.750%	\$ 90,000.00	\$ 60,206.25	-
11/01/18	\$	2,445,000.00		-	\$ 58,068.75	\$ 208,275.00
05/01/19	\$	2,445,000.00	4.750%	\$ 95,000.00	\$ 58,068.75	-
11/01/19	\$	2,350,000.00		-	\$ 55,812.50	\$ 208,881.25
05/01/20	\$	2,350,000.00	4.750%	\$ 100,000.00	\$ 55,812.50	-
11/01/20	\$	2,250,000.00			\$ 53,437.50	\$ 209,250.00
05/01/21	\$	2,250,000.00	4.750%	\$ 105,000.00	\$ 53,437.50	-
11/01/21	\$	2,145,000.00		-	\$ 50,943.75	\$ 209,381.25
05/01/22	\$	2,145,000.00	4.750%	\$ 110,000.00	\$ 50,943.75	-
11/01/22	\$	2,035,000.00		-	\$ 48,331.25	\$ 209,275.00
05/01/23	\$	2,035,000.00	4.750%	\$ 115,000.00	\$ 48,331.25	-
11/01/23	\$	1,920,000.00		-	\$ 45,600.00	\$ 208,931.25
05/01/24	\$	1,920,000.00	4.750%	\$ 120,000.00	\$ 45,600.00	-
11/01/24	\$	1,800,000.00		-	\$ 42,750.00	\$ 208,350.00
05/01/25	\$	1,800,000.00	4.750%	\$ 130,000.00	\$ 42,750.00	-
11/01/25	\$	1,670,000.00		-	\$ 39,662.50	\$ 212,412.50
05/01/26	\$	1,670,000.00	4.750%	\$ 135,000.00	\$ 39,662.50	-
11/01/26	\$	1,535,000.00		-	\$ 36,456.25	\$ 211,118.75
05/01/27	\$	1,535,000.00	4.750%	\$ 140,000.00	\$ 36,456.25	-
11/01/27	\$	1,395,000.00		-	\$ 33,131.25	\$ 209,587.50
05/01/28	\$	1,395,000.00	4.750%	\$ 145,000.00	\$ 33,131.25	-
11/01/28	\$	1,250,000.00		-	\$ 29,687.50	\$ 207,818.75
05/01/29	\$	1,250,000.00	4.750%	\$ 155,000.00	\$ 29,687.50	-
11/01/29	\$	1,095,000.00		-	\$ 26,006.25	\$ 210,693.75
05/01/30	\$	1,095,000.00	4.750%	\$ 160,000.00	\$ 26,006.25	-
11/01/30	\$	935,000.00		-	\$ 22,206.25	\$ 208,212.50
05/01/31	\$	935,000.00	4.750%	\$ 170,000.00	\$ 22,206.25	-
11/01/31	\$	765,000.00		-	\$ 18,168.75	\$ 210,375.00
05/01/32	\$	765,000.00	4.750%	\$ 180,000.00	\$ 18,168.75	-
11/01/32	\$	585,000.00		-	\$ 13,893.75	\$ 212,062.50
05/01/33	\$	585,000.00	4.750%	\$ 185,000.00	\$ 13,893.75	-
11/01/33	\$	400,000.00		-	\$ 9,500.00	\$ 208,393.75
05/01/34	\$	400,000.00	4.750%	\$ 195,000.00	\$ 9,500.00	-
11/01/34	\$	205,000.00		-	\$ 4,868.75	\$ 209,368.75
05/01/35	\$	205,000.00	4.750%	\$ 205,000.00	\$ 4,868.75	-
11/01/35	\$	-		-	-	\$ 209,868.75
				\$ 2,625,000.00	\$ 1,422,150.00	\$ 4,047,150.00

# Turnbull Creek

Community Development District

Debt Service Fund

Pond Bank Remediation Series 2015B

<i>Description</i>	<i>Adopted Budget FY 2016</i>	<i>Actual YTD 6/30/16</i>	<i>Projected 9/30/16</i>	<i>Adopted Budget FY 2017</i>
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## Revenues

