WEST LAKE
COMMUNITY DEVELOPMENT DISTRICT

SEPTEMBER 10, 2025

AGENDA PACKAGE

INFRAMARK
INFRASTRUCTURE MANAGEMENT SERVICES

2005 PAN AM CIRCLE, SUITE 300
TAMPA. FL 33067

West Lake
Community Development District

Regular Meeting Agenda
Wednesday, September 10, 2025 – 1:00 p.m.

The Regular Meeting of West Lake Community Development District will be held at the **offices of Inframark located at 2005 Pan Am Circle Suite 300 Tampa, FL 33607.**

Microsoft Teams Meeting: Join the meeting now

Meeting ID: 286 534 389 986 9 **Call in (audio only):** +1 (646) 838-1601

Passcode: bg6wi2fp **Phone Conference ID:** 594 801 954#

1. **Call to Order/Roll Call**
2. **Public Comment on Agenda Items**
   (Each individual has the opportunity to comment and is limited to three (3) minutes for such comment)
3. **Business Items**
   A. Appointment to Vacant Seat
   B. Oath of Office
   C. Ratify the West Lake Egis FY25/FY26 Insurance Contract
4. **Matters Related to Bond Issuance**
   A. First Supplemental Engineers Report
   B. Preliminary First Supplemental Assessment Methodology Report
   C. Consideration of Resolution 2025-08; Delegating Resolution
      1. First Supplemental Trust Indenture
   D. Other Matters related to the issuance of the Series 2025 Bonds
5. **Consent Agenda Items**
   A. Approval of Meeting Minutes
      1. August 13, 2025 Public Hearing & Regular Meeting Minutes
      2. August 25, 2025 Special Meeting Minutes

B. Consideration of Operations and Maintenance Invoices *(July 2025)*

C. Acceptance of the Financials & Approval of the Check Registers *(July 2025)*

6. Staff Reports

A. District Counsel

B. District Engineer

C. District Manager

7. Adjournment

WEST LAKE CDD
OATH OF OFFICE
(Art. II. § 5(b), Fla. Const.)

STATE OF FLORIDA

County of Hillsborough ______________________

I do solemnly swear (or affirm) that I will support, protect, and defend the Constitution and Government of the United States and of the State of Florida; that I am duly qualified to hold office under the Constitution of the State, and that I will well and faithfully perform the duties of

____
(Title of Office)

on which I am now about to enter, so help me God.

[NOTE: If you affirm, you may omit the words "so help me God." *See* § 92.52, Fla. Stat.]

____
Signature

Sworn to and subscribed before me by means of ___ physical presence or ___online notarization, this ____ day of ________________, _______.

____
Signature of Officer Administering Oath or of Notary Public

____
Print, Type, or Stamp Commissioned Name of Notary Public

Personally Known ☐ ***OR*** *Produced Identification* ☐

Type of Identification Produced ________________________________

- -

ACCEPTANCE

I accept the office listed in the above Oath of Office.

Mailing Address: ☐ Home ☐ Office

______________________________ ______________________________
Street or Post Office Box **Print Name**

______________________________ ______________________________
City, State, Zip Code **Signature**

DS-DE 56 (Rev. 02/20)

PRINT RESET

Egis Insurance & Risk Advisors

Is pleased to provide a

Proposal of Insurance Coverage for:

West Lake Community Development District

Please review the proposed insurance coverage terms and conditions carefully.

Written request to bind must be received prior to the effective date of coverage.

The brief description of coverage contained in this document is being provided as an accommodation only and is not intended to cover or describe all Coverage Agreement terms. For more complete and detailed information relating to the scope and limits of coverage, please refer directly to the Coverage Agreement documents. Specimen forms are available upon request.

About FIA

Florida Insurance Alliance ("FIA"), authorized and regulated by the Florida Office of Insurance Regulation, is a non-assessable, governmental insurance Trust. FIA was created in September 2011 at a time when a large number of Special Taxing Districts were having difficulty obtaining insurance.
Primarily, this was due to financial stability concerns and a perception that these small to mid-sized Districts had a disproportionate exposure to claims. Even districts that were claims free for years could not obtain coverage. FIA was created to fill this void with the goal of providing affordable insurance coverage to Special Taxing Districts. Today, FIA proudly serves and protects over 1,000 public entity members.

Competitive Advantage
FIA allows qualifying Public Entities to achieve broad, tailored coverages with a cost-effective insurance program. Additional program benefits include:

- Insure-to-value property limits with no coinsurance penalties
- First dollar coverage for "alleged" public official ethics violations
- Proactive in-house claims management and loss control department
- Risk management services including on-site loss control, property schedule verification and contract reviews
- Complimentary Property Appraisals
- Online Risk Management Education & Training portal
- Online HR & Benefits Support portal
- HR Hotline
- Safety Partners Matching Grant Program

How are FIA Members Protected?
FIA employs a conservative approach to risk management. Liability risk retained by FIA is fully funded prior to the policy term through member premiums. The remainder of the risk is transferred to reinsurers. FIA's primary reinsurers, Lloyds of London and Hudson Insurance Company, both have AM Best A XV (Excellent) ratings and surplus of $2Billion or greater.

In the event of catastrophic property losses due to a Named Storm (i.e., hurricane), the program bears no risk as all losses are passed on to the reinsurers.

What Are Members Responsible For?
As a non-assessable Trust, our members are only responsible for two items:

- Annual Premiums
- Individual Member Deductibles

FIA Bylaws prohibit any assessments or other fees.

Additional information regarding FIA and our member services can be found at www.fia360.org.

Quotation being provided for:

West Lake Community Development District
c/o Inframark
2005 Pan Am Circle Suite 300
Tampa, FL 33607

Term: **October 1, 2025 to October 1, 2026**

Quote Number: 1001251229

PROPERTY COVERAGE

SCHEDULE OF COVERAGES AND LIMITS OF COVERAGE

COVERED PROPERTY	
Total Insured Values –Building and Contents – Per Schedule on file totalling	$170,463
Loss of Business Income	$1,000,000
Additional Expense	$1,000,000
Inland Marine	
Scheduled Inland Marine	Not Included

It is agreed to include automatically under this Insurance the interest of mortgagees and loss payees where applicable without advice.

	Valuation	**Coinsurance**
Property	Replacement Cost	None
Inland Marine	Actual Cash Value	None

DEDUCTIBLES:	$2,500	Per Occurrence, All other Perils, Building & Contents and Extensions of Coverage.
	5 %	Total Insured Values per building, including vehicle values, for "Named Storm" at each affected location throughout Florida subject to a minimum of $10,000 per occurrence, per Named Insured.
	Per Attached Schedule	Inland Marine

Special Property Coverages		
Coverage	**Deductibles**	**Limit**
Earth Movement	$2,500	Included
Flood	$2,500 *	Included
Boiler & Machinery	$2,500	Included
TRIA		Included

*Except for Zones A & V (see Terms and Conditions) excess of NFIP, whether purchased or not

TOTAL PROPERTY PREMIUM **$2,045**

Extensions of Coverage

If marked with an "X" we will cover the following EXTENSIONS OF COVERAGE under this Agreement, These limits of liability do not increase any other applicable limit of liability.

(X)	Code	Extension of Coverage	Limit of Liability
X	A	Accounts Receivable	$500,000 in any one occurrence
X	B	Animals	$1,000 any one Animal $5,000 Annual Aggregate in any one agreement period
X	C	Buildings Under Construction	As declared on Property Schedule, except new buildings being erected at sites other than a covered location which is limited to $250,000 estimated final contract value any one construction project.
X	D	Debris Removal Expense	$250,000 per insured or 25% of loss, whichever is greater
X	E	Demolition Cost, Operation of Building Laws and Increased Cost of Construction	$500,000 in any one occurrence
X	F	Duty to Defend	$100,000 any one occurrence
X	G	Errors and Omissions	$250,000 in any one occurrence
X	H	Expediting Expenses	$250,000 in any one occurrence
X	I	Fire Department Charges	$50,000 in any one occurrence
X	J	Fungus Cleanup Expense	$50,000 in the annual aggregate in any one occurrence
X	K	Lawns, Plants, Trees and Shrubs	$50,000 in any one occurrence
X	L	Leasehold Interest	Included
X	M	Air Conditioning Systems	Included
X	N	New locations of current Insureds	$1,000,000 in any one occurrence for up to 90 days, except 60 days for Dade, Broward, Palm Beach from the date such new location(s) is first purchased, rented or occupied whichever is earlier. Monroe County on prior submit basis only
X	O	Personal property of Employees	$500,000 in any one occurrence
X	P	Pollution Cleanup Expense	$50,000 in any one occurrence
X	Q	Professional Fees	$50,000 in any one occurrence
X	R	Recertification of Equipment	Included
X	S	Service Interruption Coverage	$500,000 in any one occurrence
X	T	Transit	$1,000,000 in any one occurrence
X	U	Vehicles as Scheduled Property	Included
X	V	Preservation of Property	$250,000 in any one occurrence
X	W	Property at Miscellaneous Unnamed Locations	$250,000 in any one occurrence
X	X	Piers, docs and wharves as Scheduled Property	Included on a prior submit basis only

X	Y	Glass and Sanitary Fittings Extension	$25,000 any one occurrence
X	Z	Ingress / Egress	45 Consecutive Days
X	AA	Lock and Key Replacement	$2,500 any one occurrence
X	BB	Awnings, Gutters and Downspouts	Included
X	CC	Civil or Military Authority	45 Consecutive days and one mile

CRIME COVERAGE

Description	**Limit**	**Deductible**
Forgery and Alteration	Not Included	Not Included
Theft, Disappearance or Destruction	Not Included	Not Included
Computer Fraud including Funds Transfer Fraud	Not Included	Not Included
Employee Dishonesty, including faithful performance, per loss	Not Included	Not Included

Deadly Weapon Protection Coverage

Coverage	Limit	Deductible
Third Party Liability	$1,000,000	$0
Property Damage	$1,000,000	$0
Crisis Management Services	$250,000	$0

AUTOMOBILE COVERAGE

Coverages	Covered Autos	Limit	Premium
Covered Autos Liability	**8,9**	**$1,000,000**	**Included**
Personal Injury Protection	**N/A**		**Not Included**
Auto Medical Payments	**N/A**		**Not Included**
Uninsured Motorists including Underinsured Motorists	**N/A**		**Not Included**
Physical Damage Comprehensive Coverage	**N/A**	**Actual Cash Value Or Cost Of Repair, Whichever Is Less, Minus Applicable Deductible (See Attached Schedule) For Each Covered Auto, But No Deductible Applies To Loss Caused By Fire or Lightning.** See item Four for Hired or Borrowed Autos.	**Not Included**
Physical Damage Specified Causes of Loss Coverage	**N/A**	**Actual Cash Value Or Cost Of Repair, Whichever Is Less, Minus Applicable Deductible (See Attached Schedule) For Each Covered Auto For Loss Caused By Mischief Or Vandalism** See item Four for Hired or Borrowed Autos.	**Not Included**
Physical Damage Collision Coverage	**N/A**	**Actual Cash Value Or Cost Of Repair, Whichever Is Less, Minus Applicable Deductible (See Attached Schedule) For Each Covered Auto** See item Four for Hired or Borrowed Autos.	**Not Included**
Physical Damage Towing And Labor	**N/A**	**$0 For Each Disablement Of A Private Passenger Auto**	**Not Included**

GENERAL LIABILITY COVERAGE (Occurrence Basis)

Bodily Injury and Property Damage Limit	$1,000,000
Personal Injury and Advertising Injury	Included
Products & Completed Operations Aggregate Limit	Included
Employee Benefits Liability Limit, per person	$1,000,000
Herbicide & Pesticide Aggregate Limit	$1,000,000
Medical Payments Limit	$5,000
Fire Damage Limit	Included
No fault Sewer Backup Limit	$25,000/$250,000
General Liability Deductible	$0

PUBLIC OFFICIALS AND EMPLOYMENT PRACTICES LIABILITY (Claims Made)

Public Officials and Employment Practices Liability Limit	Per Claim	$1,000,000
	Aggregate	$2,000,000
Public Officials and Employment Practices Liability Deductible		$0

Supplemental Payments: Pre-termination $2,500 per employee - $5,000 annual aggregate.
Non-Monetary $100,000 aggregate.

<u>Cyber Liability sublimit included under POL/EPLI</u>

Media Content Services Liability
Network Security Liability
Privacy Liability
First Party Extortion Threat
First Party Crisis Management
First Party Business Interruption
Limit: $100,000 each claim/annual aggregate
Fraudulent Instruction: $25,000

FLORIDA INSURANCE ALLIANCE

PREMIUM SUMMARY

West Lake Community Development District
c/o Inframark
2005 Pan Am Circle Suite 300
Tampa, FL 33607

Term: **October 1, 2025 to October 1, 2026**

Quote Number: 1001251229

PREMIUM BREAKDOWN

Property (Including Scheduled Inland Marine)	$2,045
Crime	Not Included
Automobile Liability	Not Included
Hired Non-Owned Auto	Included
Auto Physical Damage	Not Included
General Liability	$2,915
Public Officials and Employment Practices Liability	$2,385
Deadly Weapon Protection Coverage	Included
TOTAL PREMIUM DUE	**$7,345**

IMPORTANT NOTE
Defense Cost - Outside of Limit, Does Not Erode the Limit for General Liability, Public Officials Liability, and Employment related Practices Liability.

Deductible does not apply to defense cost. Self-Insured Retention does apply to defense cost.

Additional Notes:

Optional Additional Coverage: $100,000 in Crime Coverage would result in an additional premium of $500.

FLORIDA INSURANCE ALLIANCE

PARTICIPATION AGREEMENT
Application for Membership in the Florida Insurance Alliance

The undersigned local governmental entity, certifying itself to be a public agency of the State of Florida as defined in Section 163.01, Florida Statutes, hereby formally makes application with the Florida Insurance Alliance ("FIA") for continuing liability and/or casualty coverage through membership in FIA, to become effective 12:01 a.m., 10/01/2025, and if accepted by the FIA's duly authorized representative, does hereby agree as follows:

(a) That, by this reference, the terms and provisions of the Interlocal Agreement creating the Florida Insurance Alliance are hereby adopted, approved and ratified by the undersigned local governmental entity. The undersigned local governmental entity certifies that it has received a copy of the aforementioned Interlocal Agreement and further agrees to be bound by the provisions and obligations of the Interlocal Agreement as provided therein;

(b) To pay all premiums on or before the date the same shall become due and, in the event Applicant fails to do so, to pay any reasonable late penalties and charges arising therefrom, and all costs of collection thereof, including reasonable attorneys' fees;

(c) To abide by the rules and regulations adopted by the Board of Directors;

(d) That should either the Applicant or the Fund desire to cancel coverage; it will give not less than thirty (30) days prior written notice of cancellation;

(e) That all information contained in the underwriting application provided to FIA as a condition precedent to participation in FIA is true, correct and accurate in all respects.

West Lake Community Development District

(Name of Local Governmental Entity)

DocuSigned by:

By: Kelly Evans
FDCDE1C9D0C24C7...
Signature

Kelly Evans
Print Name

Witness By: ____________________ Signature

____________________ Print Name

IS HEREBY APPROVED FOR MEMBERSHIP IN THIS FUND, AND COVERAGE IS EFFECTIVE October 1, 2025

By: ____________________
Administrator

FLORIDA INSURANCE ALLIANCE

PROPERTY VALUATION AUTHORIZATION

West Lake Community Development District
c/o Inframark
2005 Pan Am Circle Suite 300
Tampa, FL 33607

QUOTATIONS TERMS & CONDITIONS

1. Please review the quote carefully for coverage terms, conditions, and limits.
2. The coverage is subject to 25% minimum earned premium as of the first day of the "Coverage Period".
3. Total premium is late if not paid in full within 30 days of inception, unless otherwise stated.
4. Property designated as being within Flood Zone A or V (and any prefixes or suffixes thereof) by the Federal Emergency Management Agency (FEMA), or within a 100 Year Flood Plain as designated by the United States Army Corps of Engineers, will have a Special Flood Deductible equal to all flood insurance available for such property under the National Flood Insurance Program, whether purchased or not or 5% of the Total Insured Value at each affected location whichever the greater.
5. The Florida Insurance Alliance is a shared limit. The limits purchased are a per occurrence limit and in the event an occurrence exhaust the limit purchased by the Alliance on behalf of the members, payment to you for a covered loss will be reduced pro-rata based on the amounts of covered loss by all members affected by the occurrence. Property designated as being within.
6. Coverage is not bound until confirmation is received from a representative of Egis Insurance & Risk Advisors.

I give my authorization to bind coverage for property through the Florida Insurance Alliance as per limits and terms listed below.

☑	Building and Content TIV	$170,463	As per schedule attached
☐	Inland Marine	Not Included	
☐	Auto Physical Damage	Not Included	

Signature: DocuSigned by: Kelly Evans FDCDE1C9D0C24C7... Date: 9/8/2025

Name: Kelly Evans

Title: Chairman

FLORIDA INSURANCE ALLIANCE

Schedule Items Effective As of: 10/01/2025

Property Schedule

West Lake Community Development District

Policy No.: 1001251229
Agent: Egis Insurance Advisors LLC (Boca Raton, FL)

Unit #	Description / Address	Roof Shape	Roof Pitch	Year Built / Const Type	Eff. Date / Term Date	Building Value / Contents Value	Roof Covering	Covering Replaced	Roof Yr Blt	Total Insured Value
1	Monument Yellow Hornbill Ave. Wimauma FL 33598			2025 Masonry non combustible	10/01/2025 10/01/2026	$50,000				$50,000
2	6' Tan PVC Perimeter Fence (2,688LF) East & South Perimeter Wimauma FL 33598			2025 Property in the Open	10/01/2025 10/01/2026	$84,788				$84,788
3	6' Black Chain Link Fence w/2 Access Gates (2,435LF) NE Wetland Preservation Area Wimauma FL 33598			2025 Property in the Open	10/01/2025 10/01/2026	$35,675				$35,675

Total:	Building Value	Contents Value	Insured Value
	$170,463	$0	$170,463

Sign: DocuSigned by: Kelly Evans FDCDE1C9D0C24C7...

Print Name: Kelly Evans

Date: 9/8/2025

West Lake

COMMUNITY DEVELOPMENT DISTRICT

First Supplemental Engineer’s Report

Prepared for:

Board of Supervisors
West Lake Community Development District
Hillsborough County, Florida

Prepared by:

Christopher O’Kelley, P.E.
Clearview Land Design, P.L.
Tampa, Florida

September 2025

TABLE OF CONTENTS

EXHIBITS

WEST LAKE COMMUNITY DEVELOPMENT DISTRICT
FIRST SUPPLEMENTAL ENGINEER'S REPORT

PURPOSE

This report supplements the District Engineer's Report, dated September 2024 ("**Master Report**") for the purpose of describing the West Lake Community Development District (the "**District**") CIP to be known as the "**2025 Project**."

2025 PROJECT

The District's 2025 Project consists of the public infrastructure for the entire 79.37 acres within the District that is necessary for the development of what is known as "Phase 1 and Phase 2." A legal description and sketch for the District is included in **Exhibit C**.

Product Mix

Table 1 below shows the product types that will be part of the 2025 Project:

Table 1

Product Type	Total Units
40' wide single family detached lot	129
50' wide single family detached lot	93
18' wide townhomes	98
TOTAL	**320**

List of 2025 Project Improvements

The various improvements that are part of the overall CIP, including those that are part of the 2025 Project, are described in detail in the Master Report, and those descriptions are incorporated herein. The 2025 Project includes, generally stated, the following items: public roadway improvements, stormwater management, water and wastewater utilities, utility relocations including the differential cost of undergrounding electrical conduit, hardscape, landscape, irrigation and soft costs, etc. Also, the 2025 Project includes the offsite improvements, which includes roadway improvements, intersection improvements and utilities extensions within West Lake Drive and State Road 674.

Permitting & Construction Status

All necessary permits and approvals for the development of the 2025 Project have been obtained and include the following in the table below. The construction of the 2025 Project was initiated in 2023 and is ongoing. With the exception of the West Lake Drive and State Road 674 intersection improvements, approximately 95% of the 2025 Project has been completed. These intersection improvements are approximately 50% complete. The 2025 Project is anticipated to be fully completed by December 1, 2025.

Project / Permit Name	Permit Description	Permit No.	Approval Date	Expiration Date
West Lake Parcel	Hillsborough County PD	RZ-PD (21-0959)	6/2/2022	NA
Pippen Parcel	Hillsborough County PD	RZ-PD (22-0443)	10/17/2022	NA
West Lake Subdivision	Hillsborough County Preliminary Plat	Project ID# 6289	5/22/2022	NA
West Lake Subdivision	Hillsborough County Master Water & Sewer Plan	Project ID# 6289	1/23/2023	NA
West Lake Subdivision (Including Offsite Roadway & Traffic Signals)	Hillsborough County Construction Plan	Project ID# 6289, ROW-23-0000792S, NR(S) #6289	8/17/2023	8/17/2025
West Lake Subdivision	Hillsborough County Public Schools Concurrency	HCPS Project Number 869	10/28/2022	NA
West Lake Amenity Center, Entry Monument & Passive Parks	Hillsborough County Construction Plan	Project ID# 6289	5/31/2024	5/31/2026
West Lake Subdivision- Wetland Delineation	SWFWMD Petition for Formal Determination of Wetlands & OSWs	42045479.000	2/17/2022	2/17/2027
West Lake Subdivision	SWFWMD Environmental Resource Permit	43046510.000	5/26/2023	5/26/2028
West Lake Drive Phase 1A & Future Outparcel	SWFWMD Environmental Resource Permit	43046619.000	10/23/2023	10/23/2028
West Lake Drive Phase 1B	SWFWMD Environmental Resource Permit	43046619.003	12/18/2023	12/18/2028
West Lake Drive Phase 2	SWFWMD Environmental Resource Permit	43046619.001	9/11/2023	9/11/2028
US Fish and Wildlife Service	Listed Species Avoidance	West Lake Project Site, Hillsborough County, FL	12/17/21	12/17/2023
SR 674 Water Main	FDOT Utility Permit	2023.H-796-0093	12/13/2023	
SR 674 Force Main	FDOT Utility Permit	2023-H-796-00235	5/16/2024	
SR 674 @ West Lake	FDOT Construction Agreement	2022-C-796-00019	5/7/2024	
West Lake Subdivision	Health Dept. Water System Permit	0125332-2275-DSGP DEP	2/7/2024	2/7/2029
West Lake Drive Water Main	Health Dept. Water System Permit	0125332-2274-DSGP DEP	2/5/2024	2/5/2029
West Lake Subdivision	EPC Wastewater System Permit	0444197-001-DWC	2/1/2024	1/31/2029

West Lake Drive Force Main	EPC Wastewater System Permit	0444197-002-DWC	2/1/2024	1/31/2029
West Lake	EPC Wetland Impact Authorization	76245	6/16/2023	6/16/2028
West Lake Phase 1	Final Plat	Plat Book 147, Pages 131-142	5/9/2024	NA
West Lake Phase 2	Final Plat	Plat Book 148, Pages 157-170	1/14/2025	NA
West Lake	FDEP State 404 Program	File No. 0432127-001-SFG, Hillsborough County	11/17/2023	12/22/2025

Opinion Of Probable Construction Costs & O&M Responsibilities

Table 2 below presents, among other things, the Opinion of Probable Cost for the 2025 Project. It is our professional opinion that the costs set forth in Table 2 are reasonable and consistent with market pricing, both for 2025 Project.

Table 2

Improvement	Estimated Cost	Financing Entity	Operation & Maintenance Entity
Roadway Improvements, including Traffic Signals & Earthwork (Excluding Lots)	$7,725,217.96	CDD	County
Stormwater Management System	$5,061,630.18	CDD	CDD / County
Water Distribution System	$5,111,432.44	CDD	County
Sewer Wastewater Collection System	$4,123,572.89	CDD	County
Utility Relocations	$1,100,000.00	CDD	County
Hardscape, Landscape & Irrigation System	$625,000.00	CDD	CDD
Subtotal	$23,746,853.37	CDD	N/A
Professional Services & Fees	$3,562,028.01	CDD	N/A
Contingency (10%)	$2,374,685.34	As above	As above
TOTAL	**$29,683,566.72**		

a. The probable costs estimated herein do not include anticipated carrying cost, interest reserves or other anticipated CDD expenditures that may be incurred.
b. The developer reserves the right to finance any of the improvements outlined above, and have such improvements owned and maintained by a property owner's or homeowner's association, in which case such items would not be part of the CIP.
c. The District may enter into an agreement with a third-party, or an applicable property owner's or homeowner's association, to maintain any District-owned improvements, in a form acceptable to the District's bond counsel.

d. The CDD will be responsible for the operation and maintenance of sidewalks and landscaping within non-County rights-of-way and within the boundaries of the District, all pursuant to Hillsborough County requirements.
e. Hillsborough County Utilities will only maintain utility lines in public rights-of-way or County-owned easements.
f. Curb and gutter for the roadway improvements are not counted twice in connection with the stormwater costs.

CONCLUSION

The CIP has been platted, designed and permitted in accordance with current governmental regulations and requirements. Construction has commenced in Phase 1 and Phase 2 and significant progress has been reported. There is no reason to believe the construction of the remainder of the 2025 Project will not be obtained by the anticipated dates mentioned above. The CIP will serve its intended function so long as the construction is completed in substantial compliance with the design.

It is further our opinion that:

- the estimated cost to the 2025 Project as set forth herein is reasonable based on prices currently being experienced in the jurisdiction in which the District is located, and is not greater than the lesser of the actual cost of construction or the fair market value of such infrastructure.

- All of the improvements comprising the CIP are required by applicable development approvals issued pursuant to Section 380.06, Florida Statutes;

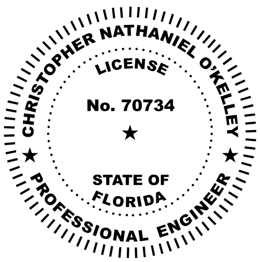
- the CIP is feasible to construct, there are no technical reasons existing at this time that would prevent the implementation of the CIP, and it is reasonable to assume that all necessary regulatory approvals have been obtained; and

- the assessable property within the District will receive a special benefit from the CIP that is at least equal to such costs.

As described above, this report identifies the benefits from the 2025 Project, special and peculiar, to all lands within the District. The general public, property owners outside of the District will benefit from the provisions of the District's CIP; however, these are incidental to the District's 2025 Project, which is designed solely to provide special benefits peculiar to property within the District. Special and peculiar benefits accrue to property within the District and enables properties within its boundaries to be developed.

The 2025 Project will be owned by the District or other governmental units and such 2025 Project is intended to be available and will reasonably be available for use by the general public (either by being part of a system of improvements that is available to the general public or is otherwise available to the general public) including nonresidents of the District. All of the 2025 Project is or will be located on lands owned or to be owned by the District or another governmental entity or on perpetual easements in favor of the District or other governmental entity. The 2025 Project, and any cost estimates set forth herein, do not include any earthwork, grading or other improvements on private lots or property. The District will pay the lesser of the cost of the components of the 2025 Project or the fair market value.

Please note that the 2025 Project as presented herein is based on current plans and market conditions which are subject to change. Accordingly, the 2025 Project, as used herein, refers to sufficient public infrastructure of the kinds described herein (i.e., stormwater/floodplain management, sanitary sewer, potable water, etc.) to support the development and sale of the planned residential units in the District, which (subject to true-up determinations) number and type of units may be changed with the development of the site. Stated differently, during development and implementation of the public infrastructure improvements as described for the District, it may be necessary to make modifications and/or deviations for the plans, and the District expressly reserves the right to do so.