<i>Carry Forward Surplus (1)</i>	\$34,195	\$47,315	\$47,315	\$34,195
<i>Interest Income</i>	\$0	\$84	\$35	\$0
<i>Assessments</i>	\$79,403	\$79,464	\$79,318	\$79,318
<i>Prepayments B1</i>	\$0	\$1,010	\$1,010	\$0
<i>Prepayments B2</i>	\$0	\$257	\$0	\$0

<b><i>Total Revenues</i></b>	<b>\$113,598</b>	<b>\$128,130</b>	<b>\$127,677</b>	<b>\$113,513</b>
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## Expenditures

### Series 2015B1

<i>Interest 11/1</i>	\$20,610	\$20,610	\$20,610	\$20,485
<i>Interest 5/1</i>	\$20,610	\$20,610	\$20,610	\$20,485
<i>Principal 5/1</i>	\$20,000	\$20,000	\$20,000	\$20,000

### Series 2015B2

<i>Interest 11/1</i>	\$6,269	\$6,269	\$6,269	\$6,150
<i>Interest 5/1</i>	\$6,269	\$6,269	\$6,269	\$6,150
<i>Principal 5/1</i>	\$5,000	\$5,000	\$5,000	\$5,000
<i>Special Call 5/1</i>	\$8,206	\$0	\$0	\$0

<b><i>Total Expenditures</i></b>	<b>\$86,963</b>	<b>\$78,758</b>	<b>\$78,758</b>	<b>\$78,270</b>
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<b><i>EXCESS REVENUES / (EXPENDITURES)</i></b>	<b>\$26,635</b>	<b>\$49,373</b>	<b>\$48,920</b>	<b>\$35,243</b>
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(1) Net of Debt Service Reserve Funds

## Debt Service for 11/01/2017:

<i>Interest</i>	<b>\$6,031</b>
	<b>\$20,325</b>
<i>Total</i>	<b>\$26,356</b>

<i>Net Assessments</i>	<b>\$79,318</b>
<i>Add: Disc. and Collections (6%)</i>	<b>\$5,063</b>
<i>Gross Assessments</i>	<b>\$84,381</b>



**Turnbull Creek**  
**Community Development District**  
*Series 2015B-1 Senior Assessment Bonds*  
**AMORTIZATION SCHEDULE**

<b>DATE</b>		<b>BALANCE</b>	<b>RATE</b>	<b>PRINCIPAL</b>	<b>INTEREST</b>	<b>TOTAL</b>
11/01/16	\$	1,000,000.00	1.250%	-	\$ 20,485.00	\$ 61,095.00
05/01/17	\$	1,000,000.00	1.600%	\$ 20,000.00	\$ 20,485.00	-
11/01/17	\$	980,000.00	1.600%	-	\$ 20,325.00	\$ 60,810.00
05/01/18	\$	980,000.00	2.000%	\$ 20,000.00	\$ 20,325.00	-
11/01/18	\$	960,000.00	2.000%	-	\$ 20,125.00	\$ 60,450.00
05/01/19	\$	960,000.00	2.300%	\$ 20,000.00	\$ 20,125.00	-
11/01/19	\$	940,000.00	2.300%	-	\$ 19,895.00	\$ 60,020.00
05/01/20	\$	940,000.00	2.600%	\$ 20,000.00	\$ 19,895.00	-
11/01/20	\$	920,000.00	2.600%	-	\$ 19,635.00	\$ 59,530.00
05/01/21	\$	920,000.00	2.850%	\$ 20,000.00	\$ 19,635.00	-
11/01/21	\$	900,000.00	2.850%	-	\$ 19,350.00	\$ 58,985.00
05/01/22	\$	900,000.00	3.150%	\$ 25,000.00	\$ 19,350.00	-
11/01/22	\$	875,000.00	3.150%	-	\$ 18,956.25	\$ 63,306.25
05/01/23	\$	875,000.00	3.400%	\$ 25,000.00	\$ 18,956.25	-
11/01/23	\$	850,000.00	3.400%	-	\$ 18,531.25	\$ 62,487.50
05/01/24	\$	850,000.00	3.750%	\$ 25,000.00	\$ 18,531.25	-
11/01/24	\$	825,000.00	3.750%	-	\$ 18,075.00	\$ 61,606.25
05/01/25	\$	825,000.00	3.850%	\$ 25,000.00	\$ 18,075.00	-
11/01/25	\$	800,000.00	3.850%	-	\$ 17,606.25	\$ 60,681.25
05/01/26	\$	800,000.00	4.000%	\$ 25,000.00	\$ 17,606.25	-
11/01/26	\$	775,000.00	4.000%	-	\$ 17,125.00	\$ 59,731.25
05/01/27	\$	775,000.00	4.000%	\$ 30,000.00	\$ 17,125.00	-
11/01/27	\$	745,000.00	4.000%	-	\$ 16,525.00	\$ 63,650.00
05/01/28	\$	745,000.00	4.250%	\$ 30,000.00	\$ 16,525.00	-
11/01/28	\$	715,000.00	4.250%	-	\$ 15,887.50	\$ 62,412.50
05/01/29	\$	715,000.00	4.250%	\$ 30,000.00	\$ 15,887.50	-
11/01/29	\$	685,000.00	4.250%	-	\$ 15,250.00	\$ 61,137.50
05/01/30	\$	685,000.00	4.250%	\$ 30,000.00	\$ 15,250.00	-
11/01/30	\$	655,000.00	4.250%	-	\$ 14,612.50	\$ 59,862.50
05/01/31	\$	655,000.00	4.250%	\$ 30,000.00	\$ 14,612.50	-
11/01/31	\$	625,000.00	4.250%	-	\$ 13,975.00	\$ 58,587.50
05/01/32	\$	625,000.00	4.375%	\$ 30,000.00	\$ 13,975.00	-
11/01/32	\$	595,000.00	4.375%	-	\$ 13,318.75	\$ 57,293.75
05/01/33	\$	595,000.00	4.375%	\$ 35,000.00	\$ 13,318.75	-
11/01/33	\$	560,000.00	4.375%	-	\$ 12,553.13	\$ 60,871.88
05/01/34	\$	560,000.00	4.375%	\$ 35,000.00	\$ 12,553.13	-
11/01/34	\$	525,000.00	4.375%	-	\$ 11,787.50	\$ 59,340.63
05/01/35	\$	525,000.00	4.375%	\$ 40,000.00	\$ 11,787.50	-
11/01/35	\$	485,000.00	4.375%	-	\$ 10,912.50	\$ 62,700.00
05/01/36	\$	485,000.00	4.500%	\$ 40,000.00	\$ 10,912.50	-
11/01/36	\$	445,000.00	4.500%	-	\$ 10,012.50	\$ 60,925.00
05/01/37	\$	445,000.00	4.500%	\$ 40,000.00	\$ 10,012.50	-
11/01/37	\$	405,000.00	4.500%	-	\$ 9,112.50	\$ 59,125.00
05/01/38	\$	405,000.00	4.500%	\$ 45,000.00	\$ 9,112.50	-
11/01/38	\$	360,000.00	4.500%	-	\$ 8,100.00	\$ 62,212.50
05/01/39	\$	360,000.00	4.500%	\$ 45,000.00	\$ 8,100.00	-
11/01/39	\$	315,000.00	4.500%	-	\$ 7,087.50	\$ 60,187.50
05/01/40	\$	315,000.00	4.500%	\$ 45,000.00	\$ 7,087.50	-
11/01/40	\$	270,000.00	4.500%	-	\$ 6,075.00	\$ 58,162.50
05/01/41	\$	270,000.00	4.500%	\$ 50,000.00	\$ 6,075.00	-
11/01/41	\$	220,000.00	4.500%	-	\$ 4,950.00	\$ 61,025.00
05/01/42	\$	220,000.00	4.500%	\$ 50,000.00	\$ 4,950.00	-
11/01/42	\$	170,000.00	4.500%	-	\$ 3,825.00	\$ 58,775.00
05/01/43	\$	170,000.00	4.500%	\$ 55,000.00	\$ 3,825.00	-
11/01/43	\$	115,000.00	4.500%	-	\$ 2,587.50	\$ 61,412.50
05/01/44	\$	115,000.00	4.500%	\$ 55,000.00	\$ 2,587.50	-
11/01/44	\$	60,000.00	4.500%	-	\$ 1,350.00	\$ 58,937.50
05/01/45	\$	60,000.00	4.500%	\$ 60,000.00	\$ 1,350.00	-
11/01/45						\$ 61,350.00
				<b>\$ 1,000,000.00</b>	<b>\$ 776,061.26</b>	<b>\$ 1,816,671.26</b>