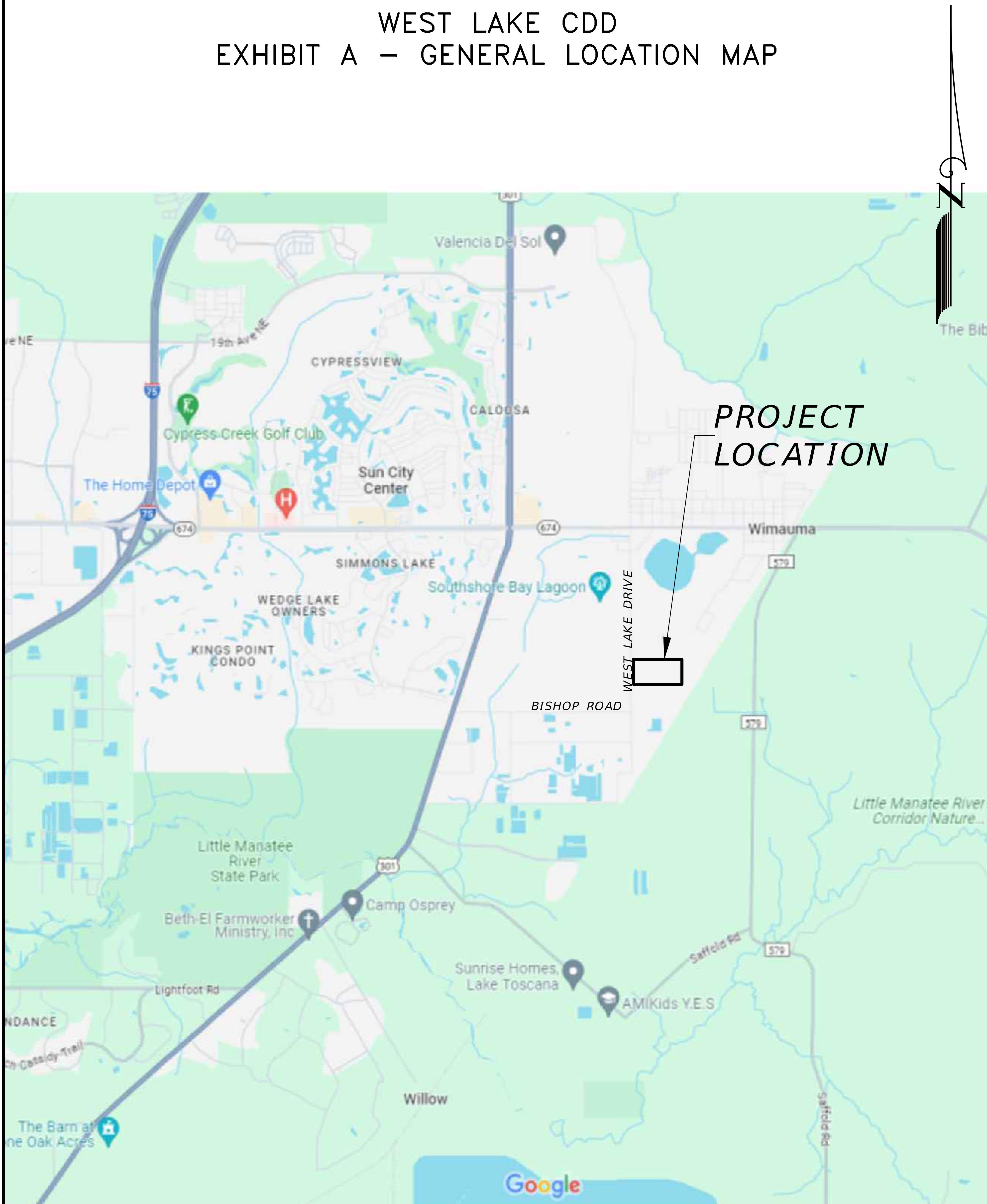
Christopher O'Kelley, P.E 9/8/2025
FL Registration No. 70734

This item has been digitally signed and sealed by CHRISTOPHER N. O'KELLEY P.E. on the date adjacent to the seal. Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

EXHIBIT A

GENERAL LOCATION MAP

WEST LAKE CDD
EXHIBIT A – GENERAL LOCATION MAP



This Sketch Prepared For: *WEST LAKE CDD*

REVISIONS				
Description	Date	Dwn.	Ck'd	Order No.

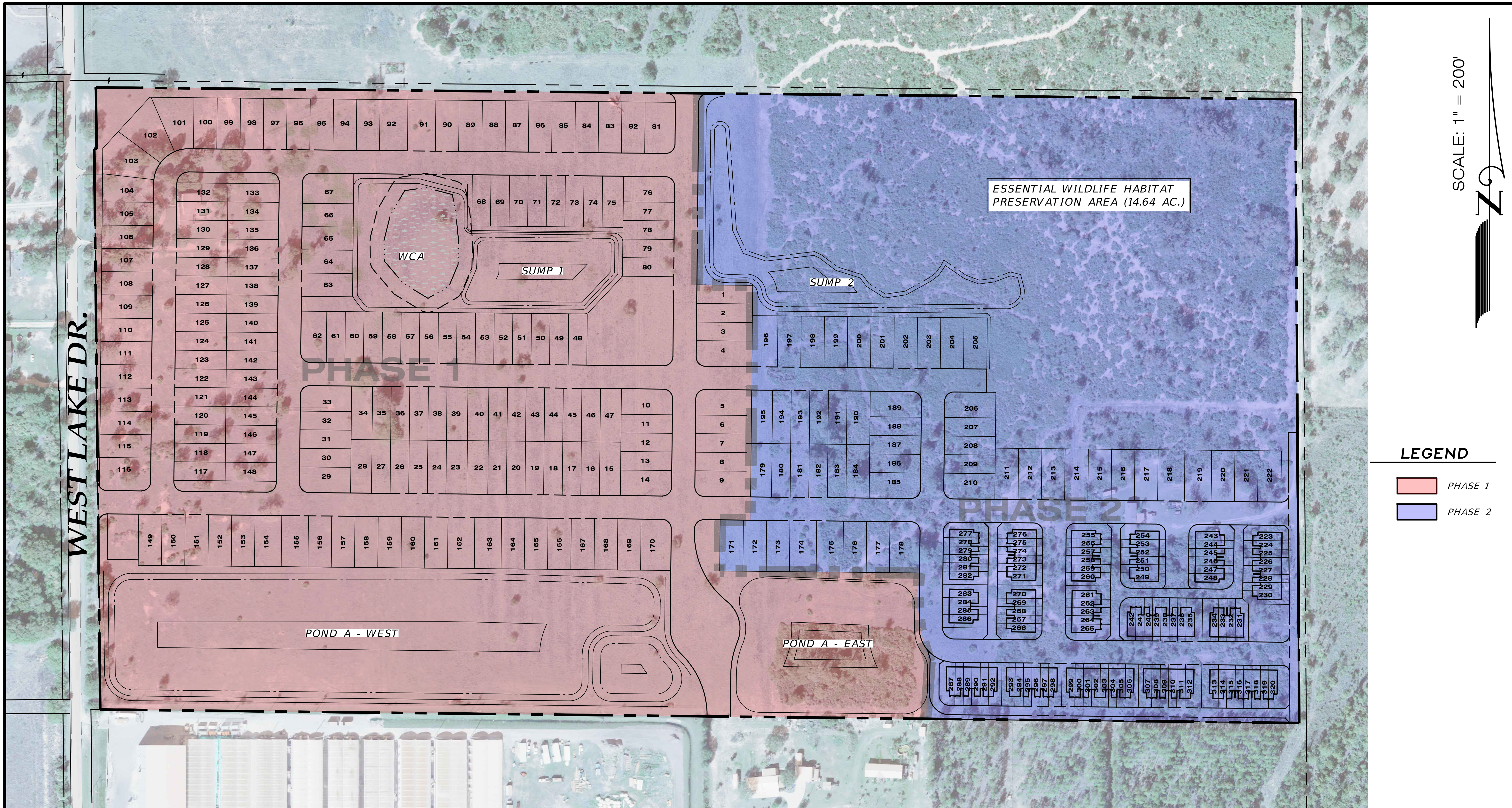
SHEET NO. 1 OF 1

Clearview Land Design, P.L.
Registered Business No. ry28858
CIVIL ENGINEERING
PLANNING
LANDSCAPE ARCHITECTURE
3010 W Azeele St, Suite 150
Tampa, Florida 33609
Phone: 813-223-3919
FAX: 813-223-3975
www.clearviewland.com

Drawn: cno	Checked: cno	Order No.: CDD-WL-001
Date: 2-15-2024	Dwg: CDD EXHIBITS	
SECTION 16-TOWNSHIP 32S-RANGE 20E		

EXHIBIT B

SITE PLAN



WEST LAKE CDD
EXHIBIT B

This Sketch Prepared For: WEST LAKE CDD

REVISIONS				
Description	Date	Dwn.	Ck'd	Order No.

SHEET NO. 1 OF 1

Clearview Land Design, P.L.
Registered Business No. ry28858
CIVIL ENGINEERING
PLANNING
LANDSCAPE ARCHITECTURE
3010 W Azeele St, Suite 150
Tampa, Florida 33609
Phone: 813-223-3919
FAX: 813-223-3975
www.clearviewland.com

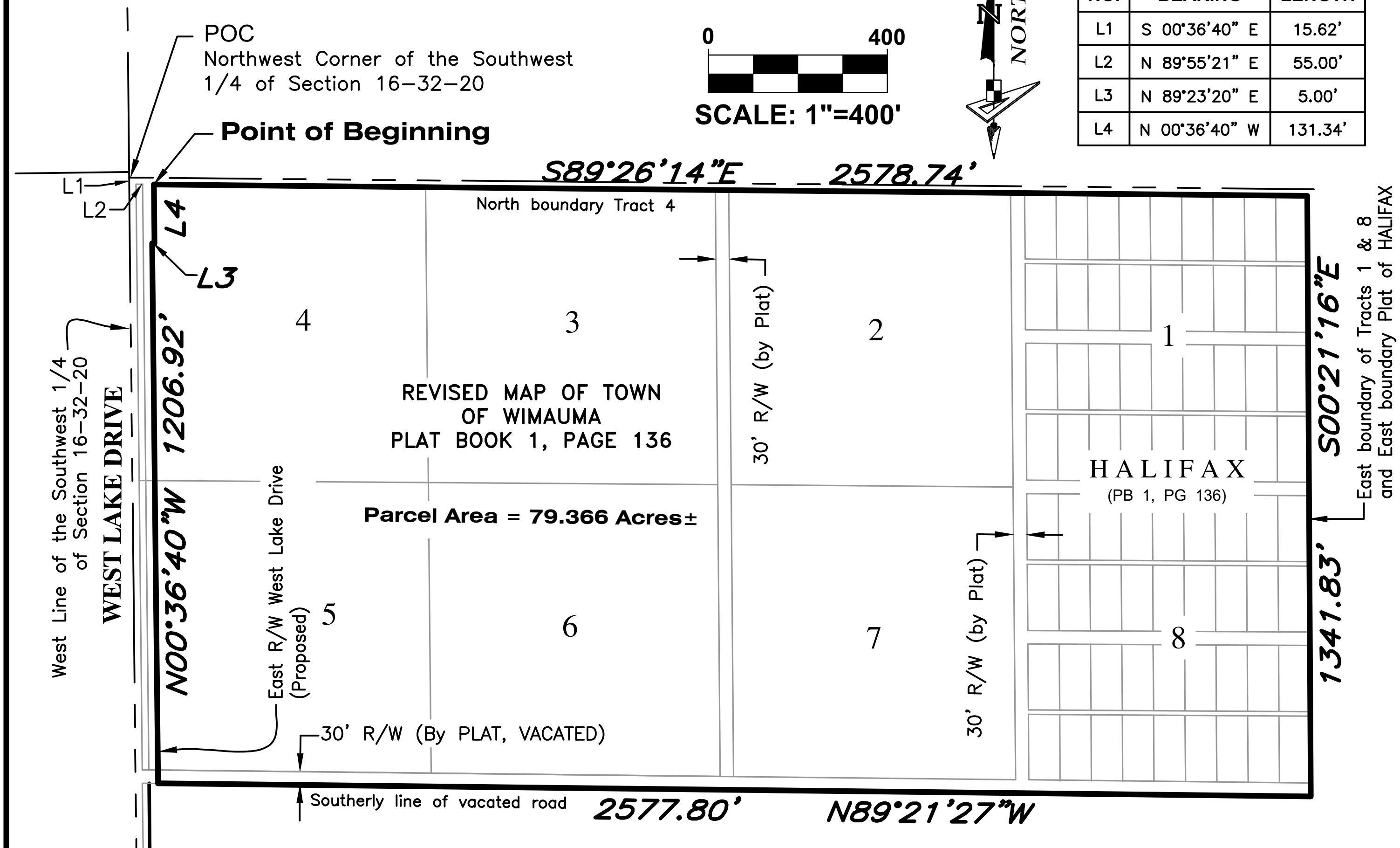
Drawn: cno	Checked: cno	Order No.: CDD-WL-001
Date: 9-3-2025	Dwg: CDD EXHIBITS	
SECTION 16-TOWNSHIP 32S-RANGE 20E		

EXHIBIT C

DESCRIPTION SKETCH

Description Sketch
(Not A Survey)

LINE DATA TABLE		
NO.	BEARING	LENGTH
L1	S 00°36'40" E	15.62'
L2	N 89°55'21" E	55.00'
L3	N 89°23'20" E	5.00'
L4	N 00°36'40" W	131.34'



DESCRIPTION: West Lake CDD (Prepared by GeoPoint Surveying, Inc.)

Tracts 1 through 8 inclusive and right-of-ways thereof, in the Southwest 1/4 of Section 16, Township 32 South, Range 20 East of **DAVIS & DOWDELL ADDITION TO TOWN OF WIMAUMA**, and Plat of **HALIFAX**, as recorded in Plat Book 1, page 136, of the Public Records of Hillsborough County, Florida, all being more particularly described as follows:

COMMENCE at the Northwest corner of the Southwest 1/4 of said Section 16, run thence along the West line of the Southwest 1/4 of said Section 16, S.00°36'40"E., a distance of 15.62 feet; thence leaving said West line, N.89°55'21"E., a distance of 55.00 feet to the **POINT OF BEGINNING**, thence along the North boundary of Tracts 1 through 4, **REVISED MAP OF TOWN OF WIMAUMA**, according to the map or plat thereof, recorded in Plat Book 1, Page 136 of the Public Records of Hillsborough County, Florida, S.89°26'14"E., a distance of 2,578.74 feet to the East boundary of said Tract 1, thence along said East boundary also the East boundary of Tract 8 and East boundary of said Plat of **HALIFAX**, respectfully, S.00°21'16"E., a distance of 1,341.83 feet; to the Southerly line of a vacated road, thence along said Southerly line N.89°21'27"W., a distance of 2,577.80 feet to the East right-of-way line of West Lake Drive (proposed), thence along said East right=of-way line, N.00°36'40"W., a distance of 1,206.92 feet; thence N.89°23'20"E., a distance of 5.00 feet; thence N.00°36'40"W., a distance of 131.34 feet to the **POINT OF BEGINNING**.

SURVEYOR'S NOTE:

1) Bearings shown hereon are based on the West Line of the Southwest 1/4 of Section 16, Township 32 South, Range 20 East, having a Grid bearing of S.00°36'40"E. The Grid Bearings as shown hereon refer to the State Plane Coordinate System, North American Horizontal Datum of 1983 (NAD 83-2011 Adjustment) for the West Zone of Florida.

2) This Description and Sketch has been electronically signed and sealed pursuant to Rule 5J-17.062, Section 472.027 of the Florida Statutes. The seal appearing on this document was authorized by John D. Weigle, LS5246. Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

LEGEND

(D) ---------Per Deed
(P) ---------Per Plat
POC--------Point of Commencement
O.R.-------Official Records Book
POB--------Point of Beginning
R/W --------Right-Of Way

PROJECT: WEST LAKE DRIVE
PHASE: DS CDD PARCEL
DRAWN: DMM | DATE: 11/13/23 | CHECKED BY: JDW/BC

Prepared For: LENNAR

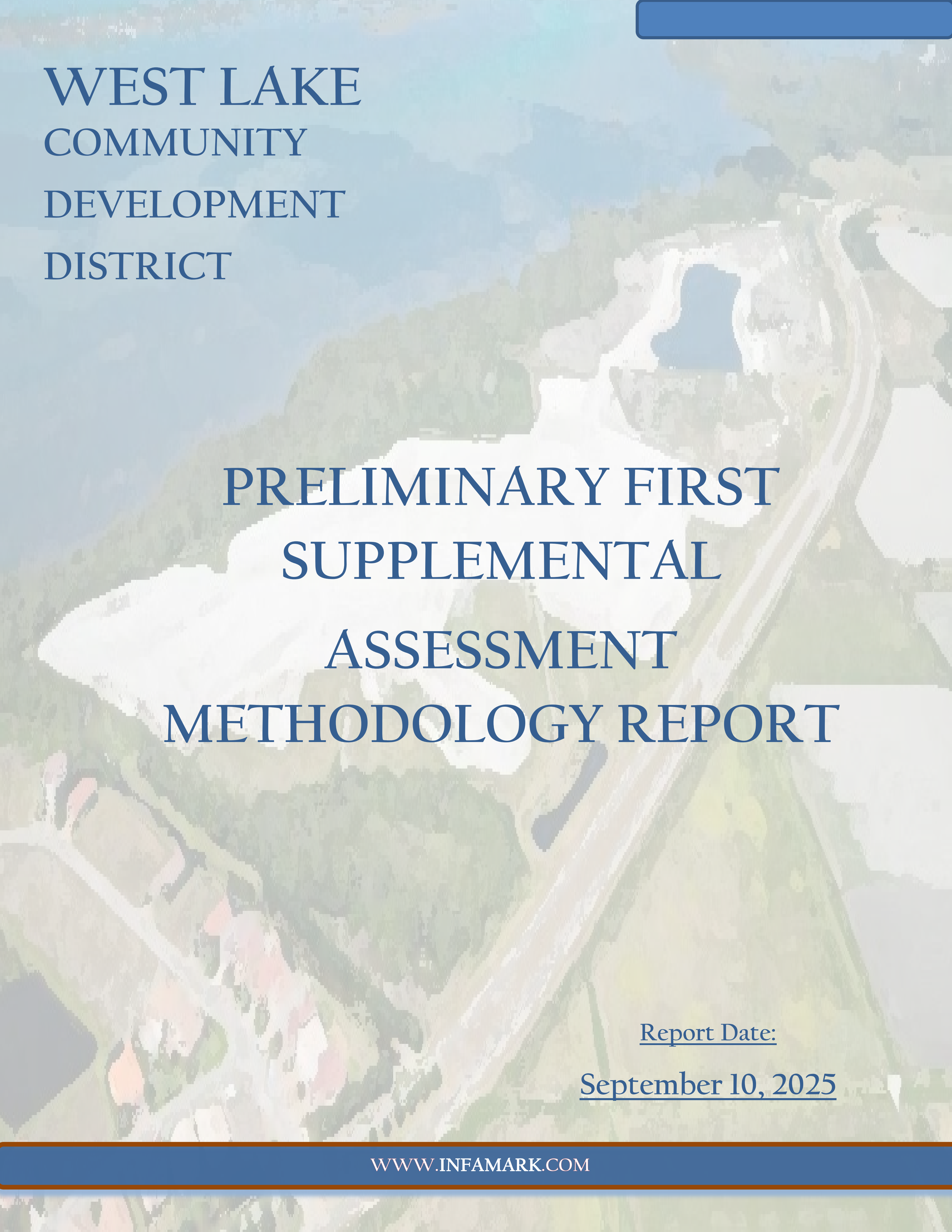
REVISIONS

DATE	DESCRIPTION	DRAWN BY

John D. Weigle
FLORIDA PROFESSIONAL SURVEYOR & MAPPER NO. LS5246

213 Hobbs Street
Tampa, Florida 33619
Phone: (813) 248-8888
Licensed Business No.: LB 7768
GeoPoint Surveying, Inc.

FILE PATH: P:\WEST LAKE DRIVE\WEST LAKE DRIVE RW\DESCRIPTION SKETCH\WEST_LAKE-BNDY_COMPOSITE-DS.DWG LAST SAVED BY: JWEIGLE



WEST LAKE
COMMUNITY DEVELOPMENT DISTRICT

PRELIMINARY FIRST SUPPLEMENTAL ASSESSMENT METHODOLOGY REPORT

Report Date:

September 10, 2025

TABLE OF CONTENTS

I. INTRODUCTION

This West Lake Community Development District *Preliminary First Supplemental Assessment Methodology Report* (the "First Supplemental Report") serves to apply the basis of benefit allocation and assessment methodology in accordance with the Master Assessment Methodology Report (the "Master Report") dated September 25, 2024. This Preliminary First Supplemental Report is specifically to support the issuance of the Bonds (as defined below), which will fund a portion of the District's Capital Infrastructure Program.

II. DEFINED TERMS

"Assessable Property" – all property within the District that receives a special benefit from the CIP.

"Capital Improvement Program" (CIP) – The public infrastructure development program outlined by the Engineer's Report.

"Developer" – Lennar Homes LLC.

"Development" – The end-use configuration of Platted Units and Product Types for Unplatted Parcels within the District.

"District" – West Lake Community Development District containing 79.37 gross acres in Hillsborough County, Florida.

"Engineer's Report" – *First Supplemental Engineers Report,* dated September 2025.

"Equivalent Assessment Unit" (EAU) – A weighted value assigned to dissimilar residential lot product types to differentiate the benefit and lien values assignment.

"Master Report" or "Report" – The *Master Assessment Methodology Report,* dated September 25, 2024, as provided to support benefit and maximum assessments on private developable property within the District.

"Platted Units" – private property subdivided as a portion of gross acreage by virtue of the platting process.

"Product Type" – Classification assigned by the Developer to dissimilar lot products and sizes for the development of the vertical construction.

"2025 Project" – the portion of the CIP to be financed with the herein defined Bonds

"Unplatted Parcels" – gross acreage intended for subdivision and platting pursuant to the Development plan.

"Unit(s)" – A planned or developed residential lot assigned a Product Type classification by the District Engineer.

III. OBJECTIVE

The objective of this Preliminary First Supplemental Assessment Methodology Report is to:

A. Allocate a portion of the costs of the CIP to the 2025 Project;

B. Refine the benefits, as initially defined in the Master Report, to the assessable properties within the District that will be assessed because of the issuance of the Bonds (as herein defined);

C. Determine a fair and equitable method of spreading the associated costs to the benefiting properties within the District and ultimately to the individual units therein; and

D. Provide a basis for the placement of a lien on the assessable lands within the District that benefits from the 2025 Project, as outlined by the Engineer's Report.

The basis of benefit received by properties within the District relates directly to the 2025 Project allocable to Assessable Property within the District. It is the District's CIP that will create the public infrastructure that enables the assessable properties within the District to be developed and improved. Without these public improvements, which include off-site improvements, stormwater, utilities (water and sewer), roadways, landscape, and hardscape, the development of land within the District could not be undertaken within the current legal development standards. This First Supplemental Report applies the methodology described in the Master Report to assign assessments to assessable properties within the District because of the benefit received from the CIP and assessments required to satisfy the repayment of the Bonds by benefiting assessable properties.

The District will issue its Special Assessment Bonds, Series 2025 (the "Bonds") to finance the construction and/or acquisition of a portion of the CIP, representing the 2025 Project, which will provide special benefit to the assessable parcels within the District after platting. The Bonds will be repaid from and secured by non-ad valorem assessments levied on those properties benefiting from the improvements within the District representing the 2025 Project. Non-ad valorem assessments will be collected each year to provide the funding necessary to remit Bond debt service payments and to fund operations and maintenance costs related to the capital improvements maintained by the District.

In summary, this Preliminary First Supplemental Report will determine the benefit, apportionment, and financing structure for the Bonds to be issued by the District per Chapters 170, 190, and 197, Florida Statutes, as amended, to establish a basis for the levying and collecting of special assessments based on the benefits received and is consistent with our understanding and experience with case law on this subject(the Series 2025 Special Assessment).

IV. DISTRICT OVERVIEW

The District area encompasses 79.37 acres and is located in Hillsborough County, Florida, within Sections 18 and 19, Township 31 South, and Range 20 East. The primary developer of the Assessable Properties within the District is Lennar Homes, LLC (the "Developer"), who has created the overall development plan for the CIP as outlined and supported by the Engineer's Report. The development plan for the District contemplates 320 single-family lots (the "Development Plan"). The public improvements described in the Engineer's Report include off-site improvements, stormwater, utilities (water and sewer), roadways, and landscape/hardscape.

V. CAPITAL IMPROVEMENT PROGRAM (CIP)

The District and Developer are undertaking the responsibility of providing the public infrastructure necessary to develop the CIP of the District. As designed, the CIP represents the total CIP in an integrated system of facilities. Each infrastructure facility works as a system to provide special benefits to assessable lands within the District. The drainage and surface water management system is an example of a system that provides benefits to all planned residential lots within the District. As a system of improvements, all privately benefiting landowners within the District benefit the same from the first few feet of pipe as they do from the last few feet. The stormwater management system is an interrelated facility which, by its design and interconnected control structures, provides a consistent level of protection to the entire development program, and thus all landowners within the District will benefit from such improvement.

The District Engineer has identified the infrastructure, and respective costs, to be acquired and/or constructed as the CIP. The CIP includes off-site improvements, stormwater, utilities (water and sewer), roadways, amenities, landscape, and hardscape. The cost of the CIP is estimated to be $29,683,567, of which approximately $4,933,358, representing the 2025 Project, will be funded by the issuance of the Bonds as generally described within Tables 2 and 3 of this Preliminary First Supplemental Report with further detail provided in the Engineer's Report.

VI. DETERMINATION OF SPECIAL ASSESSMENT

There are three main requirements for valid special assessments. The first requirement demands that the improvements to benefited properties, for which special assessments are levied, be implemented for an approved and assessable purpose (F.S. 170.01). As a second requirement, special assessments can only be levied on those properties specifically benefiting from the improvements (F.S. 170.01). Thirdly, the special assessments allocated to each benefited property cannot exceed the proportional benefit to each parcel (F.S. 170.02).

The CIP contains a "system of improvements" for the Development except for common improvements which benefit the entire District; all of which are for an approved and assessable purpose (F.S. 170.01) which satisfies the first requirement for a valid special assessment, as described above. Additionally, the public improvements will result in all private developable properties receiving a direct and specific benefit, thereby making those properties legally subject to assessments (F.S. 170.01), which satisfies the second requirement above. Finally, the specific benefit to the properties is equal to or exceeds the cost of the assessments to be levied on the benefited properties (F.S. 170.02), which satisfies the third requirement above.

The first requirement for determining the validity of a special assessment is plainly demonstrable. Eligible improvements are found within the list provided in F.S. 170.01. However, certifying compliance with the second and third requirements necessary to establish a valid special assessment requires a more analytical examination. As required by F.S. 170.02 and described in the next section entitled "Allocation Methodology," this approach involves identifying and assigning value to specific benefits being conferred upon the various benefitting properties, while confirming the value of these benefits exceeds the cost of providing the improvements. These special benefits include, but are not limited to, the added use of the property added enjoyment of the property, the probability of decreased insurance premiums, and the probability of increased marketability and value of the property. The Development Plan for the CIP contains a mix of townhome and single-family home sites. The method of apportioning benefit to the planned product mix can be related to development density and intensity where it "equates" the estimated benefit conferred to a specific single-family unit type. This is being done to implement a fair and equitable method of apportioning benefits.

The second and third requirements are the key elements in defining a valid special assessment. A reasonable estimate of the proportionate special benefits received from the CIP are demonstrated in the calculation of an equivalent assessment unit (EAU), further described in the next section.

The determination has been made that the duty to pay the non-ad valorem special assessments is valid based on the special benefits imparted upon the benefiting property. These benefits are derived from the acquisition and/or construction of the District's CIP. The allocation of responsibility for the payment of special assessments, being associated with the special assessment liens encumbering the CIP, has been apportioned according to a reasonable estimate of the special benefits provided, consistent with each land use category. Accordingly, no acre or parcel of property within the boundary of the CIP within the District will be assessed for the payment of any special assessments greater than the determined special benefit particular to that property.

Property within the District that currently is not, or upon future development, will not be subject to the special assessments including publicly owned (State/County/CDD) tax-exempt parcels such as lift stations, road rights-of-way, waterway management systems, common areas, and certain lands/amenities owned by the Developer and other community property. To the extent it is later determined that the property no longer qualifies for an exemption, the Series 2025 Assessments will be apportioned and levied on an EAU factor proportionate to lot product average front footage.

VII. ALLOCATION METHODOLOGY

Table 1 outlines EAUs assigned for residential product types under the current Development Plan for the CIP. If future assessable property is added or product types are contemplated, this Report will be amended to reflect such change.

The method of benefit allocation is based on the special benefit received from infrastructure improvements relative to the benefiting of Assessable Property by use and size in comparison to other Assessable Property within the District. According to F.S. 170.02, the methodology by which special assessments are allocated to specifically benefited property must be determined and adopted by the governing body of the District. This alone gives the District latitude in determining how special assessments will be allocated to specific assessable properties. The CIP benefit for the District and special assessment allocation rationale is detailed herein and provides a mechanism by which these costs, based on a determination of the estimated level of benefit conferred by the CIP, are apportioned to the Assessable Property within the District for levy and collection. The allocation of benefits and maximum assessments associated with the CIP are demonstrated in Table 4A and 4B. The Developer may choose to pay down or contribute infrastructure on a portion or all the long-term assessments as evaluated on a per-parcel basis, thereby reducing the annual debt service assessment associated with any series of bonds.

VIII. ASSIGNMENT OF ASSESSMENTS

This section sets out how special assessments will be assigned and establish a lien on land within the District. The Bonds will be secured by the Series 2025 Assessments which will be levied on Assessable Properties located within the CIP Area in accordance with table 5. According to Section 193.0235, Florida Statutes, certain privately or publicly owned "common elements" such as clubhouses, amenities, lakes, and common areas for community use and benefit are exempt from non-ad valorem assessments and liens regardless of the private ownership.

It is useful to consider three distinct states or conditions of development within a community. The initial condition is the "undeveloped state". At this point, the infrastructure may or may not be installed and none of the units in the Development plan have been platted. This condition exists when the infrastructure program is financed before any development. In the undeveloped state, all the lands within the District is assumed to receive benefit from the CIP and all of the Assessable Property would be assessed to repay the Bonds. While the land is "undeveloped," special assessments will be assigned on an equal acre basis across all the gross acreage within the CIP of the District. Debt will not be solely assigned to parcels that have development rights but will and may be assigned to undevelopable parcels to ensure the integrity of development plans, rights, and entitlements.

The second condition is "on-going development". At this point, if not already in place, the installation of infrastructure has begun. Additionally, the Development plan has started to take shape. As lands subject to special assessments are platted and fully developed, they are assigned specific special assessments with the estimated benefit that each platted unit within the District receives from the CIP, with the balance of the debt assigned on a per gross acre basis as described in the preceding paragraph. Therefore, each fully developed, platted unit would be assigned a Maximum Assessment according to its Product Type classification as outlined in Tables 5. If the land is sold in bulk to a third party before platting, then the District will assign the Series 2025 Assessments based upon the development rights conveyed and/or assigned to such parcel in the land sale based on the equivalent assessment unit (EAU) factors outlined in the Assessment Methodology. As of the date of this report, all 320 lots have been platted.

The third condition is the "completed development state." In this condition, all the Assessable Property within the Development plan has been platted and the total par value of the Bonds has been assigned as specific assessments to each of the platted lots within the portion of the District representing 318.75 EAUs.

IX. FINANCING INFORMATION

The District will finance a portion the CIP through the issuance of Bonds secured ultimately by benefiting properties within the District. Several items will comprise the bond sizing such as capitalized interest, a debt service reserve, issuance costs, and rounding as shown in Table 3.

X. TRUE-UP MODIFICATION

The Series 2025 Assessments allocated and levied to a parcel may be prepaid in full at any time, without penalty. Notwithstanding the preceding provisions, the District does not waive the right to assess penalties which would otherwise be permissible if the parcel being prepaid is subject to an assessment delinquency.

Because this methodology assigns defined, fixed assessments to platted units, the District's Series 2025 Assessment program is predicated on the development of lots in the manner described in Table 5. If there is a change to the plan that results in a net decrease in the overall principal amount of the Series 2025 Assessments able to be assigned to the units described in Table 1, then a True-up or principal reduction payment will be required to correct the deficiency.

All assessments levied run with the land, and it is the responsibility of the District to enforce the true-up provisions and collect any required true-up payments due. The District will not release any liens on property for which true-up payments are due, until provision for such payment has been satisfactorily made. All lots have been planted and would only be applicable if re-platted.

XI. ADDITIONAL STIPULATIONS

Inframark LLC was retained by the District to prepare a methodology to fairly allocate the special assessments related to the District's CIP. Certain financing, development, and engineering data was provided by members of the District Staff and/or the Developer. The allocation Methodology described herein was based on information provided by those professionals. Inframark LLC makes no representations regarding said information transactions beyond the restatement of the information necessary for the compilation of this report. For additional information on the Bond structure and related items, please refer to the Offering Statement associated with this transaction.

Inframark LLC does not represent the District as a Municipal Advisor or Securities Broker nor is Inframark registered to provide such services as described in Section 15B of the Securities and Exchange Act of 1934, as amended. Similarly, Inframark does not provide the District with financial advisory services or offer investment advice in any form.

TABLE 1

Planned Development Program, Product Types and Assignment of Equivalent Assessment Units (EAUs)

2025 PROJECT AREA DEVELOPMENT PROGRAM			
2025 PROJECT AREA - SERIES 2025 BONDS			
PRODUCT TYPE	EAU FACTOR	TOTAL UNITS	TOTAL EAUs
Townhomes	0.75	98	73.50
Single Family 40	1.00	129	129.00
Single Family 50	1.25	93	116.25
TOTAL		320	318.75

Table 1 Notations:
1) EAU factors assigned based on product type as identified by District Engineer and do not reflect front footage of planned lots.
2) Any development plan changes will require recalculations pursuant to the true-up provisions within this Report.

TABLE 2

CAPITAL IMPROVEMENT PROGRAM COSTS		
ASSESSMENT AREA ONE- 2025 PROJECT		
ITEM	AA1 - 2025	TOTAL
Roads, Drainage, Traffic Signals & Earthwork (Excluding Lots)	$12,786,848.04	$12,786,848.04
Water Distribution System	$5,111,432.44	$5,111,432.44
Wastewater Collection System	$4,123,572.89	$4,123,572.89
Utility Relocations	$1,100,000.00	$1,100,000.00
Landscape & Hardscape	$625,000.00	$625,000.00
Professional and Permit Fees	$3,562,028.01	$3,562,028.01
Contingency	$2,374,685.34	$2,374,685.34
	$29,683,566.72	**$29,683,566.72**
	Proceeds from Series 2025 Bonds	**$4,933,357.50**
	Developer/Other Sources	**$24,750,209.22**

Table 2 Notations:

Cost based on values provided within the April 14, 2025, First Supplemental Engineer's Report.

*Offsite Utility improvements will be funded by the Developer/Other Sources and not from net proceeds of the Series 2025 Bonds

* Preliminary and subject to change

WESTLAKE
COMMUNITY DEVELOPMENT DISTRICT
CDD ASSESSMENT ANALYSIS

FINANCING INFORMATION - SERIES 2025 LONG TERM BONDS*

Average Coupon Rate		6.15%
Term (Years)		30
Principal Amortization Installments		30
ISSUE SIZE		**$5,515,000**
General Construction Fund		$4,933,358
Capitalized Interest	6	$169,586
Debt Service Reserve Fund	25%	$101,756
Underwriter's Discount	2%	$110,300
Cost of Issuance		$200,000
ANNUAL ASSESSMENT		
Annual Debt Service (Principal plus Interest)		$407,025
Collection Costs and Discou	6.0%	$25,980
TOTAL ANNUAL ASSESSMENT		**$433,005**

*Bond information is preliminary and subject to final pricing. Annual Assessment is net of collection cost and prepayment discounts.

Table 4A

CIP DEVELOPMENT PROGRAM *NET* COST/BENEFIT ANALYSIS						
					NET BENEFIT	
PRODUCT TYPE	PER UNIT EAU	TOTAL EAUs	% OF EAUS	UNITS	PRODUCT TYPE	UNIT
Townhomes	0.750	73.50	23.06%	98	$6,844,681	$69,844
Single Family 40	1.000	129.00	40.47%	129	$12,013,114	$93,125
Single Family 50	1.250	116.25	36.47%	93	$10,825,771	$116,406
		318.75	**100%**	**320**	**$29,683,567**	

Table 4B

CIP DEVELOPER CONTRIBUTIONS				
		PER PRODUCT TYPE		
PRODUCT TYPE	UNITS	NET BENEFIT	DEVELOPER CONTRIBUTION	NET FINANCED AMOUNT
Townhomes	98	$6,844,681.27	$5,775,650.79	$1,069,030.48
Single Family 40	129	$12,013,114.06	$9,980,501.68	$2,032,612.38
Single Family 50	93	$10,825,771.39	$8,994,056.75	$1,831,714.64
	320	**$29,683,566.72**	**$24,750,209.22**	**$4,933,357.50**

Table 5

2025 PROJECT AREA DEVELOPMENT PROGRAM ASSIGNMENT OF SERIES 2025 BOND ASSESSMENTS[1]						
		PRODUCT TYPE		PER UNIT		
PRODUCT TYPE	UNITS	TOTAL PRINCIPAL	ANNUAL ASSESSMENT[2]	TOTAL PRINCIPAL	ANNUAL ASSESSMENT[2]
Townhomes	98	$1,195,069	$88,200	$12,195	$900
Single Family 40	129	$2,272,257	$167,700	$17,614	$1,300
Single Family 50	93	$2,047,674	$151,125	$22,018	$1,625
	320	**$5,515,000**	**$407,025**		

Table 5 Notations:
1) Preliminary and subject to change. Any development program changes will require recalculations pursuant to the True-Up provisions within this report.
2) The annual assessment is preliminary and is subject to change upon the final issue
3) Annual assessments are net of collection costs and early payment discounts.

EXHIBIT A

The Series 2025 Bonds issued by the District will pay for a portion of the 2025 Project public capital infrastructure improvements.The estimated par amount of bonds, $5,515,000.00 will be payable in 30 annual installments of $5,128.20 per gross acre. The par debt is $69,484.69 per gross acre and is outlined below.

The principal and long-term assessment levied on each benefited property within the District will be allocated to platted lots and developed units in accordance with this First Supplemental Report.

ASSESSMENT ROLL*

TOTAL ASSESSMENT:	$5,515,000		
ANNUAL ASSESSMENT:	$407,025	(30 Installments)	
TOTAL GROSS ASSESSABLE ACRES +/-:	79.37		
TOTAL ASSESSMENT PER ASSESSABLE GROSS ACRE:	$69,485		
ANNUAL ASSESSMENT PER GROSS ASSESSABLE ACRE:	$5,128	(30 Installments)	

		PER PARCEL ASSESSMENTS	
Landowner Name, Pasco County Folio ID & Address	Gross Unplatted Assessable Acres	Total PAR Debt	Total Annual
AG EHC II (LEN) Multi State 3, LLC 245 Park Ave FL 26 New York, NY 10167 See Exhibit B	79.37	$5,515,000	$407,025
Totals:	79.37	$5,515,000	$407,025

*Preliminary and subject to change

EXHIBIT B

PARCEL ID'S AND FOLIOS

West Lake 40	2226 Red Crossbill St	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 1	79530.0012	U-16-32-20-D5N-000000-00001	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	2230 Red Crossbill St	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 2	79530.0014	U-16-32-20-D5N-000000-00002	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	2234 Red Crossbill St	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 3	79530.0016	U-16-32-20-D5N-000000-00003	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	2238 Red Crossbill St	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 4	79530.0018	U-16-32-20-D5N-000000-00004	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	2254 Red Crossbill St	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 5	79530.0020	U-16-32-20-D5N-000000-00005	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	2258 Red Crossbill St	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 6	79530.0022	U-16-32-20-D5N-000000-00006	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	2266 Red Crossbill St	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 7	79530.0024	U-16-32-20-D5N-000000-00007	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	2270 Red Crossbill St	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 8	79530.0026	U-16-32-20-D5N-000000-00008	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	2276 Red Crossbill St	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 9	79530.0028	U-16-32-20-D5N-000000-00009	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	2255 Red Crossbill St	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 10	79530.0030	U-16-32-20-D5N-000000-00010	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	2259 Red Crossbill St	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 11	79530.0032	U-16-32-20-D5N-000000-00011	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	2267 Red Crossbill St	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 12	79530.0034	U-16-32-20-D5N-000000-00012	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	2271 Red Crossbill St	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 13	79530.0036	U-16-32-20-D5N-000000-00013	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	2277 Red Crossbill St	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 14	79530.0038	U-16-32-20-D5N-000000-00014	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5780 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 15	79530.0040	U-16-32-20-D5N-000000-00015	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5776 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 16	79530.0042	U-16-32-20-D5N-000000-00016	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5770 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 17	79530.0044	U-16-32-20-D5N-000000-00017	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5766 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 18	79530.0046	U-16-32-20-D5N-000000-00018	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5762 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 19	79530.0048	U-16-32-20-D5N-000000-00019	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5756 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 20	79530.0050	U-16-32-20-D5N-000000-00020	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5752 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 21	79530.0052	U-16-32-20-D5N-000000-00021	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5748 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 22	79530.0054	U-16-32-20-D5N-000000-00022	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5742 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 23	79530.0056	U-16-32-20-D5N-000000-00023	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5738 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 24	079530.0058	U-16-32-20-D5N-000000-00024	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5732 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 25	079530.0060	U-16-32-20-D5N-000000-00025	$1,300.00	Lennar Homes LLC
West Lake 40	5728 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 26	079530.0062	U-16-32-20-D5N-000000-00026	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5724 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 27	079530.0064	U-16-32-20-D5N-000000-00027	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5718 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 28	079530.0066	U-16-32-20-D5N-000000-00028	$1,300.00	Lennar Homes LLC
West Lake 40	2292 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 29	079530.0068	U-16-32-20-D5N-000000-00029	$1,300.00	Lennar Homes LLC
West Lake 40	2288 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 30	079530.0070	U-16-32-20-D5N-000000-00030	$1,300.00	Lennar Homes LLC
West Lake 40	2284 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 31	079530.0072	U-16-32-20-D5N-000000-00031	$1,300.00	Lennar Homes LLC
West Lake 40	2278 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 32	079530.0074	U-16-32-20-D5N-000000-00032	$1,300.00	Lennar Homes LLC
West Lake 40	2274 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 33	079530.0076	U-16-32-20-D5N-000000-00033	$1,300.00	Lennar Homes LLC
West Lake 40	5719 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 34	079530.0078	U-16-32-20-D5N-000000-00034	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5723 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 35	079530.0080	U-16-32-20-D5N-000000-00035	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5727 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 36	079530.0082	U-16-32-20-D5N-000000-00036	$1,300.00	Lennar Homes LLC
West Lake 40	5731 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 37	079530.0084	U-16-32-20-D5N-000000-00037	$1,300.00	Lennar Homes LLC
West Lake 40	5735 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 38	079530.0086	U-16-32-20-D5N-000000-00038	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5739 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 39	79530.0088	U-16-32-20-D5N-000000-00039	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5743 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 40	79530.0090	U-16-32-20-D5N-000000-00040	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5747 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 41	79530.0092	U-16-32-20-D5N-000000-00041	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5751 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 42	79530.0094	U-16-32-20-D5N-000000-00042	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5755 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 43	79530.0096	U-16-32-20-D5N-000000-00043	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5759 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 44	79530.0098	U-16-32-20-D5N-000000-00044	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5763 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 45	79530.0100	U-16-32-20-D5N-000000-00045	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5767 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 46	79530.0102	U-16-32-20-D5N-000000-00046	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5771 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 47	79530.0104	U-16-32-20-D5N-000000-00047	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5766 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 48	79530.0106	U-16-32-20-D5N-000000-00048	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5762 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 49	79530.0108	U-16-32-20-D5N-000000-00049	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5758 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 50	79530.0110	U-16-32-20-D5N-000000-00050	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5754 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 51	79530.0112	U-16-32-20-D5N-000000-00051	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5750 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 52	79530.0114	U-16-32-20-D5N-000000-00052	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5746 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 53	79530.0116	U-16-32-20-D5N-000000-00053	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5742 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 54	79530.0118	U-16-32-20-D5N-000000-00054	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5738 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 55	79530.0120	U-16-32-20-D5N-000000-00055	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5734 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 56	79530.0122	U-16-32-20-D5N-000000-00056	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5730 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 57	79530.0124	U-16-32-20-D5N-000000-00057	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5726 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 58	079530.0126	U-16-32-20-D5N-000000-00058	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5722 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 59	079530.0128	U-16-32-20-D5N-000000-00059	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5716 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 60	079530.0130	U-16-32-20-D5N-000000-00060	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5712 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 61	079530.0132	U-16-32-20-D5N-000000-00061	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5706 Purple Finch Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 62	079530.0134	U-16-32-20-D5N-000000-00062	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5749 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 68	79530.0146	U-16-32-20-D5N-000000-00068	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5753 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 69	79530.0148	U-16-32-20-D5N-000000-00069	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5757 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 70	79530.0150	U-16-32-20-D5N-000000-00070	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5763 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 71	79530.0152	U-16-32-20-D5N-000000-00071	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5767 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 72	79530.0154	U-16-32-20-D5N-000000-00072	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5771 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 73	79530.0156	U-16-32-20-D5N-000000-00073	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5775 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 74	79530.0158	U-16-32-20-D5N-000000-00074	$1,300.00	AG EHC II (LEN) Multi State 3, LLC

West Lake 40	5781 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 75	79530.0160	U-16-32-20-D5N-000000-00075	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	2207 Red Crossbill St	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 76	79530.0162	U-16-32-20-D5N-000000-00076	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	2211 Red Crossbill St	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 77	79530.0164	U-16-32-20-D5N-000000-00077	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	2215 Red Crossbill St	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 78	79530.0166	U-16-32-20-D5N-000000-00078	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	2219 Red Crossbill St	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 79	79530.0168	U-16-32-20-D5N-000000-00079	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	2223 Red Crossbill St	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 80	79530.0170	U-16-32-20-D5N-000000-00080	$1,300.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 40	5607 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 117	079530.0244	U-16-32-20-D5N-000000-00117	$1,300.00	Labra, Luis
West Lake 40	5611 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 118	079530.0246	U-16-32-20-D5N-000000-00118	$1,300.00	Mcghee, Jamela & Santiago, Ama
West Lake 40	5615 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 119	079530.0248	U-16-32-20-D5N-000000-00119	$1,300.00	Fells, David & Nicole
West Lake 40	5619 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 120	079530.0250	U-16-32-20-D5N-000000-00120	$1,300.00	Juarez, Aidan
West Lake 40	5623 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 121	079530.0252	U-16-32-20-D5N-000000-00121	$1,300.00	Parris, Latoya & Lattin, Akarb
West Lake 40	5627 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 122	079530.0254	U-16-32-20-D5N-000000-00122	$1,300.00	Lashley, Savannah & Macpherson
West Lake 40	5631 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 123	079530.0256	U-16-32-20-D5N-000000-00123	$1,300.00	Soto Natal, Luis & Flores Rios
West Lake 40	5635 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 124	079530.0258	U-16-32-20-D5N-000000-00124	$1,300.00	Lennar Homes LLC
West Lake 40	5639 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 125	079530.0260	U-16-32-20-D5N-000000-00125	$1,300.00	Lennar Homes LLC
West Lake 40	5643 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 126	079530.0262	U-16-32-20-D5N-000000-00126	$1,300.00	Lennar Homes LLC
West Lake 40	5647 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 127	079530.0264	U-16-32-20-D5N-000000-00127	$1,300.00	Lennar Homes LLC
West Lake 40	5651 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 128	079530.0266	U-16-32-20-D5N-000000-00128	$1,300.00	Lennar Homes LLC
West Lake 40	5655 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 129	079530.0268	U-16-32-20-D5N-000000-00129	$1,300.00	Millrose
West Lake 40	5659 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 130	079530.0270	U-16-32-20-D5N-000000-00130	$1,300.00	Lennar Homes LLC
West Lake 40	5663 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 131	079530.0272	U-16-32-20-D5N-000000-00131	$1,300.00	Millrose
West Lake 40	5667 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 132	079530.0274	U-16-32-20-D5N-000000-00132	$1,300.00	Millrose
West Lake 40	2211 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 133	079530.0276	U-16-32-20-D5N-000000-00133	$1,300.00	Millrose
West Lake 40	2217 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 134	079530.0278	U-16-32-20-D5N-000000-00134	$1,300.00	Lennar Homes LLC
West Lake 40	2223 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 135	079530.0280	U-16-32-20-D5N-000000-00135	$1,300.00	Lennar Homes LLC
West Lake 40	2229 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 136	079530.0282	U-16-32-20-D5N-000000-00136	$1,300.00	Lennar Homes LLC
West Lake 40	2233 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 137	079530.0284	U-16-32-20-D5N-000000-00137	$1,300.00	Lennar Homes LLC
West Lake 40	2239 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 138	079530.0286	U-16-32-20-D5N-000000-00138	$1,300.00	Lennar Homes LLC
West Lake 40	2245 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 139	079530.0288	U-16-32-20-D5N-000000-00139	$1,300.00	Lennar Homes LLC
West Lake 40	2251 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 140	079530.0290	U-16-32-20-D5N-000000-00140	$1,300.00	Lennar Homes LLC
West Lake 40	2255 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 141	079530.0292	U-16-32-20-D5N-000000-00141	$1,300.00	Lennar Homes LLC
West Lake 40	2263 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 142	079530.0294	U-16-32-20-D5N-000000-00142	$1,300.00	Lennar Homes LLC
West Lake 40	2269 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 143	079530.0296	U-16-32-20-D5N-000000-00143	$1,300.00	Gray, Dwight & Graham Gray, We
West Lake 40	2273 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 144	079530.0298	U-16-32-20-D5N-000000-00144	$1,300.00	Reyes, Andres Alberto
West Lake 40	2277 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 145	079530.0300	U-16-32-20-D5N-000000-00145	$1,300.00	Thannis, Witmond & Louis, Nadi
West Lake 40	2283 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 146	079530.0302	U-16-32-20-D5N-000000-00146	$1,300.00	Thomason, Jessica
West Lake 40	2287 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 147	079530.0304	U-16-32-20-D5N-000000-00147	$1,300.00	Lima Pita, Yvan Carlos & Costa
West Lake 40	2291 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 148	079530.0306	U-16-32-20-D5N-000000-00148	$1,300.00	Hurley, April & Matthew
West Lake 40	5830 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 179	79525.0518	U-16-32-20-D7D-000000-000179	$1,300.00	Lennar Homes LLC
West Lake 40	5838 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 180	79525.0520	U-16-32-20-D7D-000000-000180	$1,300.00	Lennar Homes LLC
West Lake 40	5846 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 181	79525.0522	U-16-32-20-D7D-000000-000181	$1,300.00	Lennar Homes LLC
West Lake 40	5854 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 182	79525.0524	U-16-32-20-D7D-000000-000182	$1,300.00	Lennar Homes LLC
West Lake 40	5862 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 183	79525.0526	U-16-32-20-D7D-000000-000183	$1,300.00	Lennar Homes LLC
West Lake 40	5870 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 184	79525.0528	U-16-32-20-D7D-000000-000184	$1,300.00	Lennar Homes LLC
West Lake 40	2223 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 185	79525.0530	U-16-32-20-D7D-000000-000185	$1,300.00	Lennar Homes LLC
West Lake 40	2219 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 186	79525.0532	U-16-32-20-D7D-000000-000186	$1,300.00	Lennar Homes LLC
West Lake 40	2215 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 187	79525.0534	U-16-32-20-D7D-000000-000187	$1,300.00	Lennar Homes LLC
West Lake 40	2211 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 188	79525.0536	U-16-32-20-D7D-000000-000188	$1,300.00	Lennar Homes LLC
West Lake 40	2207 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 189	79525.0538	U-16-32-20-D7D-000000-000189	$1,300.00	Lennar Homes LLC
West Lake 40	5857 Purple Finch Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 190	79525.0540	U-16-32-20-D7D-000000-000190	$1,300.00	Lennar Homes LLC
West Lake 40	5849 Purple Finch Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 191	79525.0542	U-16-32-20-D7D-000000-000191	$1,300.00	Lennar Homes LLC
West Lake 40	5843 Purple Finch Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 192	79525.0544	U-16-32-20-D7D-000000-000192	$1,300.00	Lennar Homes LLC
West Lake 40	5837 Purple Finch Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 193	79525.0546	U-16-32-20-D7D-000000-000193	$1,300.00	Lennar Homes LLC
West Lake 40	5831 Purple Finch Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 194	79525.0548	U-16-32-20-D7D-000000-000194	$1,300.00	Lennar Homes LLC
West Lake 40	5825 Purple Finch Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 195	79525.0550	U-16-32-20-D7D-000000-000195	$1,300.00	Lennar Homes LLC
West Lake 40	2206 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 206	79525.0572	U-16-32-20-D7D-000000-000206	$1,300.00	Lennar Homes LLC
West Lake 40	2210 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 207	79525.0574	U-16-32-20-D7D-000000-000207	$1,300.00	Lennar Homes LLC
West Lake 40	2214 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 208	79525.0576	U-16-32-20-D7D-000000-000208	$1,300.00	Lennar Homes LLC
West Lake 40	2218 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 209	79525.0578	U-16-32-20-D7D-000000-000209	$1,300.00	Lennar Homes LLC
West Lake 40	2222 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 210	79525.0580	U-16-32-20-D7D-000000-000210	$1,300.00	Lennar Homes LLC
West Lake 50	2238 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 63	79530.0136	U-16-32-20-D5N-000000-00063	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	2232 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 64	79530.0138	U-16-32-20-D5N-000000-00064	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	2224 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 65	79530.0140	U-16-32-20-D5N-000000-00065	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	2218 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 66	79530.0142	U-16-32-20-D5N-000000-00066	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	2212 Blue Grosbeak Pl	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 67	79530.0144	U-16-32-20-D5N-000000-00067	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5792 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 81	79530.0172	U-16-32-20-D5N-000000-00081	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5786 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 82	79530.0174	U-16-32-20-D5N-000000-00082	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5780 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 83	79530.0176	U-16-32-20-D5N-000000-00083	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5774 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 84	79530.0178	U-16-32-20-D5N-000000-00084	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5768 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 85	79530.0180	U-16-32-20-D5N-000000-00085	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5762 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 86	79530.0182	U-16-32-20-D5N-000000-00086	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5756 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 87	79530.0184	U-16-32-20-D5N-000000-00087	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5750 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 88	79530.0186	U-16-32-20-D5N-000000-00088	$1,625.00	AG EHC II (LEN) Multi State 3, LLC

West Lake 50	5744 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 89	79530.0188	U-16-32-20-D5N-000000-00089	$1,625.00	Lennar Homes LLC
West Lake 50	5738 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 90	79530.0190	U-16-32-20-D5N-000000-00090	$1,625.00	Lennar Homes LLC
West Lake 50	5732 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 91	079530.0192	U-16-32-20-D5N-000000-00091	$1,625.00	Lennar Homes LLC
West Lake 50	5724 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 92	079530.0194	U-16-32-20-D5N-000000-00092	$1,625.00	Lennar Homes LLC
West Lake 50	5718 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 93	079530.0196	U-16-32-20-D5N-000000-00093	$1,625.00	Lennar Homes LLC
West Lake 50	5714 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 94	079530.0198	U-16-32-20-D5N-000000-00094	$1,625.00	Lennar Homes LLC
West Lake 50	5708 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 95	079530.0200	U-16-32-20-D5N-000000-00095	$1,625.00	Lennar Homes LLC
West Lake 50	5702 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 96	079530.0202	U-16-32-20-D5N-000000-00096	$1,625.00	Lennar Homes LLC
West Lake 50	5694 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 97	079530.0204	U-16-32-20-D5N-000000-00097	$1,625.00	Lennar Homes LLC
West Lake 50	5690 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 98	079530.0206	U-16-32-20-D5N-000000-00098	$1,625.00	Lennar Homes LLC
West Lake 50	5684 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 99	079530.0208	U-16-32-20-D5N-000000-00099	$1,625.00	Lennar Homes LLC
West Lake 50	5680 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 100	079530.0210	U-16-32-20-D5N-000000-00100	$1,625.00	Lennar Homes LLC
West Lake 50	5676 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 101	079530.0212	U-16-32-20-D5N-000000-00101	$1,625.00	Lennar Homes LLC
West Lake 50	5672 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 102	079530.0214	U-16-32-20-D5N-000000-00102	$1,625.00	Lennar Homes LLC
West Lake 50	5670 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 103	079530.0216	U-16-32-20-D5N-000000-00103	$1,625.00	Lennar Homes LLC
West Lake 50	5668 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 104	079530.0218	U-16-32-20-D5N-000000-00104	$1,625.00	Lennar Homes LLC
West Lake 50	5662 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 105	079530.0220	U-16-32-20-D5N-000000-00105	$1,625.00	Lennar Homes LLC
West Lake 50	5656 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 106	079530.0222	U-16-32-20-D5N-000000-00106	$1,625.00	Lennar Homes LLC
West Lake 50	5652 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 107	079530.0224	U-16-32-20-D5N-000000-00107	$1,625.00	Lennar Homes LLC
West Lake 50	5646 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 108	079530.0226	U-16-32-20-D5N-000000-00108	$1,625.00	Lennar Homes LLC
West Lake 50	5642 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 109	079530.0228	U-16-32-20-D5N-000000-00109	$1,625.00	Lennar Homes LLC
West Lake 50	5636 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 110	079530.0230	U-16-32-20-D5N-000000-00110	$1,625.00	Lennar Homes LLC
West Lake 50	5632 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 111	079530.0232	U-16-32-20-D5N-000000-00111	$1,625.00	Peterson, Breanna
West Lake 50	5628 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 112	079530.0234	U-16-32-20-D5N-000000-00112	$1,625.00	Lennar Homes LLC
West Lake 50	5622 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 113	079530.0236	U-16-32-20-D5N-000000-00113	$1,625.00	Gamble, Anthony & Thie, Paris
West Lake 50	5618 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 114	079530.0238	U-16-32-20-D5N-000000-00114	$1,625.00	Lopez, Jacob & Natali
West Lake 50	5612 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 115	079530.0240	U-16-32-20-D5N-000000-00115	$1,625.00	Taitt, Socorro
West Lake 50	5606 Red Kite Dr	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 116	079530.0242	U-16-32-20-D5N-000000-00116	$1,625.00	Le, Niem & Nguyen, Lisa
West Lake 50	5625 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 149	79530.0308	U-16-32-20-D5N-000000-00149	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5637 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 150	079530.0310	U-16-32-20-D5N-000000-00150	$1,625.00	Lennar Homes LLC
West Lake 50	5651 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 151	079530.0312	U-16-32-20-D5N-000000-00151	$1,625.00	Davila Figueroa, Felix & Verde
West Lake 50	5663 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 152	79530.0314	U-16-32-20-D5N-000000-00152	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5675 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 153	079530.0316	U-16-32-20-D5N-000000-00153	$1,625.00	Whitfield, Kathi
West Lake 50	5689 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 154	079530.0318	U-16-32-20-D5N-000000-00154	$1,625.00	Djulie, Valestin & Valestin Je
West Lake 50	5703 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 155	079530.0320	U-16-32-20-D5N-000000-00155	$1,625.00	Chamakoon, Jacqueline & Evans,
West Lake 50	5709 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 156	079530.0322	U-16-32-20-D5N-000000-00156	$1,625.00	Hafez, Ahmed
West Lake 50	5715 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 157	079530.0324	U-16-32-20-D5N-000000-00157	$1,625.00	Lennar Homes LLC
West Lake 50	5721 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 158	079530.0326	U-16-32-20-D5N-000000-00158	$1,625.00	Lennar Homes LLC
West Lake 50	5727 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 159	079530.0328	U-16-32-20-D5N-000000-00159	$1,625.00	Lennar Homes LLC
West Lake 50	5733 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 160	079530.0330	U-16-32-20-D5N-000000-00160	$1,625.00	Lennar Homes LLC
West Lake 50	5739 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 161	079530.0332	U-16-32-20-D5N-000000-00161	$1,625.00	Lennar Homes LLC
West Lake 50	5743 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 162	079530.0334	U-16-32-20-D5N-000000-00162	$1,625.00	Cross, Anastasia & Anastasia
West Lake 50	5751 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 163	079530.0336	U-16-32-20-D5N-000000-00163	$1,625.00	Lennar Homes LLC
West Lake 50	5757 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 164	079530.0338	U-16-32-20-D5N-000000-00164	$1,625.00	Lennar Homes LLC
West Lake 50	5763 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 165	079530.0340	U-16-32-20-D5N-000000-00165	$1,625.00	Lennar Homes LLC
West Lake 50	5769 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 166	079530.0342	U-16-32-20-D5N-000000-00166	$1,625.00	Lennar Homes LLC
West Lake 50	5775 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 167	079530.0344	U-16-32-20-D5N-000000-00167	$1,625.00	Lennar Homes LLC
West Lake 50	5779 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 168	079530.0346	U-16-32-20-D5N-000000-00168	$1,625.00	Lennar Homes LLC
West Lake 50	5787 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 169	79530.0348	U-16-32-20-D5N-000000-00169	$1,625.00	Lennar Homes LLC
West Lake 50	5793 Yellow Hornbill Ave	WEST LAKE PHASE 1 PB 147 PGS 131-142 LOT 170	79530.0350	U-16-32-20-D5N-000000-00170	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5821 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 171	79525.0502	U-16-32-20-D7D-000000-000171	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5829 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 172	79525.0504	U-16-32-20-D7D-000000-000172	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5835 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 173	79525.0506	U-16-32-20-D7D-000000-000173	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5847 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 174	79525.0508	U-16-32-20-D7D-000000-000174	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5859 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 175	79525.0510	U-16-32-20-D7D-000000-000175	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5867 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 176	79525.0512	U-16-32-20-D7D-000000-000176	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5879 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 177	79525.0514	U-16-32-20-D7D-000000-000177	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5885 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 178	79525.0516	U-16-32-20-D7D-000000-000178	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5826 Purple Finch Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 196	79525.0552	U-16-32-20-D7D-000000-000196	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5832 Purple Finch Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 197	79525.0554	U-16-32-20-D7D-000000-000197	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5840 Purple Finch Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 198	79525.0556	U-16-32-20-D7D-000000-000198	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5848 Purple Finch Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 199	79525.0558	U-16-32-20-D7D-000000-000199	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5856 Purple Finch Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 200	79525.0560	U-16-32-20-D7D-000000-000200	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5862 Purple Finch Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 201	79525.0562	U-16-32-20-D7D-000000-000201	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5870 Purple Finch Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 202	79525.0564	U-16-32-20-D7D-000000-000202	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5878 Purple Finch Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 203	79525.0566	U-16-32-20-D7D-000000-000203	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5886 Purple Finch Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 204	79525.0568	U-16-32-20-D7D-000000-000204	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5894 Purple Finch Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 205	79525.0570	U-16-32-20-D7D-000000-000205	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5920 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 211	79525.0582	U-16-32-20-D7D-000000-000211	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5926 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 212	79525.0584	U-16-32-20-D7D-000000-000212	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5932 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 213	79525.0586	U-16-32-20-D7D-000000-000213	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5940 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 214	79525.0588	U-16-32-20-D7D-000000-000214	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5946 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 215	79525.0590	U-16-32-20-D7D-000000-000215	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5952 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 216	79525.0592	U-16-32-20-D7D-000000-000216	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5958 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 217	79525.0594	U-16-32-20-D7D-000000-000217	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5964 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 218	79525.0596	U-16-32-20-D7D-000000-000218	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5976 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 219	79525.0598	U-16-32-20-D7D-000000-000219	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5980 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 220	79525.0600	U-16-32-20-D7D-000000-000220	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5988 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 221	79525.0602	U-16-32-20-D7D-000000-000221	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake 50	5994 Yellow Hornbill Ave	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 222	79525.0604	U-16-32-20-D7D-000000-000222	$1,625.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2251 Redpoll Cliff Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 223	79525.0606	U-16-32-20-D7D-000000-000223	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2253 Redpoll Cliff Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 224	79525.0608	U-16-32-20-D7D-000000-000224	$900.00	AG EHC II (LEN) Multi State 3, LLC