**Turnbull Creek**  
**Community Development District**  
*Series 2015B-2 Subordinate Special Assessment Bonds*  
**AMORTIZATION SCHEDULE**

<b>DATE</b>		<b>BALANCE</b>	<b>RATE</b>	<b>PRINCIPAL</b>	<b>INTEREST</b>	<b>TOTAL</b>
11/01/16	\$	255,000.00	4.750%	-	\$ 6,150.00	\$ 17,418.75
05/01/17	\$	255,000.00	4.750%	\$ 5,000.00	\$ 6,150.00	-
11/01/17	\$	250,000.00	4.750%	-	\$ 6,031.25	\$ 17,181.25
05/01/18	\$	250,000.00	4.750%	\$ 5,000.00	\$ 6,031.25	-
11/01/18	\$	245,000.00	4.750%	-	\$ 5,912.50	\$ 16,943.75
05/01/19	\$	245,000.00	4.750%	\$ 5,000.00	\$ 5,912.50	-
11/01/19	\$	240,000.00	4.750%	-	\$ 5,793.75	\$ 16,706.25
05/01/20	\$	240,000.00	4.750%	\$ 5,000.00	\$ 5,793.75	-
11/01/20	\$	235,000.00	4.750%	-	\$ 5,675.00	\$ 16,468.75
05/01/21	\$	235,000.00	4.750%	\$ 5,000.00	\$ 5,675.00	-
11/01/21	\$	230,000.00	4.750%	-	\$ 5,556.25	\$ 16,231.25
05/01/22	\$	230,000.00	4.750%	\$ 5,000.00	\$ 5,556.25	-
11/01/22	\$	225,000.00	4.750%	-	\$ 5,437.50	\$ 15,993.75
05/01/23	\$	225,000.00	4.750%	\$ 5,000.00	\$ 5,437.50	-
11/01/23	\$	220,000.00	4.750%	-	\$ 5,318.75	\$ 15,756.25
05/01/24	\$	220,000.00	4.750%	\$ 5,000.00	\$ 5,318.75	-
11/01/24	\$	215,000.00	4.750%	-	\$ 5,200.00	\$ 15,518.75
05/01/25	\$	215,000.00	4.750%	\$ 5,000.00	\$ 5,200.00	-
11/01/25	\$	210,000.00	4.750%	-	\$ 5,081.25	\$ 15,281.25
05/01/26	\$	210,000.00	4.750%	\$ 5,000.00	\$ 5,081.25	-
11/01/26	\$	205,000.00	4.750%	-	\$ 4,962.50	\$ 15,043.75
05/01/27	\$	205,000.00	4.750%	\$ 5,000.00	\$ 4,962.50	-
11/01/27	\$	200,000.00	4.750%	-	\$ 4,843.75	\$ 14,806.25
05/01/28	\$	200,000.00	4.750%	\$ 5,000.00	\$ 4,843.75	-
11/01/28	\$	195,000.00	4.750%	-	\$ 4,725.00	\$ 14,568.75
05/01/29	\$	195,000.00	4.750%	\$ 5,000.00	\$ 4,725.00	-
11/01/29	\$	190,000.00	4.750%	-	\$ 4,606.25	\$ 14,331.25
05/01/30	\$	190,000.00	4.750%	\$ 10,000.00	\$ 4,606.25	-
11/01/30	\$	180,000.00	4.750%	-	\$ 4,368.75	\$ 18,975.00
05/01/31	\$	180,000.00	4.750%	\$ 10,000.00	\$ 4,368.75	-