West Lake TH	2255 Redpoll Cliff Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 225	79525.0610	U-16-32-20-D7D-000000-000225	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2257 Redpoll Cliff Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 226	79525.0612	U-16-32-20-D7D-000000-000226	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2259 Redpoll Cliff Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 227	79525.0614	U-16-32-20-D7D-000000-000227	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2261 Redpoll Cliff Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 228	79525.0616	U-16-32-20-D7D-000000-000228	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2263 Redpoll Cliff Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 229	79525.0618	U-16-32-20-D7D-000000-000229	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2265 Redpoll Cliff Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 230	79525.0620	U-16-32-20-D7D-000000-000230	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2384 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 231	79525.0622	U-16-32-20-D7D-000000-000231	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2382 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 232	79525.0624	U-16-32-20-D7D-000000-000232	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2380 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 233	79525.0626	U-16-32-20-D7D-000000-000233	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2378 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 234	79525.0628	U-16-32-20-D7D-000000-000234	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2370 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 235	79525.0630	U-16-32-20-D7D-000000-000235	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2368 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 236	79525.0632	U-16-32-20-D7D-000000-000236	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2366 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 237	79525.0634	U-16-32-20-D7D-000000-000237	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2364 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 238	79525.0636	U-16-32-20-D7D-000000-000238	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2362 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 239	79525.0638	U-16-32-20-D7D-000000-000239	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2360 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 240	79525.0640	U-16-32-20-D7D-000000-000240	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2358 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 241	79525.0642	U-16-32-20-D7D-000000-000241	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2356 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 242	79525.0644	U-16-32-20-D7D-000000-000242	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2250 Winter Plumage Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 243	79525.0646	U-16-32-20-D7D-000000-000243	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2252 Winter Plumage Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 244	79525.0648	U-16-32-20-D7D-000000-000244	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2254 Winter Plumage Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 245	79525.0650	U-16-32-20-D7D-000000-000245	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2256 Winter Plumage Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 246	79525.0652	U-16-32-20-D7D-000000-000246	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2258 Winter Plumage Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 247	79525.0654	U-16-32-20-D7D-000000-000247	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2260 Winter Plumage Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 248	79525.0656	U-16-32-20-D7D-000000-000248	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2261 Winter Plumage Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 249	79525.0658	U-16-32-20-D7D-000000-000249	$900.00	Millrose
West Lake TH	2259 Winter Plumage Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 250	79525.0660	U-16-32-20-D7D-000000-000250	$900.00	Millrose
West Lake TH	2257 Winter Plumage Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 251	79525.0662	U-16-32-20-D7D-000000-000251	$900.00	Millrose
West Lake TH	2255 Winter Plumage Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 252	79525.0664	U-16-32-20-D7D-000000-000252	$900.00	Millrose
West Lake TH	2253 Winter Plumage Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 253	79525.0666	U-16-32-20-D7D-000000-000253	$900.00	Millrose
West Lake TH	2251 Winter Plumage Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 254	79525.0668	U-16-32-20-D7D-000000-000254	$900.00	Millrose
West Lake TH	2230 Rosefinch Hill Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 255	79525.0670	U-16-32-20-D7D-000000-000255	$900.00	Millrose
West Lake TH	2232 Rosefinch Hill Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 256	79525.0672	U-16-32-20-D7D-000000-000256	$900.00	Millrose
West Lake TH	2234 Rosefinch Hill Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 257	79525.0674	U-16-32-20-D7D-000000-000257	$900.00	Millrose
West Lake TH	2236 Rosefinch Hill Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 258	79525.0676	U-16-32-20-D7D-000000-000258	$900.00	Millrose
West Lake TH	2238 Rosefinch Hill Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 259	79525.0678	U-16-32-20-D7D-000000-000259	$900.00	Millrose
West Lake TH	2240 Rosefinch Hill Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 260	79525.0680	U-16-32-20-D7D-000000-000260	$900.00	Millrose
West Lake TH	2270 Rosefinch Hill Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 261	79525.0682	U-16-32-20-D7D-000000-000261	$900.00	Millrose
West Lake TH	2272 Rosefinch Hill Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 262	79525.0684	U-16-32-20-D7D-000000-000262	$900.00	Millrose
West Lake TH	2274 Rosefinch Hill Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 263	79525.0686	U-16-32-20-D7D-000000-000263	$900.00	Millrose
West Lake TH	2276 Rosefinch Hill Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 264	79525.0688	U-16-32-20-D7D-000000-000264	$900.00	Millrose
West Lake TH	2278 Rosefinch Hill Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 265	79525.0690	U-16-32-20-D7D-000000-000265	$900.00	Millrose
West Lake TH	2279 Rosefinch Hill Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 266	79525.0692	U-16-32-20-D7D-000000-000266	$900.00	Millrose
West Lake TH	2277 Rosefinch Hill Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 267	79525.0694	U-16-32-20-D7D-000000-000267	$900.00	Millrose
West Lake TH	2275 Rosefinch Hill Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 268	79525.0696	U-16-32-20-D7D-000000-000268	$900.00	Millrose
West Lake TH	2273 Rosefinch Hill Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 269	79525.0698	U-16-32-20-D7D-000000-000269	$900.00	Millrose
West Lake TH	2271 Rosefinch Hill Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 270	79525.0700	U-16-32-20-D7D-000000-000270	$900.00	Millrose
West Lake TH	2241 Rosefinch Hill Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 271	79525.0702	U-16-32-20-D7D-000000-000271	$900.00	Millrose
West Lake TH	2239 Rosefinch Hill Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 272	79525.0704	U-16-32-20-D7D-000000-000272	$900.00	Millrose
West Lake TH	2237 Rosefinch Hill Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 273	79525.0706	U-16-32-20-D7D-000000-000273	$900.00	Millrose
West Lake TH	2235 Rosefinch Hill Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 274	79525.0708	U-16-32-20-D7D-000000-000274	$900.00	Millrose
West Lake TH	2233 Rosefinch Hill Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 275	79525.0710	U-16-32-20-D7D-000000-000275	$900.00	Millrose
West Lake TH	2231 Rosefinch Hill Pl	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 276	79525.0712	U-16-32-20-D7D-000000-000276	$900.00	Millrose
West Lake TH	2248 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 277	79525.0714	U-16-32-20-D7D-000000-000277	$900.00	Millrose
West Lake TH	2250 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 278	79525.0716	U-16-32-20-D7D-000000-000278	$900.00	Millrose
West Lake TH	2252 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 279	79525.0718	U-16-32-20-D7D-000000-000279	$900.00	Millrose
West Lake TH	2254 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 280	79525.0720	U-16-32-20-D7D-000000-000280	$900.00	Millrose
West Lake TH	2256 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 281	79525.0722	U-16-32-20-D7D-000000-000281	$900.00	Millrose
West Lake TH	2258 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 282	79525.0724	U-16-32-20-D7D-000000-000282	$900.00	Millrose
West Lake TH	2270 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 283	79525.0726	U-16-32-20-D7D-000000-000283	$900.00	Millrose
West Lake TH	2272 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 284	79525.0728	U-16-32-20-D7D-000000-000284	$900.00	Millrose
West Lake TH	2274 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 285	79525.0730	U-16-32-20-D7D-000000-000285	$900.00	Millrose
West Lake TH	2276 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 286	79525.0732	U-16-32-20-D7D-000000-000286	$900.00	Millrose
West Lake TH	2301 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 287	79525.0734	U-16-32-20-D7D-000000-000287	$900.00	Millrose
West Lake TH	2303 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 288	79525.0736	U-16-32-20-D7D-000000-000288	$900.00	Millrose
West Lake TH	2305 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 289	79525.0738	U-16-32-20-D7D-000000-000289	$900.00	Millrose
West Lake TH	2307 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 290	79525.0740	U-16-32-20-D7D-000000-000290	$900.00	Millrose
West Lake TH	2309 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 291	79525.0742	U-16-32-20-D7D-000000-000291	$900.00	Millrose
West Lake TH	2311 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 292	79525.0744	U-16-32-20-D7D-000000-000292	$900.00	Millrose
West Lake TH	2321 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 293	79525.0746	U-16-32-20-D7D-000000-000293	$900.00	Millrose
West Lake TH	2323 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 294	79525.0748	U-16-32-20-D7D-000000-000294	$900.00	Millrose
West Lake TH	2325 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 295	79525.0750	U-16-32-20-D7D-000000-000295	$900.00	Millrose

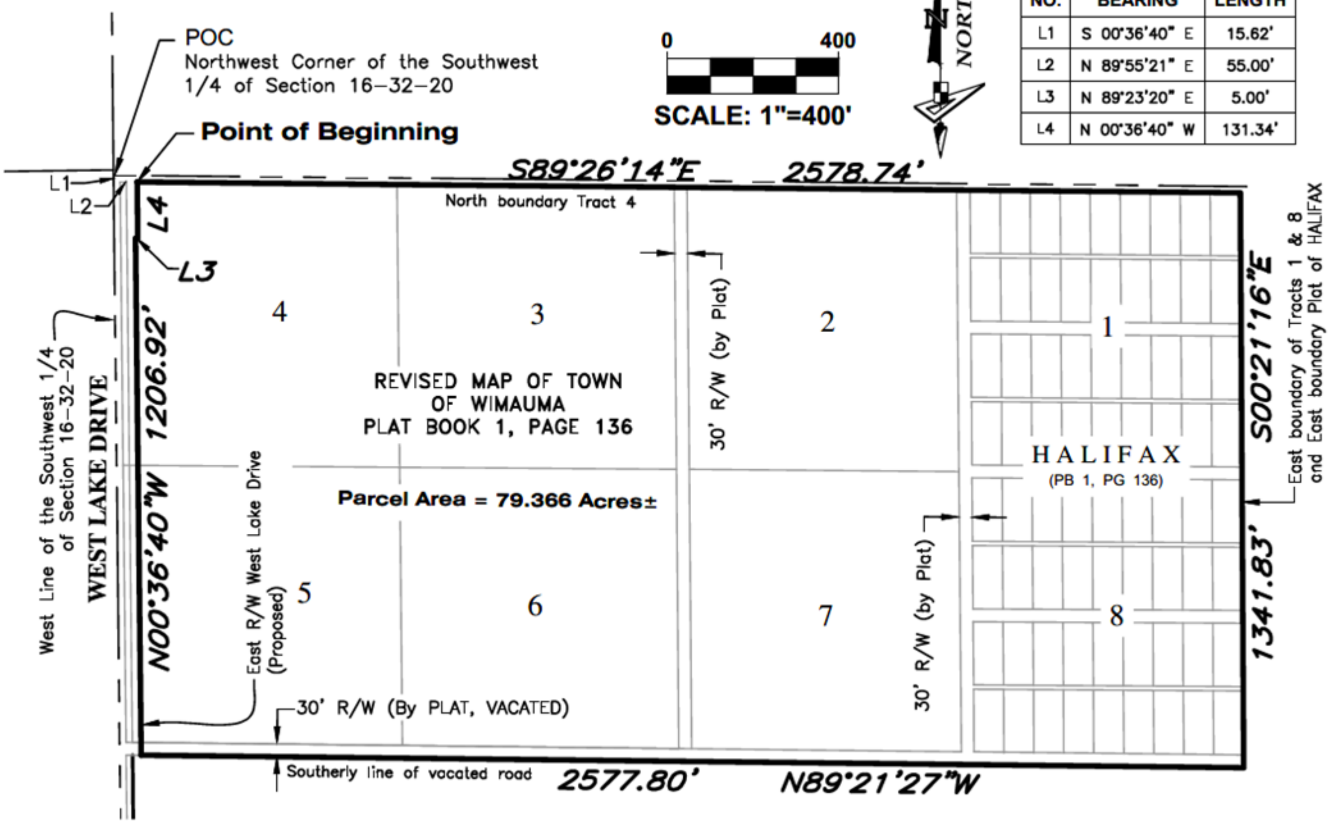
West Lake TH	2327 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 296	79525.0752	U-16-32-20-D7D-000000-000296	$900.00	Millrose
West Lake TH	2329 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 297	79525.0754	U-16-32-20-D7D-000000-000297	$900.00	Millrose
West Lake TH	2331 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 298	79525.0756	U-16-32-20-D7D-000000-000298	$900.00	Millrose
West Lake TH	2341 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 299	79525.0758	U-16-32-20-D7D-000000-000299	$900.00	Millrose
West Lake TH	2343 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 300	79525.0760	U-16-32-20-D7D-000000-000300	$900.00	Millrose
West Lake TH	2345 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 301	79525.0762	U-16-32-20-D7D-000000-000301	$900.00	Millrose
West Lake TH	2347 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 302	79525.0764	U-16-32-20-D7D-000000-000302	$900.00	Millrose
West Lake TH	2349 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 303	79525.0766	U-16-32-20-D7D-000000-000303	$900.00	Millrose
West Lake TH	2351 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 304	79525.0768	U-16-32-20-D7D-000000-000304	$900.00	Millrose
West Lake TH	2353 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 305	79525.0770	U-16-32-20-D7D-000000-000305	$900.00	Millrose
West Lake TH	2355 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 306	79525.0772	U-16-32-20-D7D-000000-000306	$900.00	Millrose
West Lake TH	2361 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 307	79525.0774	U-16-32-20-D7D-000000-000307	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2363 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 308	79525.0776	U-16-32-20-D7D-000000-000308	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2365 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 309	79525.0778	U-16-32-20-D7D-000000-000309	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2367 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 310	79525.0780	U-16-32-20-D7D-000000-000310	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2369 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 311	79525.0782	U-16-32-20-D7D-000000-000311	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2371 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 312	79525.0784	U-16-32-20-D7D-000000-000312	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2377 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 313	79525.0786	U-16-32-20-D7D-000000-000313	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2379 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 314	79525.0788	U-16-32-20-D7D-000000-000314	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2381 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 315	79525.0790	U-16-32-20-D7D-000000-000315	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2383 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 316	79525.0792	U-16-32-20-D7D-000000-000316	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2385 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 317	79525.0794	U-16-32-20-D7D-000000-000317	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2387 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 318	79525.0796	U-16-32-20-D7D-000000-000318	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2389 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 319	79525.0798	U-16-32-20-D7D-000000-000319	$900.00	AG EHC II (LEN) Multi State 3, LLC
West Lake TH	2391 Lesser Goldfinch Dr	WEST LAKE PHASE 2 PB 148 PGS 157-170 LOT 320	79525.0800	U-16-32-20-D7D-000000-000320	$900.00	AG EHC II (LEN) Multi State 3, LLC

EXHIBIT C

LEGAL DESCRIPTION

Description Sketch
(Not A Survey)

LINE DATA TABLE		
NO.	BEARING	LENGTH
L1	S 00°36'40" E	15.62'
L2	N 89°55'21" E	55.00'
L3	N 89°23'20" E	5.00'
L4	N 00°36'40" W	131.34'



DESCRIPTION: West Lake CDD (Prepared by GeoPoint Surveying, Inc.)

Tracts 1 through 8 inclusive and right-of-ways thereof, in the Southwest 1/4 of Section 16, Township 32 South, Range 20 East of **DAVIS & DOWDELL ADDITION TO TOWN OF WIMAUMA**, and Plat of **HALIFAX**, as recorded in Plat Book 1, page 136, of the Public Records of Hillsborough County, Florida, all being more particularly described as follows:

COMMENCE at the Northwest corner of the Southwest 1/4 of said Section 16, run thence along the West line of the Southwest 1/4 of said Section 16, S.00°36'40"E., a distance of 15.62 feet; thence leaving said West line, N.89°55'21"E., a distance of 55.00 feet to the **POINT OF BEGINNING**, thence along the North boundary of Tracts 1 through 4, **REVISED MAP OF TOWN OF WIMAUMA**, according to the map or plat thereof, recorded in Plat Book 1, Page 136 of the Public Records of Hillsborough County, Florida, S.89°26'14"E., a distance of 2,578.74 feet to the East boundary of said Tract 1, thence along said East boundary also the East boundary of Tract 8 and East boundary of said Plat of **HALIFAX**, respectfully, S.00°21'16"E., a distance of 1,341.83 feet; to the Southerly line of a vacated road, thence along said Southerly line N.89°21'27"W., a distance of 2,577.80 feet to the East right-of-way line of West Lake Drive (proposed), thence along said East right=of-way line, N.00°36'40"W., a distance of 1,206.92 feet; thence N.89°23'20"E., a distance of 5.00 feet; thence N.00°36'40"W., a distance of 131.34 feet to the **POINT OF BEGINNING**.

SURVEYOR'S NOTE:

1) Bearings shown hereon are based on the West Line of the Southwest 1/4 of Section 16, Township 32 South, Range 20 East, having a Grid bearing of S.00°36'40"E. The Grid Bearings as shown hereon refer to the State Plane Coordinate System, North American Horizontal Datum of 1983 (NAD 83-2011 Adjustment) for the West Zone of Florida.

2) This Description and Sketch has been electronically signed and sealed pursuant to Rule 5J-17.062, Section 472.027 of the Florida Statutes. The seal appearing on this document was authorized by John D. Weigle, LS5246. Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

LEGEND

(D) --------Per Deed
(P) --------Per Plat
POC--------Point of Commencement
O.R.-------Official Records Book
POB--------Point of Beginning
R/W --------Right-Of Way

PROJECT: WEST LAKE DRIVE
PHASE: DS CDD PARCEL
DRAWN: DMM | DATE: 11/13/23 | CHECKED BY: JDW/BC

REVISIONS

DATE	DESCRIPTION	DRAWN BY

Prepared For: LENNAR

John D. Weigle
FLORIDA PROFESSIONAL SURVEYOR & MAPPER NO. **LS5246**

213 Hobbs Street
Tampa, Florida 33619
Phone: (813) 248-8888
Licensed Business No.: LB 7768

GeoPoint Surveying, Inc.

FILE PATH: P:\WEST LAKE DRIVE\WEST LAKE DRIVE RW\DESCRIPTION SKETCH\WEST_LAKE-BNDY_COMPOSITE-DS.DWG LAST SAVED BY: JWEIGLE

01 of 01

RESOLUTION NO. 2025-08

A RESOLUTION OF THE BOARD OF SUPERVISORS (THE “BOARD”) OF THE WEST LAKE COMMUNITY DEVELOPMENT DISTRICT (THE “DISTRICT”) AUTHORIZING THE ISSUANCE OF NOT EXCEEDING $7,000,000 WEST LAKE COMMUNITY DEVELOPMENT DISTRICT SPECIAL ASSESSMENT BONDS, SERIES 2025 (THE “SERIES 2025 BONDS”) TO FINANCE CERTAIN PUBLIC INFRASTRUCTURE WITHIN THE DISTRICT; DETERMINING THE NEED FOR A NEGOTIATED LIMITED OFFERING OF THE SERIES 2025 BONDS AND PROVIDING FOR A DELEGATED AWARD OF SUCH BONDS; APPOINTING THE UNDERWRITER FOR THE LIMITED OFFERING OF THE SERIES 2025 BONDS; APPROVING THE FORM OF AND AUTHORIZING THE EXECUTION AND DELIVERY OF A BOND PURCHASE CONTRACT WITH RESPECT TO THE SERIES 2025 BONDS; APPROVING THE USE OF THAT CERTAIN MASTER TRUST INDENTURE PREVIOUSLY APPROVED BY THE BOARD WITH RESPECT TO THE SERIES 2025 BONDS; APPROVING THE FORM OF AND AUTHORIZING THE EXECUTION AND DELIVERY OF A FIRST SUPPLEMENTAL TRUST INDENTURE GOVERNING THE SERIES 2025 BONDS; APPROVING THE FORM OF AND AUTHORIZING THE DISTRIBUTION OF A PRELIMINARY LIMITED OFFERING MEMORANDUM; APPROVING THE EXECUTION AND DELIVERY OF A FINAL LIMITED OFFERING MEMORANDUM; APPROVING THE FORM OF AND AUTHORIZING THE EXECUTION OF A CONTINUING DISCLOSURE AGREEMENT, AND APPOINTING A DISSEMINATION AGENT; APPROVING THE APPLICATION OF BOND PROCEEDS; AUTHORIZING CERTAIN MODIFICATIONS TO THE ASSESSMENT METHODOLOGY REPORT AND ENGINEER’S REPORT; PROVIDING FOR THE REGISTRATION OF THE SERIES 2025 BONDS PURSUANT TO THE DTC BOOK-ENTRY ONLY SYSTEM; AUTHORIZING THE PROPER OFFICIALS TO DO ALL THINGS DEEMED NECESSARY IN CONNECTION WITH THE ISSUANCE, SALE AND DELIVERY OF THE SERIES 2025 BONDS; AND PROVIDING FOR SEVERABILITY, CONFLICTS AND AN EFFECTIVE DATE.

WHEREAS, West Lake Community Development District (the “District”), is a local unit of special-purpose government organized and existing in accordance with the Uniform Community Development District Act of 1980, Chapter 190, Florida Statutes, as amended (the “Act”), created by Ordinance No. 2024-20 of the Board of County Commissioners of Hillsborough County, Florida, enacted and effective on September 11, 2024; and

WHEREAS, the District was created for the purpose of delivering certain community development services and facilities within and outside its jurisdiction; and

WHEREAS, the Board of Supervisors of the District (herein, the “Board”) has previously adopted Resolution No. 2024-24 on September 25, 2024 (the “Bond Resolution”), pursuant to which the District authorized the issuance of not to exceed $41,275,000 of its Special Assessment Bonds to be issued in one or more Series to finance all or a portion of the District's capital improvement program to be built in one or more phases; and

WHEREAS, any capitalized term used herein and not otherwise defined shall have the meaning ascribed to such term in the Initial Bond Resolution; and

WHEREAS, pursuant to the Bond Resolution, the Board approved the form of Master Trust Indenture (the "Master Indenture") and First Supplemental Trust Indenture to be entered into by the District and U.S. Bank Trust Company, National Association, as trustee (the "Trustee"); and

WHEREAS, the Board hereby determines to issue its West Lake Community Development District Special Assessment Bonds, Series 2025 (the "Series 2025 Bonds") in the principal amount of not exceeding $7,000,000 for the purpose of providing funds to finance a portion of the public infrastructure within the District, as described in the District's *Report of Engineer* dated September 2024, as supplemented and amended from time to time ("Engineer's Report" which portion of the described improvements financed with the Series 2025 Bonds is herein referred to as the "2025 Project"); and

WHEREAS, the 2025 Project is hereby determined to be necessary to coincide with the developer's plan of development; and

WHEREAS, the Series 2025 Bonds will be secured by Special Assessments levied on the assessable lands within the District; and

WHEREAS, there has been submitted to this meeting, with respect to the issuance and sale of the Series 2025 Bonds, and submitted to the Board forms of:

(i) a Bond Purchase Contract with respect to the Series 2025 Bonds by and between FMSbonds, Inc., as the underwriter (the "Underwriter") and the District, together with the form of a disclosure statement attached to the Bond Purchase Contract pursuant to Section 218.385, Florida Statutes, substantially in the form attached hereto as Exhibit A (the "Bond Purchase Contract");

(ii) a Preliminary Limited Offering Memorandum substantially in the form attached hereto as Exhibit B (the "Preliminary Limited Offering Memorandum");

(iii) a Continuing Disclosure Agreement among the District, the dissemination agent named therein and the obligated parties named therein, substantially in the form attached hereto as Exhibit C; and

(iv) a revised First Supplemental between the District and the Trustee, substantially in the form attached hereto as Exhibit D and, together with the Master Indenture previously approved pursuant to the Initial Bond Resolution, the "2025 Indenture."

WHEREAS, in connection with the sale of the Series 2025 Bonds, it may be necessary that certain modifications be made to the *Master Assessment Methodology Report* dated September 25, 2024, as supplemented and amended from time to time ("Assessment Methodology Report") and the Engineer's Report to conform such reports to the final terms of the Series 2025 Bonds; and

WHEREAS, the proceeds of the Series 2025 Bonds shall also fund a debt service reserve account, pay capitalized interest, if any, and pay the costs of the issuance of the Series 2025 Bonds.

NOW, THEREFORE, BE IT RESOLVED by the Board of Supervisors of the West Lake Community Development District (the "Board"), as follows:

Section 1. Negotiated Limited Offering of Series 2025 Bonds. The District hereby finds that because of the complex nature of assessment bond financings in order to better time the sale of the Series 2025 Bonds and secure better interest rates, it is necessary and in the best interest of the District that the Series 2025 Bonds, in the aggregate principal amount of not exceeding $7,000,000, be sold on a negotiated limited offering basis. The District hereby further finds that it will not be adversely affected if the Series 2025 Bonds are not sold pursuant to competitive sales.

Section 2. Purpose. The District has authorized its capital improvement plan for the development of the District, as set forth in the Engineer's Report, and hereby authorizes the financing of a portion of the acquisition and construction of certain public infrastructure benefiting the assessable lands within the District by issuing the Series 2025 Bonds to finance a portion of such public infrastructure described in the Engineer's Report and constituting the 2025 Project. The 2025 Project includes, but is not limited to, public roadway improvements, stormwater drainage facilities including related earthwork, water and sewer facilities, landscaping, hardscaping and irrigation in public rights of way, and utility relocations, all as more particularly described in the Engineer's Report.

Section 3. Sale of the Series 2025 Bonds. Except as otherwise provided in the last sentence of this Section 3, the proposal submitted by the Underwriter offering to purchase the Series 2025 Bonds at the purchase price established pursuant to the parameters set forth below and on the terms and conditions set forth in the Bond Purchase Contract (attached hereto as Exhibit A), are hereby approved and adopted by the District in substantially the form presented. Subject to the last sentence of this Section 3, the Chairperson (or, in the absence of the Chairperson, any other member of the Board) is hereby authorized to execute and deliver on behalf of the District, and the Secretary of the District is hereby authorized (if so required) to affix the seal of the District and attest to the execution of the Bond Purchase Contract in substantially the form presented at this meeting. The disclosure statements of the Underwriter, as required by Section 218.385, Florida Statutes, to be delivered to the District prior to the execution of the Bond Purchase Contract, a copy of which is attached as an exhibit to the Bond Purchase Contract, will be entered into the official records of the District. The Bond Purchase Contract, in final form as determined by counsel to the District and the Chairperson, may be executed by the District without further action provided that (i) the Series 2025 Bonds mature not later than the statutory permitted period; (ii) the principal amount of the Series 2025 Bonds issued does not exceed $7,000,000; (iii) the interest rate on the Series 2025 Bonds shall not exceed the maximum rate permitted under Florida law; (iv) if the Series 2025 Bonds are subject to optional redemption which determination will be made on or before the sale date of the Series 2025 Bonds, the first optional call date and the redemption price shall be determined on or before the execution of the Bond Purchase Contract; and (v) the purchase price to be paid by the Underwriter for the Series 2025 Bonds is not less than 98% of the par amount of the Series 2025 Bonds issued (exclusive of any original issuance discount).

Section 4. **The Limited Offering Memorandum**. The Limited Offering Memorandum, in substantially the form of the Preliminary Limited Offering Memorandum (subject to the other conditions set forth herein) attached hereto as Exhibit B, with such changes as are necessary to conform to the details of the Series 2025 Bonds and the requirements of the Bond Purchase Contract, is hereby approved. The District hereby authorizes the execution of the Limited Offering Memorandum and the District hereby authorizes the Limited Offering Memorandum, when in final form, to be used in connection with the limited offering and sale of the Series 2025 Bonds. The District hereby authorizes and consents to the use by the Underwriter of a Preliminary Limited Offering Memorandum substantially in the form attached hereto as Exhibit B, in connection with the limited offering of the Series 2025 Bonds. The final form of a Preliminary Limited Offering Memorandum shall be determined by the Underwriter and the professional staff of the District. The Limited Offering Memorandum may be modified in a manner not inconsistent with the substance thereof and the terms of the Series 2025 Bonds as shall be deemed advisable by Bond Counsel and counsel to the District, with final approval by the Chairperson. The Chairperson (or, in the absence of the Chairperson, any other member of the Board) is hereby further authorized to execute and deliver on behalf of the District, the Limited Offering Memorandum and any amendment or supplement thereto, with such changes, modifications and deletions as the member of the Board executing the same may deem necessary and appropriate with the advice of Bond Counsel and counsel to the District, with final approval by the Chairperson, such execution and delivery to be conclusive evidence of the approval and authorization thereof by the District. The District hereby authorizes the Chairperson (or, in the absence of the Chairperson, any other member of the Board) to deem "final" the Preliminary Limited Offering Memorandum except for permitted omissions all within the meaning of Rule 15c2-12 of the Securities Exchange Act of 1934 and to execute a certificate in that regard.

Section 5. **Details of the Series 2025 Bonds.** The proceeds of the Series 2025 Bonds shall be applied in accordance with the provisions of the 2025 Indenture. The Series 2025 Bonds shall mature in the years and in the amounts, bear interest at such rates and be subject to redemption, all as provided in the First Supplemental. The execution of the First Supplemental shall constitute approval of such terms as set forth in the 2025 Indenture and this Resolution. The maximum aggregate principal amount of the Series 2025 Bonds authorized to be issued pursuant to this Resolution and the 2025 Indenture shall not exceed $7,000,000.

Section 6. **Continuing Disclosure; Dissemination Agent**. The Board does hereby authorize and approve the execution and delivery of a Continuing Disclosure Agreement by the Chairperson (or, in the absence of the Chairperson, any other member of the Board) substantially in the form presented to this meeting and attached hereto as Exhibit C. The Continuing Disclosure Agreement is being executed by the District and the other parties thereto in order to assist the Underwriter in the marketing of the Series 2025 Bonds and compliance with Rule 15c2-12 of the Securities and Exchange Commission. Inframark is hereby appointed the initial dissemination agent.

Section 7. **Authorization of Execution and Delivery of the First Supplemental Trust Indenture; Application of Master Indenture**. The District does hereby authorize and approve the execution by the Chairperson (or, in the absence of the Chairperson, the Vice Chairperson or any other member of the Board) and the Secretary or any Assistant Secretary to attest and authorize the delivery of the previously approved Master Indenture and First Supplemental, both between the District and the Trustee. The 2025 Indenture shall provide for the security of the Series 2025 Bonds and express the terms of the Series 2025 Bonds. The First Supplemental shall be substantially in the form attached hereto as Exhibit D and is hereby approved, with such changes therein as are necessary or desirable to reflect the terms of the sale of the Series 2025 Bonds as shall be approved by the Chairperson (or, in the absence of the Chairperson, the Vice Chairperson, or any other member of the Board) executing the same upon the advice of Bond Counsel and counsel to the District, with such execution to constitute conclusive evidence of such officer's approval and the District's approval of any changes therein from the form of the First Supplemental attached hereto as Exhibit D.

Section 8. **Authorization and Ratification of Prior Acts**. All actions previously taken by or on behalf of District in connection with the issuance of the Series 2025 Bonds are hereby authorized, ratified and confirmed.

Section 9. **Appointment of Underwriter.** The Board hereby formally appoints FMSbonds, Inc., as the Underwriter for the Series 2025 Bonds.

Section 10. **Book-Entry Only Registration System**. The registration of the Series 2025 Bonds shall initially be by the book-entry only system established with The Depository Trust Company.

Section 11. **Assessment Methodology Report**. The Board hereby authorizes any modifications to the Amended and Restated Master Assessment Methodology prepared by Inframark in connection with the Series 2025 Bonds if such modifications are determined to be appropriate in connection with the issuance of the Series 2025 Bonds.

Section 12. **Engineer's Report**. The Board hereby authorizes any modifications to the Engineer's Report prepared by Clearview Land Design, P.L. if such modifications are determined to be appropriate in connection with the issuance of the Series 2025 Bonds or modifications to the 2025 Project.

Section 13. **Further Official Action**. The Chairperson, the Vice Chairperson, the Secretary and each other member of the Board and any other proper official or member of the professional staff of the District are each hereby authorized and directed to execute and deliver any and all documents and instruments and to do and cause to be done any and all acts and things necessary or desirable for carrying out the transactions contemplated by this Resolution. Such documents include, but are not limited to, a completion agreement, a true-up agreement, an acquisition agreement and a collateral assignment, each between the primary landowner, the developer and the District. In the event that the Chairperson, the Vice Chairperson or the Secretary is unable to execute and deliver the documents herein contemplated, such documents shall be executed and delivered by the respective designee of such officer or official or any other duly authorized officer or official of the District herein authorized. The Secretary or any Assistant

Secretary is hereby authorized and directed to apply and attest the official seal of the District to any agreement or instrument authorized or approved herein that requires such a seal and attestation.

Section 14. **Severability**. If any section, paragraph, clause or provision of this Resolution shall be held to be invalid or ineffective for any reason, the remainder of this Resolution shall continue in full force and effect, it being expressly hereby found and declared that the remainder of this Resolution would have been adopted despite the invalidity or ineffectiveness of such section, paragraph, clause or provision.

Section 15. **Inconsistent Proceedings**. All resolutions or proceedings, or parts thereof, in conflict with the provisions hereof are to the extent of such conflict hereby repealed or amended to the extent of such inconsistency.

PASSED in public session of the Board of Supervisors of the West Lake Community Development District, this 10th day of September, 2025.

	WEST LAKE COMMUNITY DEVELOPMENT DISTRICT
ATTEST:	
By: ______________________________	By: ______________________________
Name: ______________________________	Name: ______________________________
Title: Secretary/Assistant Secretary	Title: Chairperson/Vice Chairperson Board of Supervisors

EXHIBIT A

FORM OF BOND PURCHASE CONTRACT

<u>EXHIBIT B</u>

DRAFT COPY OF PRELIMINARY LIMITED OFFERING MEMORANDUM

<u>EXHIBIT C</u>

FORM OF CONTINUING DISCLOSURE AGREEMENT

EXHIBIT D

FORM OF FIRST SUPPLEMENTAL TRUST INDENTURE

704890129v4

FIRST SUPPLEMENTAL TRUST INDENTURE

BETWEEN

WEST LAKE COMMUNITY DEVELOPMENT DISTRICT

AND

U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION,
as Trustee

Dated as of September 1, 2025

Authorizing and Securing
$_______
WEST LAKE COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2025

TABLE OF CONTENTS

THIS FIRST SUPPLEMENTAL TRUST INDENTURE (the "First Supplemental Indenture"), dated as of September 1, 2025 between the WEST LAKE COMMUNITY DEVELOPMENT DISTRICT (together with its successors and assigns, the "Issuer"), a local unit of special-purpose government organized and existing under the laws of the State of Florida, and U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION, a national banking association duly organized and existing under the laws of the United States of America and having a corporate trust office in Orlando, Florida, as trustee (said trust company and any bank or other trust company becoming successor trustee under this First Supplemental Indenture being hereinafter referred to as the "Trustee");

W I T N E S E T H:

WHEREAS, the Issuer is a local unit of special purpose government duly organized and existing under the provisions of the Uniform Community Development District Act of 1980, Chapter 190, Florida Statutes, as amended (the "Act"), by Ordinance No. 2024-20 enacted by the Board of County Commissioners of the City of Hillsborough, Florida (the "County"), enacted and effective on September 11, 2024; and

WHEREAS, the premises governed by the Issuer, as described more fully in the Ordinance, consisting of approximately 79.37 acres of land (herein, the "District Lands" or "District"), are located entirely within the unincorporated area of the County; and

WHEREAS, the Issuer has been created for the purpose of delivering certain community development services and facilities for the benefit of the District Lands; and

WHEREAS, the Issuer has determined to undertake, in one phase, the acquisition and/or construction of public improvements and community facilities as set forth in the Act for the special benefit of the assessable District Lands and in that regard has determined to create one or more designated assessment areas; and

WHEREAS, the Issuer has previously adopted Resolution No. 2024-24 on September 25, 2024, authorizing the issuance of not to exceed $41,275,000 in aggregate principal amount of its special assessment bonds (the "Bonds") to finance all or a portion of the design, acquisition and construction costs of certain improvements pursuant to the Act for the special benefit of the District Lands or portions thereof and approving the form of and authorizing the execution and delivery of a master trust indenture and supplemental indenture; and

WHEREAS, pursuant to that certain Master Trust Indenture dated as of September 1, 2025 (the "Master Indenture") and this First Supplemental Indenture, both by and between the Issuer and the Trustee, the Issuer proposes to issue its herein defined Series 2025 Bonds; and

WHEREAS, to the extent not financed by the Issuer, Lennar Homes, LLC, a Florida limited liability company (the "Developer") is the master developer of a residential community located within the District and shall construct all of the public infrastructure necessary to serve such residential community referred to as ["West Lake"] (herein, the "Development"); and

WHEREAS, the public infrastructure as described on Exhibit A necessary for the development of the Development is herein referred to as the "2025 Project" which will be financed with a portion of the Series 2025 Bonds (as defined below); and

WHEREAS, the Issuer has determined to issue a Series of Bonds, designated as the West Lake Community Development District Special Assessment Bonds, Series 2025 (the "Series 2025 Bonds"), pursuant to the Master Indenture and this First Supplemental Indenture (hereinafter sometimes collectively referred to as the "Indenture"); and

WHEREAS, the Series 2025 Bonds will be secured by the Series 2025 Special Assessments (as herein defined) levied on certain assessable lands within the District (as herein defined);

WHEREAS, in the manner provided herein, the proceeds of the Series 2025 Bonds will be used to provide funds for (i) the Costs of acquiring and/or constructing a portion of the 2025 Project, (ii) funding interest on the Series 2025 Bonds through at least December 15, 2025; (iii) the funding of the Series 2025 Reserve Account, and (iv) the payment of the costs of issuance of the Series 2025 Bonds; and

WHEREAS, the Series 2025 Bonds will be secured by a pledge of Series 2025 Pledged Revenues (as hereinafter defined) to the extent provided herein.

NOW, THEREFORE, THIS FIRST SUPPLEMENTAL INDENTURE WITNESSETH, that to provide for the issuance of the Series 2025 Bonds, the security and payment of the principal or redemption price thereof (as the case may be) and interest thereon, the rights of the Bondholders and the performance and observance of all of the covenants contained herein and in said Series 2025 Bonds, and for and in consideration of the mutual covenants herein contained and of the purchase and acceptance of the Series 2025 Bonds by the Owners thereof, from time to time, and of the acceptance by the Trustee of the trusts hereby created, and intending to be legally bound hereby, the Issuer does hereby assign, transfer, set over and pledge to U.S. Bank Trust Company, National Association, as Trustee, its successors in trust and its assigns forever, and grants a lien on all of the right, title and interest of the Issuer in and to the Series 2025 Pledged Revenues as security for the payment of the principal, redemption or purchase price of (as the case may be) and interest on the Series 2025 Bonds issued hereunder, all in the manner hereinafter provided, and the Issuer further hereby agrees with and covenants unto the Trustee as follows:

TO HAVE AND TO HOLD the same and any other revenues, property, contracts or contract rights, accounts receivable, chattel paper, instruments, general intangibles or other rights and the proceeds thereof, which may, by delivery, assignment or otherwise, be subject to the lien created by the Indenture with respect to the Series 2025 Bonds.

IN TRUST NEVERTHELESS, for the equal and ratable benefit and security of all present and future Owners of the Series 2025 Bonds issued and to be issued under this First Supplemental Indenture, without preference, priority or distinction as to lien or otherwise (except as otherwise specifically provided in this First Supplemental Indenture) of any one Series 2025 Bond over any other Series 2025 Bond, all as provided in the Indenture.

PROVIDED, HOWEVER, that if the Issuer, its successors or assigns, shall well and truly pay, or cause to be paid, or make due provision for the payment of the principal or redemption price of the Series 2025 Bonds issued, secured and Outstanding hereunder and the interest due or to become due thereon, at the times and in the manner mentioned in such Series 2025 Bonds and the Indenture, according to the true intent and meaning thereof and hereof, and the Issuer shall well and truly keep, perform and observe all the covenants and conditions pursuant to the terms of the Indenture to be kept, performed and observed by it, and shall pay or cause to be paid to the Trustee all sums of money due or to become due to it in accordance with the terms and provisions hereof, then upon such final payments this First Supplemental Indenture and the rights hereby granted shall cease and terminate, otherwise this First Supplemental Indenture to be and remain in full force and effect.

ARTICLE I
DEFINITIONS

In this First Supplemental Indenture capitalized terms used without definition shall have the meanings ascribed thereto in the Master Indenture and, in addition to certain terms defined in the recitals above, the following terms shall have the meanings specified below, unless otherwise expressly provided or unless the context otherwise requires:

"Acquisition Agreement" shall mean that certain Acquisition Agreement relating to the acquisition of the 2025 Project, by and between the Developer and the Issuer.

["[AG Landowner]" shall mean AG EHC (LEN) Multi State 3, LLC, a Delaware limited liability company and its successors and assigns.]

"Arbitrage Certificate" shall mean that certain Arbitrage Certificate, including arbitrage rebate covenants, of the Issuer, dated the date of delivery of the Series 2025 Bonds, relating to certain restrictions on arbitrage under the Code with respect to the Series 2025 Bonds.

"Assessment Resolutions" shall mean Resolution No. 2024-25, Resolution No. 2024-26 and Resolution No. 2025-01 of the Issuer adopted on September 25, 2024, September 25, 2024 and November 13, 2024, respectively, as amended and supplemented from time to time.

"Authorized Denomination" shall mean, with respect to the Series 2025 Bonds, on the date of issuance, in the denominations of $5,000 and any integral multiple thereof provided, however, if any initial beneficial owner does not purchase at least $100,000 of the Series 2025 Bonds at the time of initial delivery of the Series 2025 Bonds, such beneficial owner must either execute and deliver to the Underwriter on the date of delivery of the Series 2025 Bonds the investor letter substantially in the form attached hereto as Exhibit D or otherwise establish to the satisfaction of the Underwriter that such Beneficial Owner is an "accredited investor," as described in Rule 501(a) under Regulation D of the Securities Act of 1933, as amended.

"Collateral Assignment[s]" shall mean those certain instruments executed by the Developer and the [AG Landowner], respectively, in favor of the Issuer whereby all of the Project Documents and other material documents necessary to complete the first three phases of the Development are collaterally assigned as security for the Developer's and the [AG Landowner]'s obligations to pay the Series 2025 Special Assessments imposed against lands within Series 2025 owned by the Developer and the [AG Landowner] from time to time.

"Consulting Engineer" shall mean Clearview Land Design, P.L., and its successors and assigns.

"Continuing Disclosure Agreement" shall mean the Continuing Disclosure Agreement for the benefit of the owners of the Series 2025 Bonds, dated the date of delivery of the Series 2025 Bonds, by and among the Issuer, the dissemination agent named therein, the Developer, the [AG Landowner] and joined by the parties named therein, in connection with the issuance of the Series 2025 Bonds.

"District Manager" shall mean Inframark and its successors and assigns.

"Indenture" shall mean collectively, the Master Indenture and this First Supplemental Indenture.

"Interest Payment Date" shall mean June 15 and December 15 of each year, commencing December 15, 2025, and any other date the principal of the Series 2025 Bonds is paid, including any Quarterly Redemption Date.

"Majority Holders" means the beneficial owners of more than fifty percent (50%) of the Outstanding principal amount of the Series 2025 Bonds.

"Master Indenture" shall mean the Master Trust Indenture, dated as of September 1, 2025, by and between the Issuer and the Trustee, as supplemented and amended with respect to matters pertaining solely to the Master Indenture or the Series 2025 Bonds (as opposed to supplements or amendments relating to any Series of Bonds other than the Series 2025 Bonds as specifically defined in this First Supplemental Indenture).

"Paying Agent" shall mean U.S. Bank Trust Company, National Association, and its successors and assigns as Paying Agent hereunder.

"Prepayment" shall mean the payment by any owner of property within the District of the amount of the Series 2025 Special Assessments encumbering its property, in whole or in part, prior to its scheduled due date, including optional prepayments. The term "Prepayment" also means any proceeds received as a result of accelerating and/or foreclosing the Series 2025 Special Assessments. "Prepayments" shall include, without limitation, Series 2025 Prepayment Principal.

"Quarterly Redemption Date" shall mean March 15, June 15, September 15 and December 15 of any calendar year.

"Redemption Price" shall mean the principal amount of any Series 2025 Bond payable upon redemption thereof pursuant to this First Supplemental Indenture.

"Registrar" shall mean U.S. Bank Trust Company, National Association and its successors and assigns as Registrar hereunder.

"Regular Record Date" shall mean the first day (whether or not a Business Day) of the calendar month for which an Interest Payment Date occurs or the date on which the principal of a Bond is to be paid.

"Release Conditions #1" shall mean collectively (i) all planned lots have been developed and platted, as certified by the District Manager in writing and upon which the Trustee may conclusively rely, and (ii) there shall be no Events of Default under the Master Indenture, all as certified by the District Manager in writing and upon which the Trustee may conclusively rely.

"Release Conditions #2" shall mean collectively (i) satisfaction of Release Conditions #1, (ii) all planned lots that are subject to the Series 2025 Special Assessments contain homes that have each received a certificate of occupancy, (iii) all of the principal portion of the Series 2025 Special Assessments has been assigned to such homes, and (iv) there shall be no Events of Default under the Master Indenture, all as certified by the District Manager in writing and upon which the Trustee may conclusively rely.

"Resolution" shall mean, collectively, (i) Resolution No. 2024-24 of the Issuer adopted on September 25, 2024, pursuant to which the Issuer authorized the issuance of not exceeding $41,275,000 aggregate principal amount of its Bonds to finance the construction or acquisition of public infrastructure within the District, and (ii) Resolution No. 2025-08 of the Issuer adopted on September 10, 2025, pursuant to which the Issuer authorized, among other things, the issuance of the Series 2025 Bonds in an aggregate principal amount of not exceeding $7,000,000 to finance a portion of the acquisition and/or construction of the 2025 Project, specifying the details of the Series 2025 Bonds and awarding the Series 2025 Bonds to the purchasers of the Series 2025 Bonds pursuant to the parameters set forth therein.

"Series 2025 Acquisition and Construction Account" shall mean the Account so designated, established as a separate Account within the Acquisition and Construction Fund pursuant to Section 4.01(a) of this First Supplemental Indenture.

"Series 2025 Bond Redemption Account" shall mean the Series 2025 Bond Redemption Account established as a separate Account within the Bond Redemption Fund pursuant to Section 4.01(g) of this First Supplemental Indenture.

"Series 2025 Bonds" shall mean the $_______ aggregate principal amount of West Lake Community Development District Special Assessment Bonds, Series 2025, to be issued as fully registered Bonds in accordance with the provisions of the Master Indenture and this First Supplemental Indenture, and secured and authorized by the Master Indenture and this First Supplemental Indenture.

"Series 2025 Costs of Issuance Account" shall mean the Account so designated, established as a separate Account within the Acquisition and Construction Fund pursuant to Section 4.01(a) of this First Supplemental Indenture.

"Series 2025 General Redemption Subaccount" shall mean the subaccount so designated, established as a separate subaccount under the Series 2025 Bond Redemption Account pursuant to Section 4.01(g) of this First Supplemental Indenture.

"Series 2025 Interest Account" shall mean the Account so designated, established as a separate Account within the Debt Service Fund pursuant to Section 4.01(d) of this First Supplemental Indenture.

"Series 2025 Optional Redemption Subaccount" shall mean the subaccount so designated, established as a separate subaccount under the Series 2025 Bond Redemption Account pursuant to Section 4.01(g) of this First Supplemental Indenture.

"Series 2025 Pledged Revenues" shall mean (a) all revenues received by the Issuer from the Series 2025 Special Assessments levied and collected on the assessable lands within the District, including, without limitation, amounts received from any foreclosure proceeding for the enforcement of collection of such Series 2025 Special Assessments or from the issuance and sale of tax certificates with respect to such Series 2025 Special Assessments, and (b) all moneys on deposit in the Funds, Accounts and subaccounts established under the Indenture created and established with respect to or for the benefit of the Series 2025 Bonds; provided, however, that the Series 2025 Pledged Revenues shall not include (A) any moneys transferred to the Series 2025 Rebate Fund and investment earnings thereon, (B) moneys on deposit in the Series 2025 Costs of Issuance Account of the Acquisition and Construction Fund, and (C) "special assessments" levied and collected by the Issuer under Section 190.022 of the Act for maintenance purposes or "maintenance assessments" levied and collected by the Issuer under Section 190.021(3) of the Act (it being expressly understood that the lien and pledge of the Indenture shall not apply to any of the moneys described in the foregoing clauses (A), (B) and (C) of this proviso).

"Series 2025 Prepayment Principal" shall mean the portion of a Prepayment corresponding to the principal amount of Series 2025 Special Assessments being prepaid pursuant to Section 4.05 of this First Supplemental Indenture or as a result of an acceleration of the Series 2025 Special Assessments pursuant to Section 170.10, Florida Statutes, if such Series 2025 Special Assessments are being collected through a direct billing method.

"Series 2025 Prepayment Subaccount" shall mean the subaccount so designated, established as a separate subaccount under the Series 2025 Bond Redemption Account pursuant to Section 4.01(g) of this First Supplemental Indenture.

"Series 2025 Principal Account" shall mean the account so designated, established as a separate account within the Debt Service Fund pursuant to Section 4.01(c) of this First Supplemental Indenture.

"Series 2025 Rebate Fund" shall mean the Fund so designated, established pursuant to Section 4.01(j) of this First Supplemental Indenture.

"Series 2025 Reserve Account" shall mean the Series 2025 Reserve Account established as a separate Account within the Debt Service Reserve Fund pursuant to Section 4.01(f) of this First Supplemental Indenture.

"Series 2025 Reserve Requirement" or "Reserve Requirement" shall mean an amount initially equal to fifty percent (50%) of the maximum annual debt service with respect to the initial principal amount of the Series 2025 Bonds determined on the date of issue. Upon satisfaction of the Release Conditions #1, the Series 2025 Reserve Requirement shall be reduced to an amount equal to twenty-five percent (25%) of the maximum annual debt service with respect to the then Outstanding principal amount of the Series 2025 Bonds. Upon satisfaction of the Release Conditions #2, the Series 2025 Reserve Requirement shall be reduced to an amount equal to ten percent (10%) of the maximum annual debt service with respect to the then Outstanding principal amount of the Series 2025 Bonds. If a portion of the Series 2025 Bonds are redeemed pursuant to Section 3.01(b)(i) or Section 3.01(b)(iii), the Reserve Requirement shall be reduced to fifty percent (50%) of the maximum annual debt service of the Series 2025 Bonds after taking into account such extraordinary mandatory redemption (prior to satisfaction of the Release Conditions #1 or Release Conditions #2) or twenty-five percent (25%) after satisfaction of the Release Conditions #1 or ten percent (10%) after satisfaction of the Release Conditions #2 of the maximum annual debt service of the Series 2025 Bonds after taking into account such extraordinary mandatory redemption. Any amount in the Series 2025 Reserve Account may, upon final maturity or redemption of all Outstanding Series 2025 Bonds be used to pay principal of and interest on the Series 2025 Bonds at that time. The initial Series 2025 Reserve Requirement shall be equal to $__________.

"Series 2025 Revenue Account" shall mean the Account so designated, established as a separate Account within the Revenue Fund pursuant to Section 4.01(b) of this First Supplemental Indenture.

"Series 2025 Sinking Fund Account" shall mean the Account so designated, established as a separate Account within the Debt Service Fund pursuant to Section 4.01(e) of this First Supplemental Indenture.

"Series 2025 Special Assessments" shall mean the Special Assessments levied on the assessable lands within the District as a result of the Issuer's acquisition and/or construction of the 2025 Project, corresponding in amount to the debt service on the Series 2025 Bonds and designated as such in the methodology report relating thereto.

"Substantially Absorbed" means the date at least 75% of the principal portion of the Series 2025 Special Assessments have been assigned to residential units within the District that have received certificates of occupancy.

"2025 Project" shall mean all of the public infrastructure deemed necessary for the development of 320 platted residential units within the District generally described on Exhibit A attached hereto.

"Underwriter" shall mean FMSbonds, Inc., the underwriter of the Series 2025 Bonds.

The words "hereof," "herein," "hereto," "hereby," and "hereunder" (except in the form of Series 2025 Bonds), refer to the entire Indenture.

Every "request," "requisition," "order," "demand," "application," "notice," "statement," "certificate," "consent," or similar action hereunder by the Issuer shall, unless the form or execution thereof is otherwise specifically provided, be in writing signed by the Chairperson or Vice Chairperson and the Treasurer or Assistant Treasurer or the Secretary or Assistant Secretary or Responsible Officer of the Issuer.

All words and terms importing the singular number shall, where the context requires, import the plural number and vice versa.

[END OF ARTICLE I]

ARTICLE II
THE SERIES 2025 BONDS

SECTION 2.01. Amounts and Terms of Series 2025 Bonds; Issue of Series 2025 Bonds. No Series 2025 Bonds may be issued under this First Supplemental Indenture except in accordance with the provisions of this Article and Articles II and III of the Master Indenture.

(a) The total principal amount of Series 2025 Bonds that may be issued under this First Supplemental Indenture is expressly limited to $_______. The Series 2025 Bonds shall be numbered consecutively from R-1 and upwards.

(b) Any and all Series 2025 Bonds shall be issued substantially in the form attached hereto as Exhibit B, with such appropriate variations, omissions and insertions as are permitted or required by the Indenture and with such additional changes as may be necessary or appropriate to conform to the provisions of the Resolution. The Issuer shall issue the Series 2025 Bonds upon execution of this First Supplemental Indenture and satisfaction of the requirements of Section 3.01 of the Master Indenture; and the Trustee shall, at the Issuer's request, authenticate such Series 2025 Bonds and deliver them as specified in the request.

SECTION 2.02. Execution. The Series 2025 Bonds shall be executed by the Issuer as set forth in the Master Indenture.

SECTION 2.03. Authentication. The Series 2025 Bonds shall be authenticated as set forth in the Master Indenture. No Series 2025 Bond shall be valid until the certificate of authentication shall have been duly executed by the Trustee, as provided in the Master Indenture.

SECTION 2.04. Purpose, Designation and Denominations of, and Interest Accruals on, the Series 2025 Bonds.