11/01/31	\$	170,000.00	4.750%	-	\$ 4,131.25	\$ 18,500.00
05/01/32	\$	170,000.00	4.750%	\$ 10,000.00	\$ 4,131.25	-
11/01/32	\$	160,000.00	4.750%	-	\$ 3,893.75	\$ 18,025.00
05/01/33	\$	160,000.00	4.750%	\$ 10,000.00	\$ 3,893.75	-
11/01/33	\$	150,000.00	4.750%	-	\$ 3,656.25	\$ 17,550.00
05/01/34	\$	150,000.00	4.750%	\$ 10,000.00	\$ 3,656.25	-
11/01/34	\$	140,000.00	4.750%	-	\$ 3,418.75	\$ 17,075.00
05/01/35	\$	140,000.00	4.750%	\$ 10,000.00	\$ 3,418.75	-
11/01/35	\$	130,000.00	4.750%	-	\$ 3,181.25	\$ 16,600.00
05/01/36	\$	130,000.00	4.750%	\$ 10,000.00	\$ 3,181.25	-
11/01/36	\$	120,000.00	4.750%	-	\$ 2,943.75	\$ 16,125.00
05/01/37	\$	120,000.00	4.750%	\$ 10,000.00	\$ 2,943.75	-
11/01/37	\$	110,000.00	4.750%	-	\$ 2,706.25	\$ 15,650.00
05/01/38	\$	110,000.00	4.750%	\$ 10,000.00	\$ 2,706.25	-
11/01/38	\$	100,000.00	4.750%	-	\$ 2,468.75	\$ 15,175.00
05/01/39	\$	100,000.00	4.750%	\$ 10,000.00	\$ 2,468.75	-
11/01/39	\$	90,000.00	4.750%	-	\$ 2,231.25	\$ 14,700.00
05/01/40	\$	90,000.00	4.750%	\$ 15,000.00	\$ 2,231.25	-
11/01/40	\$	75,000.00	4.750%	-	\$ 1,875.00	\$ 19,106.25
05/01/41	\$	75,000.00	5.000%	\$ 15,000.00	\$ 1,875.00	-
11/01/41	\$	60,000.00	5.000%	-	\$ 1,500.00	\$ 18,375.00
05/01/42	\$	60,000.00	5.000%	\$ 15,000.00	\$ 1,500.00	-
11/01/42	\$	45,000.00	5.000%	-	\$ 1,125.00	\$ 17,625.00
05/01/43	\$	45,000.00	5.000%	\$ 15,000.00	\$ 1,125.00	-
11/01/43	\$	30,000.00	5.000%	-	\$ 750.00	\$ 16,875.00
05/01/44	\$	30,000.00	5.000%	\$ 15,000.00	\$ 750.00	-
11/01/44	\$	15,000.00	5.000%	-	\$ 375.00	\$ 16,125.00
05/01/45	\$	15,000.00	5.000%	\$ 15,000.00	\$ 375.00	-
11/01/45						\$ 15,375.00
		\$ 255,000.00		\$ 227,837.50		\$ 494,106.25

# Turnbull Creek

Community Development District

Debt Service Fund

Series 2016

<i>Description</i>	<i>Proposed Budget FY 2016</i>	<i>Actual YTD 6/30/16</i>	<i>Projected 9/30/16</i>	<i>Adopted Budget FY 2017</i>
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## Revenues