(a) The Series 2025 Bonds are being issued hereunder in order to provide funds (i) for the payment of the Costs of acquiring and/or constructing a portion of the Series 2025 Project, (ii) to fund the Series 2025 Reserve Account in an amount equal to the initial Series 2025 Reserve Requirement, (iii) to fund interest on the Series 2025 Bonds to at least December 15, 2025, and (iv) to pay the costs of issuance of the Series 2025 Bonds. The Series 2025 Bonds shall be designated "West Lake Community Development District Special Assessment Bonds, Series 2025," and shall be issued as fully registered bonds without coupons in Authorized Denominations.

(b) The Series 2025 Bonds shall be dated as of the date of initial delivery. Regularly scheduled interest on the Series 2025 Bonds shall be payable on each Interest Payment Date to maturity or prior redemption. Interest on the Series 2025 Bonds shall be payable from the most recent Interest Payment Date next preceding the date of authentication thereof to which interest has been paid, unless the date of authentication thereof is a June 15 or December 15 to which interest has been paid, in which case from such date of authentication, or unless the date of authentication thereof is prior to December 15, 2025, in which case from the date of initial delivery or unless the date of authentication thereof is between a Record Date and the next succeeding Interest Payment Date, in which case from such Interest Payment Date.

(c) Except as otherwise provided in Section 2.07 of this First Supplemental Indenture in connection with a book entry only system of registration of the Series 2025 Bonds, the principal or Redemption Price of the Series 2025 Bonds shall be payable in lawful money of the United States of America at the designated corporate trust office of the Paying Agent upon presentation of such Series 2025 Bonds. Except as otherwise provided in Section 2.07 of this First Supplemental Indenture in connection with a book entry only system of registration of the Series 2025 Bonds, the payment of interest on the Series 2025 Bonds shall be made on each Interest Payment Date to the Owners of the Series 2025 Bonds by check or draft drawn on the Paying Agent and mailed on the applicable Interest Payment Date to each Owner as such Owner appears on the Bond Register maintained by the Registrar as of the close of business on the Regular Record Date, at his address as it appears on the Bond Register. Any interest on any Series 2025 Bond which is payable, but is not punctually paid or provided for on any Interest Payment Date (hereinafter called "Defaulted Interest") shall be paid to the Owner in whose name the Series 2025 Bond is registered at the close of business on a Special Record Date to be fixed by the Trustee, such date to be not more than fifteen (15) nor less than ten (10) days prior to the date of proposed payment. The Trustee shall cause notice of the proposed payment of such Defaulted Interest and the Special Record Date therefor to be mailed, first-class, postage-prepaid, to each Owner of record as of the fifth (5th) day prior to such mailing, at his address as it appears in the Bond Register not less than ten (10) days prior to such Special Record Date. The foregoing notwithstanding, any Owner of Series 2025 Bonds in an aggregate principal amount of at least $1,000,000 shall be entitled to have interest paid by wire transfer to such Owner to the bank account number on file with the Paying Agent, upon requesting the same in a writing received by the Paying Agent at least fifteen (15) days prior to the relevant Record Date, which writing shall specify the bank, which shall be a bank within the continental United States, and bank account number to which interest payments are to be wired. Any such request for interest payments by wire transfer shall remain in effect until rescinded or changed, in a writing delivered by the Owner to the Paying Agent, and any such rescission or change of wire transfer instructions must be received by the Paying Agent at least fifteen (15) days prior to the relevant Record Date.

SECTION 2.05. Details of the Series 2025 Bonds.

(a) The Series 2025 Bonds will mature on June 15 in the years and in the principal amounts, and bear interest at the rates as set forth below, subject to the right of prior redemption in accordance with their terms.

Year	**Amount**	**Interest Rate**

*Term Bonds

(b) Interest on the Series 2025 Bonds will be computed in all cases on the basis of a 360 day year of twelve 30 day months. Interest on overdue principal and, to the extent lawful, on overdue interest will be payable at the numerical rate of interest borne by the Series 2025 Bonds on the day before the default occurred.

SECTION 2.06. Disposition of Series 2025 Bond Proceeds. From the net proceeds of the Series 2025 Bonds received by the Trustee in the amount of $_______.

(a) $_______ derived from the net proceeds of the Series 2025 Bonds shall be deposited in the Series 2025 Interest Account;

(b) $_______ derived from the net proceeds of the Series 2025 Bonds (which is an amount equal to the Series 2025 Reserve Requirement) shall be deposited in the Series 2025 Reserve Account of the Debt Service Reserve Fund;

(c) $_______ derived from the net proceeds of the Series 2025 Bonds shall be deposited into the Series 2025 Costs of Issuance Account of the Acquisition and Construction Fund for payment of the costs of issuing the Series 2025 Bonds; and

(d) $_______ representing the balance of the net proceeds of the Series 2025 Bonds shall be deposited in the Series 2025 Acquisition and Construction Account which the Issuer shall cause to be applied in accordance with Article V of the Master Indenture, Section 4.01(a) of the First Supplemental Indenture and the terms of the Acquisition Agreement.

SECTION 2.07. Book-Entry Form of Series 2025 Bonds. The Series 2025 Bonds shall be issued as one fully registered bond for each maturity of Series 2025 Bonds and deposited with The Depository Trust Company ("DTC"), which is responsible for establishing and maintaining records of ownership for its participants.

As long as the Series 2025 Bonds are held in book-entry-only form, Cede & Co. shall be considered the registered owner for all purposes hereof and in the Master Indenture. DTC shall be responsible for maintaining a book-entry-only system for recording the ownership interest of its participants ("Direct Participants") and other institutions that clear through or maintain a custodial relationship with a Direct Participant, either directly or indirectly ("Indirect Participants"). The Direct Participants and Indirect Participants will be responsible for maintaining records with respect to the beneficial ownership interests of individual purchasers of the Series 2025 Bonds ("Beneficial Owners").

Principal and interest on the Series 2025 Bonds registered in the name of Cede & Co. prior to and at maturity shall be payable directly to Cede & Co. in care of DTC. Disbursal of such amounts to Direct Participants shall be the responsibility of DTC. Payments by Direct Participants to Indirect Participants, and by Direct Participants and Indirect Participants to Beneficial Owners shall be the responsibility of Direct Participants and Indirect Participants and not of DTC, the Trustee or the Issuer.

Individuals may purchase beneficial interests in Authorized Denominations in book-entry-only form, without certificated Series 2025 Bonds, through Direct Participants and Indirect Participants.

During the period for which Cede & Co. is registered owner of the Series 2025 Bonds, any notices to be provided to any Beneficial Owner will be provided to Cede & Co. DTC shall be responsible for notices to Direct Participants and Direct Participants shall be responsible for notices to Indirect Participants, and Direct Participants and Indirect Participants shall be responsible for notices to Beneficial Owners.

The Issuer and the Trustee, if appropriate, shall enter into a blanket letter of representations with DTC providing for such book-entry-only system. Such agreement may be terminated at any time by either DTC or the Issuer in accordance with the procedures of DTC. In the event of such termination, the Issuer shall select another securities depository and in that event, all references herein to DTC or Cede & Co., shall be deemed to be for reference to such successor. If the Issuer does not replace DTC, the Trustee will register and deliver to the Beneficial Owners replacement Series 2025 Bonds in the form of fully registered Series 2025 Bonds in accordance with the instructions from Cede & Co.

In the event DTC, any successor of DTC or the Issuer, but only in accordance with the procedures of DTC, elects to discontinue the book-entry only system, the Trustee shall deliver bond certificates in accordance with the instructions from DTC or its successor and after such time Series 2025 Bonds may be exchanged for an equal aggregate principal amount of Series 2025 Bonds in other Authorized Denominations upon surrender thereof at the designated corporate trust office of the Trustee.

SECTION 2.08. Appointment of Registrar and Paying Agent. The Issuer shall keep, at the designated corporate trust office of the Registrar, books (the "Bond Register") for the registration, transfer and exchange of the Series 2025 Bonds, and hereby appoints U.S. Bank Trust Company, National Association, as its Registrar to keep such books and make such registrations, transfers, and exchanges as required hereby. U.S. Bank Trust Company, National Association hereby accepts its appointment as Registrar and its duties and responsibilities as Registrar hereunder. Registrations, transfers and exchanges shall be without charge to the Bondholder requesting such registration, transfer or exchange, but such Bondholder shall pay any taxes or other governmental charges on all registrations, transfers and exchanges.

The Issuer hereby appoints U.S. Bank Trust Company, National Association as Paying Agent for the Series 2025 Bonds. U.S. Bank Trust Company, National Association hereby accepts its appointment as Paying Agent and its duties and responsibilities as Paying Agent hereunder.

SECTION 2.09. Conditions Precedent to Issuance of the Series 2025 Bonds. In addition to complying with the requirements set forth in the Master Indenture in connection with the issuance of the Series 2025 Bonds, all the Series 2025 Bonds shall be executed by the Issuer for delivery to the Trustee and thereupon shall be authenticated by the Trustee and delivered to the Issuer or upon its order, but only upon the further receipt by the Trustee of:

(a) Certified copies of the Assessment Resolutions;

(b) Executed originals of the Master Indenture and this First Supplemental Indenture;

(c) An opinion of Counsel to the District, also addressed to the Trustee, substantially to the effect that (i) the Issuer has been duly established and validly exists as a community development district under the Act, (ii) the Issuer has good right and lawful authority under the Act to construct and/or purchase the 2025 Project being financed with the proceeds of the Series 2025 Bonds, subject to obtaining such licenses, orders or other authorizations as are, at the date of such opinion, required to be obtained from any agency or regulatory body having lawful jurisdiction in order to own and operate the 2025 Project, (iii) all proceedings undertaken by the Issuer with respect to the Series 2025 Special Assessments have been in accordance with Florida law, (iv) the Issuer has taken all action necessary to levy and impose the Series 2025 Special Assessments, and (v) the Series 2025 Special Assessments are legal, valid and binding liens upon the property against which such Series 2025 Special Assessments are made, coequal with the lien of all state, county, district and municipal taxes, superior in dignity to all other liens, titles and claims, until paid;

(d) A certificate of an Authorized Officer to the effect that, upon the authentication and delivery of the Series 2025 Bonds, the Issuer will not be in default in the performance of the terms and provisions of the Master Indenture or this First Supplemental Indenture; and

(e) Copies of the Collateral Assignment[s].

Receipt by the Trustee of the net proceeds from the initial sale of the Series 2025 Bonds shall constitute conclusive evidence of the fulfillment of the conditions precedent for the issuance of the Series 2025 Bonds to the satisfaction of the Issuer and the Underwriter.

[END OF ARTICLE II]

ARTICLE III
REDEMPTION OF SERIES 2025 BONDS

SECTION 3.01. Redemption Dates and Prices. The Series 2025 Bonds shall be subject to redemption at the times and in the manner provided in Article VIII of the Master Indenture and in this Article III. All payments of the Redemption Price of the Series 2025 Bonds shall be made on the dates hereinafter required. Except as otherwise provided in this Section 3.01, if less than all the Series 2025 Bonds are to be redeemed pursuant to an extraordinary mandatory redemption, the Trustee shall select the Series 2025 Bonds or portions of the Series 2025 Bonds to be redeemed pursuant to Section 8.04 of the Master Indenture. Partial redemptions of Series 2025 Bonds shall be made in such a manner that the remaining Series 2025 Bonds held by each Bondholder shall be in Authorized Denominations, except for the last remaining Series 2025 Bond.

The Series 2025 Bonds are subject to redemption prior to maturity in the amounts, at the times and in the manner provided below. All payments of the Redemption Price of the Series 2025 Bonds shall be made on the dates specified below.

(a) Optional Redemption. The Series 2025 Bonds may, at the option of the Issuer, provided written notice hereof has been sent to the Trustee at least forty-five (45) days prior to the redemption date (unless the Trustee will accept less than forty-five (45) days' notice), be called for redemption prior to maturity as a whole or in part, at any time, on or after [December] 15, 203__ (less than all Series 2025 Bonds of a maturity to be selected by lot), at a Redemption Price equal to the principal amount of Series 2025 Bonds to be redeemed, plus accrued interest from the most recent Interest Payment Date to the redemption date from moneys on deposit in the Series 2025 Optional Redemption Subaccount of the Series 2025 Bond Redemption Account. If such optional redemption shall be in part, the Issuer shall select such principal amount of Series 2025 Bonds to be optionally redeemed from each maturity so that debt service on the remaining Outstanding Series 2025 Bonds is substantially level.

(b) Extraordinary Mandatory Redemption in Whole or in Part. The Series 2025 Bonds are subject to extraordinary mandatory redemption prior to maturity by the Issuer in whole or in part, on any date (other than in the case of clause (i) below which extraordinary mandatory redemption in part must occur on a Quarterly Redemption Date), at a Redemption Price equal to 100% of the principal amount of the Series 2025 Bonds to be redeemed, plus interest accrued to the redemption date, as follows:

(i) from Series 2025 Prepayment Principal deposited into the Series 2025 Prepayment Subaccount of the Series 2025 Bond Redemption Account (taking into account the credit from the Series 2025 Reserve Account pursuant to Section 4.05 hereof) following the Prepayment in whole or in part of the Series 2025 Special Assessments on any assessable property within the District in accordance with the provisions of Section 4.05 of this First Supplemental Indenture.

(ii) from moneys, if any, on deposit in the Series 2025 Funds, Accounts and subaccounts (other than the Series 2025 Rebate Fund, the Series 2025 Costs of Issuance Account and the Series 2025 Acquisition and Construction Account) sufficient to pay and redeem all Outstanding Series 2025 Bonds and accrued interest thereon to the redemption date or dates in addition to all amounts owed to Persons under the Indenture.

(iii) from any funds remaining on deposit in the Series 2025 Acquisition and Construction Account not otherwise reserved to complete the 2025 Project (including any amounts transferred from the Series 2025 Reserve Account) all of which have been transferred to the Series 2025 General Redemption Subaccount of the Series 2025 Bond Redemption Account.

(c) Mandatory Sinking Fund Redemption. The Series 2025 Bonds maturing on June 15, 203__ are subject to mandatory sinking fund redemption from the moneys on deposit in the Series 2025 Sinking Fund Account on June 15 in the years and in the mandatory sinking fund redemption amounts set forth below at a redemption price of 100% of their principal amount plus accrued interest to the date of redemption.

Year	**Mandatory Sinking Fund Redemption Amount**

*Maturity

The Series 2025 Bonds maturing on June 15, 204__ are subject to mandatory sinking fund redemption from the moneys on deposit in the Series 2025 Sinking Fund Account on June 15 in the years and in the mandatory sinking fund redemption amounts set forth below at a redemption price of 100% of their principal amount plus accrued interest to the date of redemption.

Year	**Mandatory Sinking Fund Redemption Amount**
	$

*Maturity

The Series 2025 Bonds maturing on June 15, 205__ are subject to mandatory sinking fund redemption from the moneys on deposit in the Series 2025 Sinking Fund Account on June 15 in the years and in the mandatory sinking fund redemption amounts set forth below at a redemption price of 100% of their principal amount plus accrued interest to the date of redemption.

Year	Mandatory Sinking Fund Redemption Amount
	$

*Maturity

Upon any redemption of Series 2025 Bonds other than in accordance with scheduled mandatory sinking fund redemptions, the District shall cause to be recalculated and delivered to the Trustee revised mandatory sinking fund redemption amounts recalculated so as to amortize the Outstanding principal amount of Series 2025 Bonds in substantially equal annual installments of principal and interest (subject to rounding to Authorized Denominations of principal) over the remaining term of the Series 2025 Bonds. The mandatory sinking fund redemption amounts as so recalculated shall not result in an increase in the aggregate of the mandatory sinking fund redemption amounts for all Series 2025 Bonds in any year. In the event of a redemption occurring less than forty-five (45) days prior to a date on which a mandatory sinking fund redemption payment is due, the foregoing recalculation shall not be made to the mandatory sinking fund redemption amounts due in the year in which such redemption occurs, but shall be made to the mandatory sinking fund redemption amounts for the immediately succeeding and subsequent years.

SECTION 3.02. Notice of Redemption. When required to redeem Series 2025 Bonds under any provision of this First Supplemental Indenture or directed to redeem Series 2025 Bonds by the Issuer, the Trustee shall give or cause to be given to Owners of the Series 2025 Bonds to be redeemed, notice of the redemption, as set forth in Article VIII of the Master Indenture.

[END OF ARTICLE III]

ARTICLE IV
ESTABLISHMENT OF CERTAIN FUNDS, ACCOUNTS AND SUBACCOUNTS; ADDITIONAL COVENANTS OF THE ISSUER; PREPAYMENTS; REMOVAL OF SPECIAL ASSESSMENT LIENS

SECTION 4.01. Establishment of Certain Funds, Accounts and Subaccounts.

(a) The Trustee shall establish a separate Account within the Acquisition and Construction Fund designated as the "Series 2025 Acquisition and Construction Account." Net proceeds of the Series 2025 Bonds shall be deposited into the Series 2025 Acquisition and Construction Account in the amount set forth in Section 2.06 of this Second Supplemental Indenture, together with any other moneys that may be transferred to the Series 2025 Acquisition and Construction Account as provided for herein. Such moneys in the Series 2025 Acquisition and Construction Account shall be disbursed by the Trustee as set forth in Section 5.01 of the Master Indenture, and this Section 4.01(a), and upon disbursement, the Issuer shall apply such moneys as provided for herein and in the Acquisition Agreement. Subject to the provisions of Section 4.01(f) hereof, any moneys remaining in the Series 2025 Acquisition and Construction Account after the Completion Date and after the expenditure of all moneys remaining therein that have not been requisitioned after satisfaction of the Release Conditions #1 and Release Conditions #2 upon notice of the same given by the Developer to the District Manager and the Trustee, except for any moneys reserved therein for the payment of any costs of the 2025 Project owed but not yet requisitioned, as evidenced in a certificate from the District Manager to the Trustee and the Issuer, upon which the Trustee may conclusively rely, and the adoption of a resolution by the Issuer accepting the 2025 Project, a copy of which shall be delivered to the Trustee, upon which the Trustee may conclusively rely, shall be transferred by the Trustee to the Series 2025 General Redemption Subaccount of the Series 2025 Bond Redemption Account. Subject to the provisions of Section 4.01(f) hereof, the Series 2025 Acquisition and Construction Account shall be closed upon the expenditure or transfer of all funds therein including moneys deposited therein as a result of satisfaction of the Release Conditions #1 and Release Conditions #2. Upon presentment to the Trustee of a properly signed requisition in substantially the form attached hereto as Exhibit C, the Trustee shall withdraw moneys from the Series 2025 Acquisition and Construction Account and make payment to the Person or Persons so designated in such requisition. Pursuant to the Master Indenture, the Trustee shall establish a separate Account within the Acquisition and Construction Fund designated as the "Series 2025 Costs of Issuance Account." Net proceeds of the Series 2025 Bonds shall be deposited into the Series 2025 Costs of Issuance Account in the amount set forth in Section 2.06 of this Second Supplemental Indenture. Upon presentment to the Trustee of a properly signed requisition in substantially the form attached hereto as Exhibit C, the Trustee shall withdraw moneys from the Series 2025 Costs of Issuance Account to pay the costs of issuing the Series 2025 Bonds. Six months after the issuance of the Series 2025 Bonds, any moneys remaining in the Series 2025 Costs of Issuance Account in excess of the amounts requested to be disbursed by the Issuer shall be deposited into the Series 2025 Interest Account and the Series 2025 Costs of Issuance Account shall be closed. Any deficiency in the amount allocated to pay the cost of issuing the Series 2025 Bonds shall be paid from excess Series 2025 Pledged Revenues on deposit in the Series 2025 Revenue Account in accordance with Section 4.02 SEVENTH. When there are no further moneys therein, the Series 2025 Costs of Issuance Account shall be closed.

(b) Pursuant to Section 6.03 of the Master Indenture, the Trustee shall establish a separate Account within the Revenue Fund designated as the "Series 2025 Revenue Account." Series 2025 Special Assessments and any other amounts required to be deposited therein (except for Prepayments of Series 2025 Special Assessments which shall be identified as such by the Issuer to the Trustee and deposited in the Series 2025 Prepayment Subaccount) shall be deposited by the Trustee into the Series 2025 Revenue Account which shall be applied as set forth in Section 6.03 of the Master Indenture and Section 4.02 of this First Supplemental Indenture.

(c) Pursuant to Section 6.04 of the Master Indenture, the Trustee shall establish a separate Account within the Debt Service Fund designated as the "Series 2025 Principal Account." Moneys shall be deposited into the Series 2025 Principal Account as provided in Section 6.04 of the Master Indenture and Section 4.02 of this First Supplemental Indenture, and applied for the purposes provided therein.

(d) Pursuant to Section 6.04 of the Master Indenture, the Trustee shall establish a separate Account within the Debt Service Fund designated as the "Series 2025 Interest Account." Moneys deposited into the Series 2025 Interest Account pursuant to Section 6.04 of the Master Indenture and Sections 2.06 and 4.02 of this First Supplemental Indenture, shall be applied for the purposes provided therein.

(e) Pursuant to Section 6.04 of the Master Indenture, the Trustee shall establish another separate Account within the Debt Service Fund designated as the "Series 2025 Sinking Fund Account." Moneys shall be deposited into the Series 2025 Sinking Fund Account as provided in Section 6.04 of the Master Indenture and Section 4.02 of this First Supplemental Indenture and applied for the purposes provided therein and in Section 3.01(c) of this First Supplemental Indenture.

(f) Pursuant to Section 6.04 of the Master Indenture, the Trustee shall establish a separate Account within the Reserve Fund designated as the "Series 2025 Reserve Account." Net proceeds of the Series 2025 Bonds shall be deposited into the Series 2025 Reserve Account in the amount set forth in Section 2.06 of this First Supplemental Indenture, and such moneys, together with any other moneys deposited into the Series 2025 Reserve Account shall be applied for the purposes provided in the Master Indenture and in this Section 4.01(f) and Section 4.05 of this First Supplemental Indenture. Notwithstanding any provisions in the Master Indenture to the contrary, the Issuer covenants not to substitute the cash and Investment Securities on deposit in the Series 2025 Reserve Account with a Debt Service Reserve Insurance Policy or a Debt Service Reserve Letter of Credit. Except as provided in the next paragraph, all investment earnings on moneys in the Series 2025 Reserve Account shall remain on deposit therein.

On each May 1 and November 1 (or, if such date is not a Business Day, on the Business Day next preceding such day), the Trustee shall determine the amount on deposit in the Series 2025 Reserve Account and transfer any excess therein above the Reserve Requirement for the Series 2025 Bonds caused by investment earnings to be transferred to the Series 2025 Revenue Account.

Notwithstanding any of the foregoing, amounts on deposit in the Series 2025 Reserve Account shall be transferred by the Trustee, in the amounts directed in writing by the Majority Holders of the Series 2025 Bonds to the Series 2025 General Redemption Subaccount of the Series

2025 Bond Redemption Account, if as a result of the application of Article X of the Master Indenture, the proceeds received from lands sold subject to the Series 2025 Special Assessments and applied to redeem a portion of the Series 2025 Bonds is less than the principal amount of Series 2025 Bonds indebtedness attributable to such lands.

Subject to the provisions of Section 4.05 hereof, on any date the Issuer or the District Manager, on behalf of the Issuer, receives notice that a landowner wishes to prepay its Series 2025 Special Assessments relating to the benefited property of such landowner within the 2025 Project Area within the District, or as a result of a mandatory true-up payment, the Issuer shall, or cause the District Manager, on behalf of the Issuer, to calculate the principal amount of such Prepayment taking into account a credit against the amount of the Series 2025 Prepayment Principal due by the amount of money in the Series 2025 Reserve Account that will be in excess of the applicable Reserve Requirement, taking into account the proposed Prepayment. Such excess in the Series 2025 Reserve Account shall be transferred by the Trustee to the Series 2025 Prepayment Subaccount of the Series 2025 Bond Redemption Account, as a result of such Prepayment. The District Manager, on behalf of the Issuer, shall make such calculation within ten (10) Business Days after receiving notice of such Prepayment and shall instruct the Trustee in writing to transfer such amount of credit given to the landowner from the Series 2025 Reserve Account to the Series 2025 Prepayment Subaccount of the Series 2025 Bond Redemption Account to be used for the extraordinary mandatory redemption of the Series 2025 Bonds in accordance with Section 3.01(b)(i) hereof. The Trustee is authorized to make such transfers and has no duty to verify such calculations. Notwithstanding the foregoing, and as further described in the next succeeding paragraph, upon satisfaction of the Release Conditions #1 or Release Conditions #2, as the case may be, the Trustee shall deposit such excess on deposit in the Series 2025 Reserve Account to the Series 2025 Acquisition and Construction Account and pay such amount deposited in the Series 2025 Acquisition and Construction Account to the Person or Persons designated in a requisition in the form attached hereto as Exhibit "C" submitted to the Issuer by the Developer which requisition shall be executed by the Issuer and the Consulting Engineer. Such payment is authorized notwithstanding that the Completion Date might have been declared provided that there are Costs of the 2025 Project that were not paid from moneys initially deposited in the Series 2025 Acquisition and Construction Account and the Trustee has on file one or more properly executed unfunded requisitions ("Unfunded Requisition"). In the event there are multiple unfunded requisitions on file with the Trustee, the Trustee shall fund such requisitions in the order the Trustee has received them (from oldest to newest). In the event that there are no Unfunded Requisitions on file with the Trustee, such excess moneys transferred from the Series 2025 Reserve Account to the Series 2025 Acquisition and Construction Account shall be deposited into the Series 2025 General Redemption Subaccount of the Series 2025 Bond Redemption Account.

Upon satisfaction of the Release Conditions #1 or Release Conditions #2 as evidenced by a written certificate of the District Manager delivered to the Issuer and the Trustee, stating that the Release Conditions #1 or Release Conditions #2 have been satisfied and setting forth the amount of the new Series 2025 Reserve Requirement, the Trustee shall without further direction reduce the Series 2025 Reserve Requirement to either twenty-five percent (25%) of the maximum annual debt service of the then Outstanding principal amount of the Series 2025 Bonds, as calculated by the District Manager, upon satisfaction of Release Conditions #1 or ten percent (10%) upon satisfaction of Release Conditions #2 of the maximum annual debt service of the then Outstanding principal amount of the Series 2025 Bonds as calculated by the District Manager. The excess amount in the Series 2025 Reserve Account as a result of satisfaction of Release Conditions #1 or Release Conditions #2 shall be transferred to the Series 2025 Acquisition and Construction Account. The Trustee may conclusively rely on such written certificate of the District Manager.

In addition, in the event of an extraordinary mandatory redemption pursuant to the provisions of this Second Supplemental Indenture, the District Manager, on behalf of the Issuer, shall calculate the applicable Reserve Requirement and communicate the same to the Trustee and the Trustee shall apply any excess in the Series 2025 Reserve Account toward such extraordinary mandatory redemption.

(g) Pursuant to Section 6.06 of the Master Indenture, the Trustee shall establish a separate Series Bond Redemption Account within the Bond Redemption Fund designated as the "Series 2025 Bond Redemption Account" and within such Account, a "Series 2025 General Redemption Subaccount," a "Series 2025 Optional Redemption Subaccount," and a "Series 2025 Prepayment Subaccount." Except as otherwise provided in this First Supplemental Indenture regarding Prepayments or in connection with the optional redemption of the Series 2025 Bonds, moneys to be deposited into the Series 2025 Bond Redemption Account as provided in Section 6.06 of the Master Indenture, shall be deposited to the Series 2025 General Redemption Subaccount of the Series 2025 Bond Redemption Account.

(h) Moneys that are deposited into the Series 2025 General Redemption Subaccount of the Series 2025 Bond Redemption Account (including all earnings on investments held therein) shall be used to call Series 2025 Bonds for the extraordinary mandatory redemption in whole, pursuant to Section 3.01(b)(ii) hereof or in part pursuant to Section 3.01(b)(iii) hereof.

(i) Moneys in the Series 2025 Prepayment Subaccount of the Series 2025 Bond Redemption Account (including all earnings on investments held in such Series 2025 Prepayment Subaccount of the Series 2025 Bond Redemption Account) shall be accumulated therein to be used to call for redemption pursuant to Section 3.01(b)(i) hereof an amount of Series 2025 Bonds equal to the amount of money transferred to the Series 2025 Prepayment Subaccount of the Series 2025 Bond Redemption Account for the purpose of such extraordinary mandatory redemption on the dates and at the price provided in such Section 3.01(b)(i) hereof.

(j) The Issuer hereby directs the Trustee to establish a Series 2025 Rebate Fund designated as the "Series 2025 Rebate Fund." Moneys shall be deposited into the Series 2025 Rebate Fund, as provided in the Arbitrage Certificate and Section 4.02 SEVENTH herein and applied for the purposes provided therein.

(k) Any moneys on deposit in the Series 2025 Optional Redemption Subaccount shall be used to optionally redeem all or a portion of the Series 2025 Bonds pursuant to Section 3.01(a) hereof.

SECTION 4.02. Series 2025 Revenue Account. The Trustee shall transfer from amounts on deposit in the Series 2025 Revenue Account to the Funds, Accounts and subaccounts designated below, the following amounts, at the following times and in the following order of priority:

FIRST, upon receipt but no later than the Business Day next preceding each December 15 commencing December 15, 2025, to the Series 2025 Interest Account of the Debt Service Fund, an amount equal to the interest on the Series 2025 Bonds becoming due on the next succeeding December 15, less any amounts on deposit in the Series 2025 Interest Account not previously credited;

SECOND, upon receipt but no later than the Business Day next preceding each June 15 commencing June 15, 2026, to the Series 2025 Interest Account of the Debt Service Fund, an amount equal to the interest on the Series 2025 Bonds becoming due on the next succeeding June 15, less any amounts on deposit in the Series 2025 Interest Account not previously credited;

THIRD, no later than the Business Day next preceding each June 15, commencing June 15, 2026, to the Series 2025 Sinking Fund Account of the Debt Service Fund, an amount equal to the principal amount of Series 2025 Bonds subject to sinking fund redemption on such June 15, less any amounts on deposit in the Series 2025 Sinking Fund Account not previously credited;

FOURTH, no later than the Business Day next preceding each June 15, which is a principal payment date for any Series 2025 Bonds, to the Series 2025 Principal Account of the Debt Service Fund, an amount equal to the principal amount of Series 2025 Bonds Outstanding maturing on such June 15, less any amounts on deposit in the Series 2025 Principal Account not previously credited;

FIFTH, notwithstanding the foregoing, at any time the Series 2025 Bonds are subject to redemption on a date which is not a June 15 or December 15 Interest Payment Date, the Trustee shall be authorized to transfer to the Series 2025 Interest Account, the amount necessary to pay interest on the Series 2025 Bonds subject to redemption on such date;

SIXTH, upon receipt but no later than the Business Day next preceding each Interest Payment Date while Series 2025 Bonds remain Outstanding, to the Series 2025 Reserve Account, an amount equal to the amount, if any, which is necessary to make the amount on deposit therein equal to the Series 2025 Reserve Requirement for the Series 2025 Bonds; and

SEVENTH, subject to the foregoing paragraphs, the balance of any moneys remaining after making the foregoing deposits shall be deposited into the Series 2025 Costs of Issuance Account to cover any deficiencies in the amount allocated to pay the cost of issuing the Series 2025 Bonds and next, any balance in the Series 2025 Revenue Account shall remain on deposit in such Series 2025 Revenue Account, unless pursuant to the Arbitrage Certificate, it is necessary to make a deposit into the Series 2025 Rebate Fund , in which case, the Issuer shall direct the Trustee to make such deposit thereto.

SECTION 4.03. Power to Issue Series 2025 Bonds and Create Lien. The Issuer is duly authorized under the Act and all applicable laws of the State to issue the Series 2025 Bonds, to execute and deliver the Indenture and to pledge the Series 2025 Pledged Revenues for the benefit of the Series 2025 Bonds to the extent set forth herein. The Series 2025 Pledged Revenues are not and shall not be subject to any other lien senior to or on a parity with the lien created in favor of the Series 2025 Bonds. The Series 2025 Bonds and the provisions of the Indenture are and will be valid and legally enforceable obligations of the Issuer in accordance with their respective terms. The Issuer shall, at all times, to the extent permitted by law, defend, preserve and protect the pledge created by the Indenture and all the rights of the Owners of the Series 2025 Bonds under the Indenture against all claims and demands of all persons whomsoever.

SECTION 4.04. 2025 Project to Conform to Consulting Engineers Report. Upon the issuance of the Series 2025 Bonds, the Issuer will promptly proceed to construct or acquire the 2025 Project, as described in Exhibit A hereto and in the Consulting Engineer's Report relating thereto, all pursuant to the terms and provisions of the Acquisition Agreement.

SECTION 4.05. Prepayments; Removal of the Series 2025 Special Assessment Liens.

(a) At any time any owner of property subject to the Series 2025 Special Assessments may, at its option, or as a result of acceleration of the Series 2025 Special Assessments because of non-payment thereof or as a result of true-up payment, shall require the Issuer to reduce or release and extinguish the lien upon its property by virtue of the levy of the Series 2025 Special Assessments by paying or causing there to be paid, to the Issuer all or a portion of the Series 2025 Special Assessment, which shall constitute Series 2025 Prepayment Principal, plus accrued interest to the next succeeding Quarterly Redemption Date (or the next succeeding Quarterly Redemption Date if such Prepayment is made within forty-five (45) calendar days before a Quarterly Redemption Date), attributable to the property subject to the Series 2025 Special Assessment owned by such owner. In connection with such Prepayments, in the event the amount in the Series 2025 Reserve Account will exceed the applicable Reserve Requirement as a result of a Prepayment in accordance with this Section 4.05(a) and the resulting redemption of the Series 2025 Bonds in accordance with Section 3.01(b)(i) of this First Supplemental Indenture, the excess amount shall be transferred from the Series 2025 Reserve Account to the Series 2025 Prepayment Subaccount of the Series 2025 Bond Redemption Account as a credit against the Series 2025 Prepayment Principal otherwise required to be paid by the owner of such lot or parcel, upon written instructions to the Trustee of the District Manager upon which the Trustee may conclusively rely, on behalf of the Issuer, together with a certification stating that, after giving effect to such transfers sufficient moneys will be on deposit in the Series 2025 Reserve Account to equal or exceed the then Reserve Requirement for the Series 2025 Bonds and which certificate of the District Manager will further state that, after giving effect to the proposed redemption of Series 2025 Bonds, there will be sufficient Series 2025 Pledged Revenues to pay the principal and interest, when due, on all Series 2025 Bonds that will remain Outstanding.

(b) Upon receipt of Series 2025 Prepayment Principal as described in paragraph (a) above, subject to satisfaction of the conditions set forth therein, the Issuer shall immediately pay the amount so received to the Trustee, and the Issuer shall take such action as is necessary to record in the official records of the Issuer that the Series 2025 Special Assessment has been paid in whole or in part and that such Series 2025 Special Assessment lien is thereby reduced, or released and extinguished, as the case may be.

(c) The Trustee may conclusively rely on the Issuer's determination of what moneys constitute Series 2025 Prepayment Principal. The Trustee shall calculate the amount available for extraordinary mandatory redemption of the Series 2025 Bonds pursuant to Section 3.01(b)(i) hereof forty-five (45) days before each Quarterly Redemption Date and will withdraw money from the Series 2025 Reserve Account as a credit against the amount of Prepayment that is owed in an amount as directed by the Issuer or the District Manager on behalf of the Issuer in accordance with Section 4.01(f) hereof and Section 4.05(a)(a) hereof. No credit shall be given if as a result the Reserve Requirement shall be less than is required after taking into account the proposed extraordinary mandatory redemption pursuant to Section 3.01(b)(i) hereof. At any time such Prepayment is not in an integral multiple of $5,000, the Trustee shall withdraw moneys from the Series 2025 Revenue Account to round-up to an integral multiple of $5,000 and deposit such amount into the Series 2025 Prepayment Subaccount. Notwithstanding the foregoing, the Trustee shall not be authorized to withdraw any moneys from the Series 2025 Revenue Account unless all of the deposits required under Section 4.02 hereof have or can be made to the next succeeding Interest Payment Date.

If any landowner shall prepay the Series 2025 Special Assessments without interest as permitted by Section 170.09, Florida Statutes, the Trustee is authorized, pursuant to written direction from the Issuer or from the written direction from the District Manager on behalf of the Issuer, to first withdraw any available money from the Series 2025 Revenue Account and next from the Series 2025 Reserve Account if moneys are not available in the Series 2025 Revenue Account, in either case in the amount of such interest which would otherwise be owed in connection with such Prepayment.

[END OF ARTICLE IV]

ARTICLE V
COVENANTS AND DESIGNATIONS OF THE ISSUER

SECTION 5.01. Collection of Series 2025 Special Assessments. Pursuant to the terms and provisions of the Master Indenture and except as provided in the next succeeding sentence, the Issuer shall collect the Series 2025 Special Assessments relating to the acquisition and construction of the 2025 Project through the Uniform Method of Collection (the "Uniform Method") afforded by Chapter 197, Florida Statutes. Pursuant to the terms and provisions of the Master Indenture, the Issuer shall, pursuant to the provisions of the Assessment Resolutions, directly collect the Series 2025 Special Assessments levied in lieu of the Uniform Method with respect to any assessable lands within the District which have not yet been platted, unless the Trustee at the direction of the Majority Holders directs the Issuer otherwise or the timing for using the Uniform Method will not yet allow for using such method. In addition, and not in limitation of, the covenants contained elsewhere in this First Supplemental Indenture and in the Master Indenture, the Issuer covenants to comply with the terms of the proceedings heretofore adopted with respect to the Series 2025 Special Assessments, and to levy the Series 2025 Special Assessments in such manner as will generate funds sufficient to pay debt service on the Series 2025 Bonds when due. All Series 2025 Special Assessments that are collected directly by the Issuer shall be due and payable by the landowner not later than thirty (30) days prior to each Interest Payment Date.

SECTION 5.02. Continuing Disclosure. Contemporaneously with the execution and delivery hereof, the Issuer has executed and delivered a Continuing Disclosure Agreement in order to comply with the requirements of Rule 15c2-12 promulgated under the Securities and Exchange Act of 1934. The Issuer covenants and agrees to comply with the provisions of such Continuing Disclosure Agreement applicable to it; however, as set forth therein, failure to so comply shall not constitute and Event of Default hereunder, but shall instead be enforceable by mandamus or any other means of specific performance.

SECTION 5.03. Investment of Funds, Accounts and Subaccounts. The provisions of Section 7.02 of the Master Indenture shall apply to the investment and reinvestment of moneys in the Series 2025 Accounts and subaccounts therein created hereunder.

SECTION 5.04. Additional Obligations. The Issuer covenants not to issue any other Bonds or other debt obligations secured by the Series 2025 Special Assessments. Such covenant shall not prohibit the Issuer from issuing refunding bonds. In addition, the Issuer covenants not to issue any other Bonds or debt obligations secured by any other Special Assessments on assessable lands within the District that are subject to the Series 2025 Special Assessments unless the Series 2025 Special Assessments have been Substantially Absorbed, provided the foregoing shall not preclude the imposition of Special Assessments or other non-ad valorem assessments on such lands in connection with other capital projects that are necessary for health, safety or welfare reasons or to remediate a natural disaster. The Trustee and the Issuer may conclusively rely on a written certificate from the District Manager regarding the occurrence of the Series 2025 Special Assessments being Substantially Absorbed. Notwithstanding any provision in the Indenture to the contrary, the Issuer may issue other Bonds or debt obligations secured by Special Assessments levied within the District, other than the Series 2025 Special Assessments, at any time upon the written consent of the Majority Holders. No consent shall be required if Special Assessments are levied on any lands within the District which are not subject to the Series 2025 Special Assessments.

SECTION 5.05. Acknowledgement Regarding Series 2025 Acquisition and Construction Account Moneys Following an Event of Default. In accordance with the provisions of the Indenture, upon the occurrence of an Event of Default with respect to the Series 2025 Bonds, the Series 2025 Bonds are payable solely from the Series 2025 Pledged Revenues and any other moneys held by the Trustee under the Indenture for such purpose. Anything in the Indenture to the contrary notwithstanding, the Issuer hereby acknowledges that, upon the occurrence of an Event of Default with respect to the Series 2025 Bonds, (i) the Series 2025 Pledged Revenues include, without limitation, all amounts on deposit in the Series 2025 Acquisition and Construction Account of the Acquisition and Construction Fund then held by the Trustee, (ii) the Series 2025 Pledged Revenues may not be used by the Issuer (whether to pay costs of the 2025 Project or otherwise) without the consent of the Majority Holders, and (iii) the Series 2025 Pledged Revenues may be used by the Trustee, at the direction or with the approval of the Majority Holders, to pay the reasonable costs and expenses incurred in connection with the pursuit of remedies under the Indenture. The Issuer covenants not to enter into any contract regarding the 2025 Project from and after the occurrence of an Event of Default without the written direction of the Majority Holders.

[END OF ARTICLE V]

ARTICLE VI
THE TRUSTEE; THE PAYING AGENT AND REGISTRAR

SECTION 6.01. Acceptance of Trust. The Trustee accepts and agrees to execute the trusts hereby created and agrees to perform such trusts upon the terms and conditions set forth in the Indenture. The Trustee agrees to act as Paying Agent and Registrar for the Series 2025 Bonds.

SECTION 6.02. Trustee's Duties. The Trustee shall not be responsible in any manner for the due execution of this First Supplemental Indenture by the Issuer or for the recitals contained herein (except for the certificate of authentication on the Series 2025 Bonds), all of which are made solely by the Issuer. Nothing contained herein shall limit the rights, benefits, privileges, protection and entitlement inuring to the Trustee under the Master Indenture.

SECTION 6.03. Brokerage Confirmations. The Issuer acknowledges that to the extent regulations of the Comptroller of the Currency or other applicable regulatory entity grant the Issuer the right to receive individual confirmations of security transactions at no additional cost, as they occur, the Issuer specifically waives receipt of such confirmations to the extent permitted by law. The Trustee will furnish the Issuer periodic cash transaction statements that include detail for all investment transactions made by the Trustee hereunder.

[END OF ARTICLE VI]

ARTICLE VII
MISCELLANEOUS PROVISIONS

SECTION 7.01. Interpretation of First Supplemental Indenture. This First Supplemental Indenture amends and supplements the Master Indenture with respect to the Series 2025 Bonds, and all of the provisions of the Master Indenture, to the extent not inconsistent herewith, are incorporated in this First Supplemental Indenture by reference. To the maximum extent possible, the Master Indenture and the First Supplemental Indenture shall be read and construed as one document.

SECTION 7.02. Amendments. Any amendments to this First Supplemental Indenture shall be made pursuant to the provisions for amendment contained in the Master Indenture.

SECTION 7.03. Counterparts. This First Supplemental Indenture may be executed in any number of counterparts, each of which when so executed and delivered shall be an original; but such counterparts shall together constitute but one and the same instrument.

SECTION 7.04. Appendices and Exhibits. Any and all schedules, appendices or exhibits referred to in and attached to this First Supplemental Indenture are hereby incorporated herein and made a part of this First Supplemental Indenture for all purposes.

SECTION 7.05. Payment Dates. In any case in which an Interest Payment Date or the maturity date of the Series 2025 Bonds or the date fixed for the redemption of any Series 2025 Bonds shall be other than a Business Day, then payment of interest, principal or Redemption Price need not be made on such date but may be made on the next succeeding Business Day, with the same force and effect as if made on the due date, and no interest on such payment shall accrue for the period after such due date if payment is made on such next succeeding Business Day.

SECTION 7.06. No Rights Conferred on Others. Nothing herein contained shall confer any right upon any Person other than the parties hereto and the Holders of the Series 2025 Bonds.

SECTION 7.07. Patriot Act Requirements of the Trustee. To help the government fight the funding of terrorism and money laundering activities, Federal law requires all financial institutions to obtain, verify and record information that identifies each person who opens an account. For a non-individual person such as a business entity, a charity, a trust or other legal entity, the Trustee will ask for documentation to verify such non-individual person's formation and existence as a legal entity. The Trustee may also ask to see financial statements, licenses, identification and authorization documents from individuals claiming authority to represent the entity or other relevant documentation.

[Remainder of page intentionally left blank.]

IN WITNESS WHEREOF, West Lake Community Development District has caused this First Supplemental Trust Indenture to be executed by the Chairperson or Vice Chairperson of its Board of Supervisors and its corporate seal to be hereunto affixed and attested by the Secretary of its Board of Supervisors and U.S. Bank Trust Company, National Association has caused this First Supplemental Trust Indenture to be executed by one of its authorized signatories, all as of the day and year above written.

WEST LAKE COMMUNITY
DEVELOPMENT DISTRICT

[SEAL]

Attest:

By: ______________________________
Name: ______________________________
Title: Chairperson/Vice Chairperson
Board of Supervisors

By: ________________________
Name: ________________________
Title: Secretary/Assistant Secretary
Board of Supervisors

U.S. BANK TRUST COMPANY,
NATIONAL ASSOCIATION, as Trustee,
Paying Agent and Registrar

By: ______________________________
Name: Leanne M. Duffy
Title: Vice President

STATE OF FLORIDA)
) SS:
COUNTY OF __________________)

The foregoing instrument was acknowledged before me by means of ❑ physical presence or ❑ online notarization, this _____ day of _______, 2025, by _______, Chairperson/Vice Chairperson of the Board of Supervisors of West Lake Community Development District, who acknowledged that she/he did sign the foregoing instrument as such officer, for and on behalf of West Lake Community Development District; that the same is her/his free act and deed as such officer, and the free act and deed of West Lake Community Development District; and that the seal affixed to said instrument is the seal of West Lake Community Development District. She/He is personally known to me or produced ___________________ as identification.

[NOTARIAL SEAL]

Notary: ____________________________________
Print Name: ________________________________
NOTARY PUBLIC, STATE OF _______________
My commission expires ______________________

STATE OF FLORIDA)
) SS:
COUNTY OF HILLSBOROUGH)

The foregoing instrument was acknowledged before me by means of ❑ physical presence or ❑ online notarization, this _____ day of _______, 2025, by ____________, Secretary/Assistant Secretary of the Board of Supervisors of West Lake Community Development District, who acknowledged that he/she did so sign the foregoing instrument as such officer for and on behalf of said Issuer; that the same is his/her free act and deed as such officer, and the free act and deed of said Issuer; and that the seal affixed to said instrument is the seal of said Issuer; that he/she appeared before me this day in person and severally acknowledged that he/she, being thereunto duly authorized, signed, sealed with the seal of said Issuer, for the uses and purposes therein set forth. He/She is personally known to me or produced ___________________ as identification.

[NOTARIAL SEAL]

Notary: ___________________________________
Print Name: ________________________________
NOTARY PUBLIC, STATE OF _______________
My commission expires ______________________

STATE OF FLORIDA)
) SS:
COUNTY OF ORANGE)

The foregoing instrument was acknowledged before me by means of ❑ physical presence or ❑ online notarization, this _____ day of _______, 2025, by Leanne M. Duffy, a Vice President of U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION, as Trustee, who acknowledged that she did so sign said instrument as such officer for and on behalf of said trust company; that the same is her free act and deed as such officer, respectively, and the free act and deed of said trust corporation; that she appeared before me on this day in person and acknowledged that she, being thereunto duly authorized, signed, for the uses and purposes therein set forth. She is personally known to me or has produced ______________________ as identification.

[NOTARIAL SEAL]

Notary: ______________________________
Print Name: ___________________________
NOTARY PUBLIC, STATE OF ______________
My commission expires ________________

EXHIBIT A

DESCRIPTION OF 2025 PROJECT

The 2025 Project includes, but is not limited to, the following improvements:

Stormwater management systems;
roadway improvements, including, but not limited to, traffic signals and related earthwork relating thereto;
Water and wastewater systems, including lift stations;
Landscaping, hardscaping and irrigation in public rights-of-way;
Utility relocations; and
Related soft and incidental costs.

EXHIBIT B

[FORM OF SERIES 2025 BOND]

R-1 **$________**

UNITED STATES OF AMERICA
STATE OF FLORIDA
HILLSBOROUGH COUNTY
WEST LAKE COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BOND, SERIES 2025
(SERIES 2025)

Interest Rate	Maturity Date	Date of Original Issuance	CUSIP
_______%			

Registered Owner:-------------------------------Cede & Co.---

Principal Amount:--

KNOW ALL PERSONS BY THESE PRESENTS that the West Lake Community Development District (the "Issuer"), for value received, hereby promises to pay to the registered owner shown above or registered assigns, on the date specified above, from the sources hereinafter mentioned, upon presentation and surrender hereof (except while the herein defined Series 2025 Bonds are in book-entry only form such presentation shall not be required), at the designated corporate trust office of U.S. Bank Trust Company, National Association, as paying agent (said U.S. Bank Trust Company, National Association and/or any bank or trust company to become successor paying agent being herein called the "Paying Agent"), the Principal Amount set forth above (with interest thereon at the Interest Rate per annum set forth above, computed on a 360-day year of twelve 30-day months), said principal payable on the Maturity Date stated above. Principal of this Bond is payable at the designated corporate trust office of U.S. Bank Trust Company, National Association, located in Orlando, Florida, in lawful money of the United States of America. Interest on this Bond is payable by check or draft of the Paying Agent made payable to the registered owner and mailed on each June 15 and December 15, commencing December 15, 2025 to the address of the registered owner as such name and address shall appear on the registry books of the Issuer maintained by U.S. Bank Trust Company, National Association, as registrar (said U.S. Bank Trust Company, National Association and any successor registrar being herein called the "Registrar") at the close of business on the first day of the calendar month for which an Interest Payment Date occurs or the date on which the principal of a Bond is to be paid (the "Record Date"). Such interest shall be payable from the most recent interest payment date next preceding the date of authentication hereof to which interest has been paid, unless the date of authentication hereof is a June 15 or December 15 to which interest has been paid, in which case from the date of authentication hereof, or unless such date of authentication is prior to December 15, 2025, in which case from the date of initial delivery, or unless the date of authentication hereof is between a Record Date and the next succeeding interest payment date, in which case from such interest payment date. Any such interest not so punctually paid or duly provided for shall forthwith cease to be payable to the registered owner on such Record Date and may be paid to the person in whose name this Bond is registered at the close of business on a Special Record Date for the payment of such defaulted interest to be fixed by U.S. Bank Trust Company, National Association, as Trustee (said U.S. Bank Trust Company, National Association and any successor trustee being herein called the "Trustee"), notice whereof shall be given to Bondholders of record as of the fifth (5th) day prior to such mailing, at their registered addresses, not less than ten (10) days prior to such Special Record Date, or may be paid, at any time in any other lawful manner, as more fully provided in the Indenture (defined below). Any capitalized term used in this Bond and not otherwise defined shall have the meaning ascribed to such term in the Indenture.

THE SERIES 2025 BONDS ARE LIMITED OBLIGATIONS OF THE ISSUER PAYABLE SOLELY FROM THE PLEDGED REVENUES PLEDGED THEREFOR UNDER THE INDENTURE AND NEITHER THE PROPERTY, THE FULL FAITH AND CREDIT, NOR THE TAXING POWER OF THE ISSUER, HILLSBOROUGH COUNTY, FLORIDA (THE "COUNTY"), THE STATE OF FLORIDA (THE "STATE"), OR ANY OTHER POLITICAL SUBDIVISION THEREOF, IS PLEDGED AS SECURITY FOR THE PAYMENT OF THE SERIES 2025 BONDS, EXCEPT THAT THE ISSUER IS OBLIGATED UNDER THE INDENTURE TO LEVY AND TO EVIDENCE AND CERTIFY, OR CAUSE TO BE CERTIFIED, FOR COLLECTION, THE SERIES 2025 SPECIAL ASSESSMENTS (AS DEFINED IN THE INDENTURE) TO SECURE AND PAY THE SERIES 2025 BONDS. THE SERIES 2025 BONDS DO NOT CONSTITUTE AN INDEBTEDNESS OF THE ISSUER, THE COUNTY, THE STATE, OR ANY OTHER POLITICAL SUBDIVISION THEREOF WITHIN THE MEANING OF ANY CONSTITUTIONAL OR STATUTORY PROVISION OR LIMITATION.

This Series 2025 Bond shall not be valid or become obligatory for any purpose or be entitled to any benefit or security under the Indenture until it shall have been authenticated by execution of the Trustee of the certificate of authentication endorsed hereon.

This Series 2025 Bond is one of an authorized issue of Bonds of the West Lake Community Development District, a community development district duly created, organized and existing under Chapter 190, Florida Statutes (the Uniform Community Development District Act of 1980), as amended (the "Act") and Ordinance No. 2024-23 of the Board of County Commissioners of Hillsborough County, Florida enacted and effective on September 11, 2024, designated as "West Lake Community Development District Special Assessment Bonds, Series 2025 (Series 2025)" (the "Series 2025 Bonds"), in the aggregate principal amount of _______ MILLION _______ HUNDRED _______ THOUSAND AND 00/100 DOLLARS ($_______) of like date, tenor and effect, except as to number, denomination, interest rate and maturity date. The Series 2025 Bonds are being issued under authority of the laws and Constitution of the State of Florida, including particularly the Act, to pay the costs of constructing and/or acquiring the 2025 Project (as defined in the herein referred to Indenture). The Series 2025 Bonds shall be issued as fully registered bonds in authorized denominations, as set forth in the Indenture. The Series 2025 Bonds are issued under and secured by a Master Trust Indenture dated as of September 1, 2025 (the "Master Indenture"), as amended by a First Supplemental Trust Indenture dated as of September 1, 2025 (the "First Supplemental Indenture" and together with the Master Indenture, the "Indenture"), each by and between the Issuer and the Trustee, executed counterparts of which are on file at the designated corporate trust office of the Trustee in Orlando, Florida.

Reference is hereby made to the Indenture for the provisions, among others, with respect to the custody and application of the proceeds of the Series 2025 Bonds issued under the Indenture, the operation and application of the Debt Service Fund, the Series 2025 Reserve Account within the Debt Service Reserve Fund and other Funds, Accounts and subaccounts (each as defined in the Indenture) charged with and pledged to the payment of the principal of and the interest on the Series 2025 Bonds, the levy and the evidencing and certifying for collection, of the Series 2025 Special Assessments, the nature and extent of the security for the Series 2025 Bonds, the terms and conditions on which the Series 2025 Bonds are issued, the rights, duties and obligations of the Issuer and of the Trustee under the Indenture, the conditions under which such Indenture may be amended without the consent of the registered owners of the Series 2025 Bonds, the conditions under which such Indenture may be amended with the consent of the Majority Holders of the Series 2025 Bonds outstanding, and as to other rights and remedies of the registered owners of the Series 2025 Bonds.

The owner of this Series 2025 Bond shall have no right to enforce the provisions of the Indenture or to institute action to enforce the covenants therein, or to take any action with respect to any event of default under the Indenture or to institute, appear in or defend any suit or other proceeding with respect thereto, except as provided in the Indenture.

It is expressly agreed by the owner of this Series 2025 Bond that such owner shall never have the right to require or compel the exercise of the ad valorem taxing power of the Issuer, the County, the State or any other political subdivision thereof, or taxation in any form of any real or personal property of the Issuer, the County, the State or any other political subdivision thereof, for the payment of the principal of and interest on this Series 2025 Bond or the making of any other sinking fund and other payments provided for in the Indenture, except for the Series 2025 Special Assessments to be assessed and levied by the Issuer as set forth in the Indenture.

By the acceptance of this Series 2025 Bond, the owner hereof assents to all the provisions of the Indenture.

This Series 2025 Bond is payable from and secured by Series 2025 Pledged Revenues, as such term is defined in the Indenture, all in the manner provided in the Indenture. The Indenture provides for the levy and the evidencing and certifying, of non-ad valorem assessments in the form of the Series 2025 Special Assessments to secure and pay the Series 2025 Bonds.

The Series 2025 Bonds are subject to redemption prior to maturity in the amounts, at the times and in the manner provided below. All payments of the redemption price of the Series 2025 Bonds shall be made on the dates specified below. Upon any redemption of Series 2025 Bonds other than in accordance with scheduled mandatory sinking fund redemption, the Issuer shall cause to be recalculated and delivered to the Trustee revised mandatory sinking fund redemption amounts recalculated so as to amortize the Outstanding principal amount of Series 2025 Bonds in substantially equal annual installments of principal and interest (subject to rounding to Authorized Denominations of principal) over the remaining term of the Series 2025 Bonds. The mandatory sinking fund redemption amounts as so recalculated shall not result in an increase in the aggregate of the mandatory sinking fund redemption amounts for all Series 2025 Bonds in any year. In the event of a redemption or purchase occurring less than forty-five (45) days prior to a date on which a mandatory sinking fund redemption payment is due, the foregoing recalculation shall not be made to the mandatory sinking fund redemption amounts due in the year in which such redemption or purchase occurs, but shall be made to the mandatory sinking fund redemption amounts for the immediately succeeding and subsequent years.

Optional Redemption

The Series 2025 Bonds may, at the option of the Issuer, provided written notice hereof has been sent to the Trustee at least forty-five (45) days prior to the redemption date (unless the Trustee will accept less than forty-five (45) days' notice), be called for redemption prior to maturity as a whole or in part, at any time, on or after [December] 15, 203__ (less than all Series 2025 Bonds of a maturity to be selected by lot), at a Redemption Price equal to the principal amount of Series 2025 Bonds to be redeemed, plus accrued interest from the most recent Interest Payment Date to the redemption date from moneys on deposit in the Series 2025 Optional Redemption Subaccount of the Series 2025 Bond Redemption Account. If such optional redemption shall be in part, the Issuer shall select such principal amount of Series 2025 Bonds to be optionally redeemed from each maturity so that debt service on the remaining Outstanding Series 2025 Bonds is substantially level.

Mandatory Sinking Fund Redemption

The Series 2025 Bonds maturing on June 15, 20XX are subject to mandatory sinking fund redemption from the moneys on deposit in the Series 2025 Sinking Fund Account on June 15 in the years and in the mandatory sinking fund redemption amounts set forth below at a redemption price of 100% of their principal amount plus accrued interest to the date of redemption from amounts in the Series 2025 Sinking Fund Account. Such principal amounts shall be reduced as specified by the Issuer by the principal amount of any Series 2025 Bonds redeemed pursuant to optional or extraordinary mandatory redemption as set forth herein or purchased and cancelled pursuant to the provisions of the Indenture.