<i>Carry Forward Surplus</i>	\$0	\$0	\$0	\$78,920
<i>Interest Income</i>	\$0	\$0	\$0	\$0
<i>Assessments</i>	\$316,630	\$0	\$0	\$287,855

<b><i>Total Revenues</i></b>	<b>\$316,630</b>	<b>\$0</b>	<b>\$0</b>	<b>\$366,774</b>
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## Expenditures

### Series 2016

<i>Interest 11/1</i>	\$0	\$0	\$0	\$78,920
<i>Interest 5/1</i>	\$0	\$0	\$0	\$77,626
<i>Principal 5/1</i>	\$0	\$0	\$0	\$135,000
<i>Special Call 5/1</i>	\$0	\$0	\$0	\$0

<b><i>Total Expenditures</i></b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$291,546</b>
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<b><i>EXCESS REVENUES / (EXPENDITURES)</i></b>	<b>\$316,630</b>	<b>\$0</b>	<b>\$0</b>	<b>\$75,229</b>
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### Debt Service for 11/01/2017:

<i>Interest</i>	<b>\$75,129</b>
<i>Total</i>	<b>\$75,129</b>

<i>Net Assessments</i>	<b>\$287,855</b>
<i>Add: Discounts and Collections</i>	<b>\$18,365</b>
<i>Gross Assessments</i>	<b>\$306,220</b>

**Turnbull Creek**  
**Community Development District**  
*Series 2016 Special Assessment Refunding and Revenue Bond*

**AMORTIZATION SCHEDULE**

<b>DATE</b>	<b>BALANCE</b>	<b>RATE</b>	<b>PRINCIPAL</b>	<b>INTEREST</b>	<b>TOTAL</b>
11/01/16	\$ 4,196,000.00	3.70%	- \$	78,919.77	\$ 78,919.77
05/01/17	\$ 4,196,000.00	3.70%	\$ 135,000.00	\$ 77,626.00	-
11/01/17	\$ 4,061,000.00	3.70%		\$ 75,128.50	\$ 287,754.50
05/01/18	\$ 4,061,000.00	3.70%	\$ 140,000.00	\$ 75,128.50	-
11/01/18	\$ 3,921,000.00	3.70%	- \$	72,538.50	\$ 287,667.00
05/01/19	\$ 3,921,000.00	3.70%	\$ 145,000.00	\$ 72,538.50	-
11/01/19	\$ 3,776,000.00	3.70%	- \$	69,856.00	\$ 287,394.50
05/01/20	\$ 3,776,000.00	3.70%	\$ 150,000.00	\$ 69,856.00	-
11/01/20	\$ 3,626,000.00	3.70%	- \$	67,081.00	\$ 286,937.00
05/01/21	\$ 3,626,000.00	3.70%	\$ 156,000.00	\$ 67,081.00	-
11/01/21	\$ 3,470,000.00	3.70%	- \$	64,195.00	\$ 287,276.00
05/01/22	\$ 3,470,000.00	3.70%	\$ 162,000.00	\$ 64,195.00	-
11/01/22	\$ 3,308,000.00	3.70%	- \$	61,198.00	\$ 287,393.00
05/01/23	\$ 3,308,000.00	3.70%	\$ 168,000.00	\$ 61,198.00	-
11/01/23	\$ 3,140,000.00	3.70%	- \$	58,090.00	\$ 287,288.00
05/01/24	\$ 3,140,000.00	3.70%	\$ 174,000.00	\$ 58,090.00	-
11/01/24	\$ 2,966,000.00	3.70%	- \$	54,871.00	\$ 286,961.00
05/01/25	\$ 2,966,000.00	3.70%	\$ 181,000.00	\$ 54,871.00	
11/01/25	\$ 2,785,000.00	3.70%	- \$	51,522.50	\$ 287,393.50
05/01/26	\$ 2,785,000.00	3.70%	\$ 188,000.00	\$ 51,522.50	
11/01/26	\$ 2,597,000.00	3.70%	- \$	48,044.50	\$ 287,567.00
05/01/27	\$ 2,597,000.00	3.70%	\$ 195,000.00	\$ 48,044.50	
11/01/27	\$ 2,402,000.00	3.70%	- \$	44,437.00	\$ 287,481.50
05/01/28	\$ 2,402,000.00	3.70%	\$ 202,000.00	\$ 44,437.00	
11/01/28	\$ 2,200,000.00	3.70%	- \$	40,700.00	\$ 287,137.00
05/01/29	\$ 2,200,000.00	3.70%	\$ 210,000.00	\$ 40,700.00	
11/01/29	\$ 1,990,000.00	3.70%	- \$	36,815.00	\$ 287,515.00
05/01/30	\$ 1,990,000.00	3.70%	\$ 218,000.00	\$ 36,815.00	
11/01/30	\$ 1,772,000.00	3.70%		\$ 32,782.00	\$ 287,597.00
05/01/31	\$ 1,772,000.00	3.70%	\$ 226,000.00	\$ 32,782.00	-
11/01/31	\$ 1,546,000.00	3.70%	- \$	28,601.00	\$ 287,383.00
05/01/32	\$ 1,546,000.00	3.70%	\$ 235,000.00	\$ 28,601.00	-
11/01/32	\$ 1,311,000.00	3.70%	- \$	24,253.50	\$ 287,854.50
05/01/33	\$ 1,311,000.00	3.70%	\$ 243,000.00	\$ 24,253.50	-
11/01/33	\$ 1,068,000.00	3.70%	- \$	19,758.00	\$ 287,011.50
05/01/34	\$ 1,068,000.00	3.70%	\$ 252,000.00	\$ 19,758.00	-
11/01/34	\$ 816,000.00	3.70%	- \$	15,096.00	\$ 286,854.00
05/01/35	\$ 816,000.00	3.70%	\$ 262,000.00	\$ 15,096.00	-
11/01/35	\$ 554,000.00	3.70%	- \$	10,249.00	\$ 287,345.00
05/01/36	\$ 554,000.00	3.70%	\$ 272,000.00	\$ 10,249.00	-
11/01/36	\$ 282,000.00	3.70%		\$ 5,217.00	\$ 287,466.00
05/01/37	\$ 282,000.00	3.70%	\$ 282,000.00	\$ 5,217.00	
11/01/37	\$ 282,000.00	3.70%			\$ 287,217.00
			\$ 4,196,000.00	\$ 1,917,412.77	\$ 6,113,412.77

# Turnbull Creek

## Community Development District

## Capital Reserve Fund

<i>Description</i>	<i>Adopted Budget FY 2016</i>	<i>Actual YTD 6/30/16</i>	<i>Projected 9/30/16</i>	<i>Adopted Budget FY 2017</i>
<b><u>REVENUES:</u></b>				
<i>Capital Reserve - Transfer In</i>	\$47,250	\$47,250	\$47,250	\$60,637
<i>Carry Forward Surplus</i>	\$237,046	\$238,474	\$238,474	\$264,989
<b><i>Total Revenues</i></b>	<b>\$284,296</b>	<b>\$285,724</b>	<b>\$285,724</b>	<b>\$325,626</b>
<b><u>EXPENDITURES:</u></b>				
<i>Capital Outlay</i>	\$0	\$1,724	\$1,724	\$149,404
<i>Repair and Replacements</i>	\$0	\$19,011	\$19,011	\$0
<b><i>Total Expenditures</i></b>	<b>\$0</b>	<b>\$20,735</b>	<b>\$20,735</b>	<b>\$149,404</b>
<b><i>EXCESS REVENUES / (EXPENDITURES)</i></b>	<b>\$284,296</b>	<b>\$264,989</b>	<b>\$264,989</b>	<b>\$176,222</b>