Year	Mandatory Sinking Fund Redemption Amount

*Maturity

The Series 2025 Bonds maturing on June 15, 20XX are subject to mandatory sinking fund redemption from the moneys on deposit in the Series 2025 Sinking Fund Account on June 15 in the years and in the mandatory sinking fund redemption amounts set forth below at a redemption price of 100% of their principal amount plus accrued interest to the date of redemption from amounts in the Series 2025 Sinking Fund Account. Such principal amounts shall be reduced as specified by the Issuer by the principal amount of any Series 2025 Bonds redeemed pursuant to optional or extraordinary mandatory redemption as set forth herein or purchased and cancelled pursuant to the provisions of the Indenture.

Year	Mandatory Sinking Fund Redemption Amount

*Maturity

The Series 2025 Bonds maturing on June 15, 20XX are subject to mandatory sinking fund redemption from the moneys on deposit in the Series 2025 Sinking Fund Account on June 15 in the years and in the mandatory sinking fund redemption amounts set forth below at a redemption price of 100% of their principal amount plus accrued interest to the date of redemption from amounts in the Series 2025 Sinking Fund Account. Such principal amounts shall be reduced as specified by the Issuer by the principal amount of any Series 2025 Bonds redeemed pursuant to optional or extraordinary mandatory redemption as set forth herein or purchased and cancelled pursuant to the provisions of the Indenture.

Year	Mandatory Sinking Fund Redemption Amount

*Maturity

Extraordinary Mandatory Redemption in Whole or in Part

The Series 2025 Bonds are subject to extraordinary mandatory redemption prior to maturity by the Issuer in whole or in part on any date (other than in the case of clause (i) below which extraordinary mandatory redemption in part must occur on a Quarterly Redemption Date), at an extraordinary mandatory redemption price equal to 100% of the principal amount of the Series 2025 Bonds to be redeemed, plus interest accrued to the redemption date.

(i) from Series 2025 Prepayment Principal deposited into the Series 2025 Prepayment Subaccount of the Series 2025 Bond Redemption Account (taking into account the credit from the Series 2025 Reserve Account pursuant to Section 4.05 hereof) following the Prepayment in whole or in part of the Series 2025 Special Assessments on any assessable property within the District in accordance with the provisions of Section 4.05 of the First Supplemental Indenture.

(ii) from moneys, if any, on deposit in the Series 2025 Funds, Accounts and subaccounts in the Funds, Accounts and subaccounts (other than the Series 2025 Rebate Fund, the Series 2025 Costs of Issuance Account and the Series 2025 Acquisition and Construction Account) sufficient to pay and redeem all Outstanding Series 2025 Bonds and accrued interest thereon to the redemption date or dates in addition to all amounts owed to Persons under the Indenture.

(iii) from any funds remaining on deposit in the Series 2025 Acquisition and Construction Account not otherwise reserved to complete the 2025 Project (including any amounts transferred from the Series 2025 Reserve Account) all of which have been transferred to the Series 2025 General Redemption Subaccount of the Series 2025 Bond Redemption Account.

Except as otherwise provided in the Indenture, if less than all of the Series 2025 Bonds subject to redemption shall be called for redemption, the particular such Series 2025 Bonds or portions of such Series 2025 Bonds to be redeemed shall be selected randomly by the Trustee, as provided in the Indenture.

Notice of each redemption of the Series 2025 Bonds is required to be mailed by the Trustee by first-class mail, postage prepaid, not less than thirty (30) nor more than sixty (60) days prior to the redemption date to each Registered Owner of the Series 2025 Bonds to be redeemed at the address of such Registered Owner recorded on the bond register maintained by the Registrar. On the date designated for redemption, notice having been given and money for the payment of the Redemption Price being held by the Trustee or the Paying Agent, all as provided in the Indenture, the Series 2025 Bonds or such portions thereof so called for redemption shall become and be due and payable at the Redemption Price provided for the redemption of such Series 2025 Bonds or such portions thereof on such date, interest on such Series 2025 Bonds or such portions thereof so called for redemption shall cease to accrue, such Series 2025 Bonds or such portions thereof so called for redemption shall cease to be entitled to any benefit or security under the Indenture and the Owners thereof shall have no rights in respect of such Series 2025 Bonds or such portions thereof so called for redemption except to receive payments of the Redemption Price thereof so held by the Trustee or the Paying Agent. Further notice of redemption shall be given by the Trustee to certain registered securities depositories and information services as set forth in the Indenture, but no defect in said further notice nor any failure to give all or any portion of such further notice shall in any manner defeat the effectiveness of a call for redemption if notice thereof is given as above prescribed. Notwithstanding the foregoing, the Trustee is authorized to give conditional notice of redemption as provided in the Master Indenture.

The Owner of this Series 2025 Bond shall have no right to enforce the provisions of the Indenture or to institute action to enforce the covenants therein, or to take any action with respect to any Event of Default under the Indenture, or to institute, appear in or defend any suit or other proceeding with respect thereto, except as provided in the Indenture.

Modifications or alterations of the Indenture or of any indenture supplemental thereto may be made only to the extent and in the circumstances permitted by the Indenture.

Any moneys held by the Trustee or Paying Agent in trust for the payment and discharge of any Series 2025 Bond which remain unclaimed for three (3) years after the date when such Series 2025 Bond has become due and payable, either at its stated maturity date or by call for earlier redemption shall be paid to the Issuer, thereupon and thereafter no claimant shall have any rights against the Trustee or Paying Agent to or in respect of such moneys.

If the Issuer deposits or causes to be deposited with the Trustee funds or Defeasance Securities (as defined in the Master Indenture) sufficient to pay the principal or Redemption Price of any Series 2025 Bonds becoming due at maturity or by call for redemption in the manner set forth in the Indenture, together with the interest accrued to the due date, the lien of such Series 2025 Bonds as to the trust estate with respect to such Series 2025 Bonds shall be discharged, except for the rights of the Owners thereof with respect to the funds so deposited as provided in the Indenture.

This Series 2025 Bond shall have all the qualities and incidents, including negotiability, of investment securities within the meaning and for all the purposes of the Uniform Commercial Code of the State of Florida.

The Issuer shall keep books for the registration of the Series 2025 Bonds at the designated corporate trust office of the Registrar in Orlando, Florida. Subject to the restrictions contained in the Indenture, the Series 2025 Bonds may be transferred or exchanged by the registered owner thereof in person or by his attorney duly authorized in writing only upon the books of the Issuer kept by the Registrar and only upon surrender thereof together with a written instrument of transfer satisfactory to the Registrar duly executed by the registered owner or his duly authorized attorney. In all cases in which the privilege of transferring or exchanging Series 2025 Bonds is exercised, the Issuer shall execute and the Trustee shall authenticate and deliver a new Bond or Bonds in authorized form and in like aggregate principal amount in accordance with the provisions of the Indenture. Every Bond presented or surrendered for transfer or exchange shall be duly endorsed or accompanied by a written instrument of transfer in form satisfactory to the Trustee, Paying Agent or the Registrar, duly executed by the Bondholder or his attorney duly authorized in writing. Transfers and exchanges shall be made without charge to the Bondholder, except that the Issuer or the Trustee may require payment of a sum sufficient to cover any tax or other governmental charge that may be imposed in connection with any transfer or exchange of Bonds.

The Issuer, the Trustee, the Paying Agent and the Registrar shall deem and treat the person in whose name any Bond shall be registered upon the books kept by the Registrar as the absolute owner thereof (whether or not such Bond shall be overdue) for the purpose of receiving payment of or on account of the principal of and interest on such Bond as the same becomes due, and for all other purposes. All such payments so made to any such registered owner or upon his order shall be valid and effectual to satisfy and discharge the liability upon such Bond to the extent of the sum or sums so paid, and neither the Issuer, the Trustee, the Paying Agent, nor the Registrar shall be affected by any notice to the contrary.

It is hereby certified and recited that all acts, conditions and things required to exist, to happen, and to be performed, precedent to and in connection with the issuance of this Series 2025 Bond exist, have happened and have been performed in regular and due form and time as required by the laws and Constitution of the State of Florida applicable thereto, including particularly the Act, and that the issuance of this Series 2025 Bond, and of the issue of the Series 2025 Bonds of which this Bond is one, is in full compliance with all constitutional and statutory limitations or provisions.

IN WITNESS WHEREOF, West Lake Community Development District has caused this Series 2025 Bond to be signed by the manual signature of the Chairperson or Vice Chairperson of its Board of Supervisors and its seal to be imprinted hereon, and attested by the manual signature of the Secretary or an Assistant Secretary of its Board of Supervisors, all as of the date hereof.

WEST LAKE COMMUNITY
DEVELOPMENT DISTRICT

By: ______________________________
Chairperson/Vice Chairperson
Board of Supervisors

(SEAL)

Attest:

By: ______________________________
Secretary/Assistant Secretary
Board of Supervisors

CERTIFICATE OF AUTHENTICATION

This Series 2025 Bond is one of the Bonds delivered pursuant to the within mentioned Indenture.

Date of Authentication: __________________

U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION, as Trustee

By: ____________________________________
Vice President

STATEMENT OF VALIDATION

This Series 2025 Bond is one of a series of Bond which were validated by judgment of the Circuit Court of the Thirteenth Judicial Circuit of Florida, in and for Hillsborough County, Florida, rendered on the 8th day of January, 2025.

WEST LAKE COMMUNITY
DEVELOPMENT DISTRICT

By: ________________________________
Chairperson/Vice Chairperson
Board of Supervisors

(SEAL)

Attest:

By: ________________________________
Secretary/Assistant Secretary
Board of Supervisors

ABBREVIATIONS

The following abbreviations, when used in the inscription on the face of the within Series 2025 Bond, shall be construed as though they were written out in full according to applicable laws or regulations:

TEN COM	-	as tenants in common
TEN ENT	-	as tenants by the entireties
JT TEN	-	as joint tenants with rights of survivorship and not as tenants in common

UNIFORM TRANSFER MIN ACT - ________________ Custodian ____________
(Cust) (Minor)

Under Uniform Transfer to Minors Act__________________________
(State)

Additional abbreviations may also be used though not in the above list.

ASSIGNMENT AND TRANSFER

FOR VALUE RECEIVED the undersigned sells, assigns and transfers unto

____

(please print or typewrite name and address of assignee)

____

the within Series 2025 Bond and all rights thereunder, and hereby irrevocably constitutes and appoints ____ Attorney to transfer the within Series 2025 Bond on the books kept for registration thereof, with full power of substitution in the premises.

Signature Guarantee:

____

NOTICE: Signature(s) must be guaranteed by a member firm of the New York Stock Exchange or a commercial bank or trust company

____

Please insert social security or other identifying number of Assignee.

____

NOTICE: The signature to this assignment must correspond with the name of the registered owner as it appears upon the face of the within Series 2025 Bond in every particular, without alteration or enlargement or any change whatsoever.

EXHIBIT C

FORMS OF REQUISITIONS

WEST LAKE COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2025

(Acquisition and Construction)

The undersigned, a Responsible Officer of the West Lake Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the District and U.S. Bank Trust Company, National Association, as trustee (the "Trustee"), dated as of September 1, 2025, as supplemented by that certain First Supplemental Trust Indenture dated as of September 1, 2025 (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number:

(B) Identify Acquisition Agreement, if applicable;

(C) Name of Payee:

(D) Amount Payable:

(E) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments):

(F) Fund or Account and subaccount, if any, from which disbursement to be made:

Series 2025 Acquisition and Construction Account of the Acquisition and Construction Fund

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the District,

2. each disbursement set forth above is a proper charge against the Series 2025 Acquisition and Construction Account;

3. each disbursement set forth above was incurred in connection with the Cost of the 2025 Project; and

4. each disbursement represents a Cost of 2025 Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered with respect to which disbursement is hereby requested are on file with the District.

WEST LAKE COMMUNITY
DEVELOPMENT DISTRICT

By: ______________________________
Responsible Officer

Date: ______________________________

CONSULTING ENGINEER'S
APPROVAL FOR NON-COST OF ISSUANCE

The undersigned Consulting Engineer hereby certifies that this disbursement is for the Cost of the 2025 Project and is consistent with: (i) the Acquisition Agreement; and (ii) the report of the Consulting Engineer, as such report shall have been amended or modified.

____
Consulting Engineer

WEST LAKE COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2025

(Costs of Issuance)

The undersigned, a Responsible Officer of the West Lake Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the District and U.S. Bank Trust Company, National Association, as trustee (the "Trustee"), dated as of September 1, 2025, as supplemented by that certain First Supplemental Trust Indenture dated as of September 1, 2025 (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number:

(B) Amount Payable:

(C) Purpose for which paid or incurred: Costs of Issuance

(D) Fund or Account and subaccount, if any, from which disbursement to be made:

Series 2025 Costs of Issuance Account of the Acquisition and Construction Fund

The undersigned hereby certifies that:

1. this requisition is for costs of issuance payable from the Series 2025 Costs of Issuance Account that have not previously been paid;
2. each disbursement set forth above is a proper charge against the Series 2025 Costs of Issuance Account;
3. each disbursement set forth above was incurred in connection with the issuance of the Series 2025 Bonds; and
4. each disbursement represents a cost of issuance which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

Attached hereto are originals or copies of the invoice(s) from the vendor of the services rendered with respect to which disbursement is hereby requested.

WEST LAKE COMMUNITY DEVELOPMENT DISTRICT

By: ______________________________
Responsible Officer

Date: ______________________________

EXHIBIT D

FORM OF INVESTOR LETTER

[Date]

FMSbonds, Inc.
20660 W. Dixie Highway
North Miami Beach, FL 33180

Re: $_______ West Lake Community Development District Special Assessment Bonds, Series 2025

Ladies and Gentlemen:

The undersigned is authorized to sign this letter [on behalf of Name of Non-Individual Investor], as the beneficial owner (the "Investor") of $______ of the above-referenced Series 2025 Bonds [state maturing on June 15, ________, bearing interest at the rate of ___% per annum and CUSIP #] (herein, the "Investor Bonds").

In connection with the purchase of the Investor Bonds by the Investor, the Investor hereby makes the following representations upon which you may rely:

1. The Investor has authority to purchase the Investor Bonds and to execute this letter, any other instruments and documents required to be executed by the Investor in connection with the purchase of the Investor Bonds.

2. The Investor meets the criteria of an "accredited investor" as described in one or more of the categories derived from Rule 501(a) under Regulation D of the Securities Act of 1933, as amended (the "Securities Act") summarized below, and therefore, has sufficient knowledge and experience in financial and business matters, including purchase and ownership of municipal and other tax-exempt obligations including those which are not rated or credit-enhanced, to be able to evaluate the risks and merits of the investment represented by the Bonds. Please check the appropriate box below to indicate the type of accredited investor:

❑ a bank, registered broker, dealer or investment adviser (or investment adviser exempt from registration under Section 203(l) or (m) within the meaning of the Investment Advisers Act of 1940), insurance company, registered investment company, business development company, small business investment company; or rural business investment company;

❑ an employee benefit plan, within the meaning of the Employee Retirement Income Security Act of 1974, if a bank, insurance company, or registered investment adviser makes the investment decisions, or if the employee benefit plan has total assets in excess of $5 million;

❑ an organization described in Section 501(c)(3) of the Internal Revenue Code of 1986, as amended, corporation, Massachusetts or similar business trust partnership, or limited liability company, not formed for the specific purpose of acquiring the Investor Bonds with assets exceeding $5 million;

- ❑ a business in which all the equity owners are “accredited investors”;

- ❑ a natural person who has individual net worth, or joint net worth with the person’s spouse or spousal equivalent, that exceeds $1 million at the time of the purchase, excluding the value of the primary residence of such person, except that mortgage indebtedness on the primary residence shall not be included as a liability;

- ❑ a natural person with income exceeding $200,000 in each of the two most recent years or joint income with a spouse or spousal equivalent exceeding $300,000 for those years and a reasonable expectation of the same income level in the current year;

- ❑ a trust with total assets in excess of $5,000,000, not formed for the specific purpose of acquiring the Investor Bonds whose purchase is directed by a sophisticated person;

- ❑ an entity, of a type other than those set forth above, that owns investments in excess of $5,000,000 and that was not formed for the specific purpose of acquiring the Investor Bonds;

- ❑ a natural person holding in good standing one or more professional certifications or designations or credentials from a designated accredited educational institution qualifying an individual for “accredited investor” status;

- ❑ a “family office” with at least $5,000,000 in assets under management, that was not formed for the specific purpose of acquiring the Investor Bonds, and whose prospective investment is directed by a person capable of evaluating the merits and risks of the prospective investment; or

- ❑ a “family client” of a family office described in the prior bullet point whose prospective investment is directed by that family office.

3. The Investor has been supplied with an (electronic) copy of the Preliminary Limited Offering Memorandum dated __________, 2025, of the Issuer and relating to the Bonds (the “Offering Document”) and has reviewed the Offering Document and represents that such Offering Document has provided full and meaningful disclosure in order to make an informed decision to invest in the Investor Bonds.

Capitalized terms used herein and not otherwise defined have the meanings given to such terms in the Indenture.

Very truly yours,

[Name], [Type of Entity]

By: ______________________
Name: ______________________
Title: ______________________
Date: ______________________

Or

____
[Name], an Individual

701927855v10

MINUTES OF MEETING
WEST LAKE
COMMUNITY DEVELOPMENT DISTRICT

The Public Hearing and regular meeting of the Board of Supervisors of West Lake Community Development District was held on Wednesday August 13, 2025, at 1:00 p.m. at the Offices of Inframark located at 2005 Pan Am Circle, Suite 300, Tampa, Florida 33607.

Present and constituting a quorum were:

Kelly Evans	Chairperson
Lori Campagna	Vice Chairperson
Brad Gilley	Assistant Secretary
Nancy Symonds	Assistant Secretary

Also present were:

Debby Wallace	District Manager
Brian Lamb	District Manager
Kathryn Hopkinson	District Counsel
Chris O'Kelly	District Engineer

This is not a certified or verbatim transcript but rather represents the context and summary of the meeting. The full meeting is available in audio format upon request. Contact the District Office for any related costs for an audio copy.

FIRST ORDER OF BUSINESS **Call to Order/Roll Call**

Ms. Wallace called the meeting to order, and a quorum was established.

SECOND ORDER OF BUSINESS **Public Comments on Agenda Items**

There being none, the next order of business followed.

THIRD ORDER OF BUSINESS **Public Hearing on Adopting FY 2026 Proposed Operations Budget**

A. Open Public Hearing on Adopting FY2026 Proposed Operations Budget

> On MOTION by Ms. Evans seconded by Mr. Gilley, with all in favor, the Public Hearing on Adopting FY2026 Proposed Operations Budget, was opened. 4-0

B. Staff Presentations

Ms. Wallace presented the Fiscal Year 2025/2026 Budget. There were no changes and/or discussions from Board

C. Public Comment

There being none, the next item followed.

D. Close Public Hearing on Adopting FY2026 Proposed Budget

On MOTION by Ms. Evans seconded by Ms. Campagna, with all in favor, the Public Hearing on Adopting FY 2026 Proposed Budget, was closed. 4-0

E. Consideration of Resolution 2025-05; Adopting the FY2026 Budget

On MOTION by Ms. Evans seconded by Mr. Campagna, with all in favor, the Resolution 2025-05; Adopting the FY2026 Budget, was adopted. 4-0

FORTH ORDER OF BUSINESS Business Items

A. Consideration of FY2025-2026 Developer Budget Funding Agreement

On MOTION by Ms. Evans seconded by Ms. Campagna, with all in favor, the FY2025-2026 Developer Budget Funding Agreement, was approved. 4-0

B. Consideration of Resolution 2025-06; Setting the FY2026 Meeting Schedule

The following is the Fiscal Year 2026 CDD Meeting Schedule:

- October 8, 2025 1:00 p.m.
- November 12, 2025 1:00 p.m.
- December 10, 2025 1:00 p.m.
- January 14, 2026 1:00 p.m.
- February 11, 2026 1:00 p.m.
- March 11, 2026 1:00 p.m.
- April 8, 2026 1:00 p.m.
- May 13, 2026 1:00 p.m.
- June 10, 2026 1:00 p.m.
- July 8, 2026 1:00 p.m.
- August 12, 2026 1:00 p.m.
- September 9, 2026 1:00 p.m.

All meetings will convene at the Offices of Inframark located at 2005 Pan Am Circle, Suite 300, Tampa, Florida 33607.

> On MOTION by Ms. Evans seconded by Mr. Gilley, with all in favor, the Resolution 2025-06; Setting the FY2026 Meeting Schedule, as detailed above, was adopted. 4-0

C. Acceptance of Paulo Beckert's Board Resignation

> On MOTION by Ms. Evans seconded by Ms. Campagna, with all in favor, the resignation of Paulo Beckert, was accepted. 4-0

D. Appointment for Vacant Seat

The Board agreed to leave this seat vacant, until further notice.

E. Oath of Office

No Oath of Office was administered.

FIFTH ORDER OF BUSINESS Consent Agenda

A. Approval of Meeting Minutes (July 9, 2025 Regular Meeting Minutes)
B. Consideration of Operations and Maintenance Report (June 2025)
C. Acceptance of the Financials & Approval of the Check Registers (June 2025)

> On MOTION by Ms. Evans seconded by Ms. Symonds, with all in favor, the Consent Agenda, was approved. 4-0

SIXTH ORDER OF BUSINESS Staff Reports

A. District Counsel

Ms. Hopkinson discussed bonds.

B. District Engineer

C. District Manager

There being no reports, the next order of business followed.

SEVENTH ORDER OF BUSINESS Adjournment

There being nothing further,

> On MOTION by Ms. Evans seconded by Ms. Symonds, with all in favor, meeting adjourned at 1:15 pm. 4-0

____________________________	____________________________
Deborah Wallace	Kelly Evans
District Manager	Chairperson

West Lake CDD

Summary of Operations and Maintenance Invoices

Vendor	Invoice Date	Invoice/Account Number	Amount	Invoice Total	Comments/Description
Monthly Contract					
INFRAMARK	6/1/2025	150859	$2,083.33		District Management
INFRAMARK	6/1/2025	150859	$1,000.00		Accounting Services
INFRAMARK	6/1/2025	150859	$125.00	$3,208.33	Website Services
SITEX AQUATICS, LLC	7/1/2025	9961-B	$684.00	$684.00	July 2025 Monthly Aquatic Maintenance
STEADFAST MAINTENANCE	7/1/2025	SA-13522	$4,641.60	$4,641.60	July 2026 Landscape Maintenance
Monthly Contract Subtotal			**$8,533.93**	**$8,533.93**	
Regular Services					
BRADLEY GILLEY	7/9/2025	BG-070925	$200.00	$200.00	BOARD 7/9/25
BUSINESS OBSERVER	7/18/2025	25-02039H	$148.76	$148.76	Legal Advertising
KELLY ANN EVANS	7/9/2025	KE-070925	$200.00	$200.00	BOARD 7/9/25
LORI A. CAMPAGNA	7/9/2025	LC-070925	$200.00	$200.00	BOARD 7/9/25
NANCY SYMONDS	7/9/2025	NS-070925	$200.00	$200.00	BOARD 7/9/25
STRALEY ROBIN VERICKER	7/9/2025	26829	$1,620.00	$1,620.00	June 2025 District Counsel
Regular Services Subtotal			**$2,568.76**	**$2,568.76**	
TOTAL			**$11,102.69**	**$11,102.69**	

2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE

INVOICE#	DATE
150859	6/1/2025
CUSTOMER ID	**NET TERMS**
C5143	Net 30
PO#	**DUE DATE**
	7/1/2025

BILL TO

West Lake Community Development District
2005 Pan Am Circle Suite 300
Tampa FL 33607
United States

Services provided for the Month of: June 2025

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
District Management	1	Ea	2,083.33		2,083.33
Accounting Services	1	Ea	1,000.00		1,000.00
Website Maintenance / Admin	1	Ea	125.00		125.00
Subtotal					**3,208.33**

Subtotal	$3,208.33
Tax	$0.00
Total Due	$3,208.33

Remit To : Inframark LLC, PO BOX 733778, Dallas, Texas, 75373-3778

INVOICE

Sitex Aquatics, LLC
PO Box 917
Parrish, FL 34219

office@sitexaquatics.com
+1 (813) 564-2322

Bill to
West Lake CDD
West Lake CDD
Inframark
313 Campus St
Celebration, FL 34747

Ship to
West Lake CDD
West Lake CDD
Inframark
313 Campus St
Celebration, FL 34747

Invoice details
Invoice no.: 9961-b
Terms: Net 30
Invoice date: 07/01/2025
Due date: 07/31/2025

#	Date	Product or service	Description	Qty	Rate	Amount
1.		**Aquatic Maintenance**	Monthly Lake Maintenance: Two Ponds & Three Wet Slumps	1	$684.00	$684.00

Total **$684.00**

Invoice

Date	Invoice #
7/1/2025	SA-13522

Steadfast Alliance
30435 Commerce Drive, Suite 102
San Antonio, FL 33576
844-347-0702 | ar@steadfastalliance.com

Please make all Checks payable to:
Steadfast Alliance

Bill To
West Lake CDD
C/O Inframark
2005 Pan Am Circle Suite 300
Tampa, FL 33598

Ship To
West Lake CDD
5637 Yellow Hornbill Ave
Wimauma, FL 33598

P.O. No.	W.O. No.	Account #	Cost Code	Terms	Project
				Net 30	SM1218 West Lake CDD

Quantity	Description	Rate	Serviced Date	Amount
0	Landscape Maintenance @ West Lake CDD for the Month of July 2025.	0.00		0.00
0.8	Landscape Maintenance - Billed at 80%	5,250.00		4,200.00
0.8	Irrigation Management - Billed at 80%	552.00		441.60
0	Fertilization and Pesticide Program	266.50		0.00

Accounts over 60 days past due will be subject to credit hold and services may be suspended. All past due amounts are subject to interest at 1.5% per month plus costs of collection including attorney fees if incurred.

Total	$4,641.60
Payments/Credits	$0.00
Balance Due	$4,641.60

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: West Lake Community Development District

Board Meeting Date: July 9, 2025

	Name	In Attendance Please X	Paid
1	Kelly Evans	X	$200
2	Lori Campagna	X	$200
3	Brad Gilley	X	$200
4	Nancy Symonds	X	$200

The supervisors present at the above referenced meeting should be compensated accordingly

Approved for payment:

District Manager Signature

7/9/2025
Date

***** PLEASE RETURN SIGNED DOCUMENT TO LORI BINGLE*****

Business Observer

1970 Main Street
3rd Floor
Sarasota, FL 34236
, 941-906-9386 x322

INVOICE

Legal Advertising

Invoice # 25-02039H **Date 07/18/2025**

Attn:
West Lake CDD Inframark
2005 PAN AM CIRCLE SUITE 300
TAMPA FL 33607

Please make checks payable to:
(Please note Invoice # on check)
Business Observer
1970 Main Street
3rd Floor
Sarasota, FL 34236

Description	Amount
Serial # 25-02039H **Notice of Public Hearing and Board of Supervisors Meeting** **RE:** West Lake CDD Fiscal Year 2025-2026 Proposed Budget Board of Supervisors Meeting on 8/13/25 @ 1:00 PM **Published:** 7/18/2025, 7/25/2025	$148.76

Important Message

Please include our Serial # on your check

Pay by credit card online: https://legals.businessobserverfl.com/send-payment/

Paid	()
Total	**$148.76**

Payment is expected within 30 days of the first publication date of your notice.

Attention: If you are a government agency and you believe that you qualify for a 15% discount to the second insertion of your notice per F.S. revision 50.061, please inform Kristen Boothroyd directly at 941-906-9386 x323.

Business Observer
1970 Main Street
3rd Floor
Sarasota, FL 34236
, 941-906-9386 x322

INVOICE

Legal Advertising

Notice of Public Hearing and Board of Supervisors Meeting of the West Lake Community Development District

The Board of Supervisors (the **"Board"**) of the West Lake Community Development District (the **"District"**) will hold a public hearing and a meeting on August 13, 2025, at 1:00 p.m. at the offices of Inframark located at 2005 Pan Am Circle, Suite 300, Tampa, Florida 33607.

The purpose of the public hearing is to receive public comments on the proposed adoption of the District's fiscal year 2025-2026 proposed budget. A meeting of the Board will also be held where the Board may consider any other business that may properly come before it. A copy of the proposed budget and the agenda may be obtained by contacting the District Manager's office via email at Michael.Perez@Inframark.com or via phone at 656-209-7919.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. They may be continued to a date, time, and place to be specified on the record at the hearing or meeting. There may be occasions when staff or Board members may participate by speaker telephone.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations because of a disability or physical impairment should contact the District Manager's office at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 or 1-800-955-8771 (TTY), or 1-800-955-8770 (voice) for aid in contacting the District Manager's office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearing or meeting is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Michael Perez, District Manager
July 18, 25, 2025 25-02039H

Attention: If you are a government agency and you believe that you qualify for a 15% discount to the second insertion of your notice per F.S. revision 50.061, please inform Kristen Boothroyd directly at 941-906-9386 x323.

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: West Lake Community Development District

Board Meeting Date: July 9, 2025

	Name	In Attendance Please X	Paid
1	Kelly Evans	X	$200
2	Lori Campagna	X	$200
3	Brad Gilley	X	$200
4	Nancy Symonds	X	$200

The supervisors present at the above referenced meeting should be compensated accordingly

Approved for payment:

District Manager Signature

7/9/2025
Date

***** PLEASE RETURN SIGNED DOCUMENT TO LORI BINGLE*****

Attendance Confirmation

for

BOARD OF SUPERVISORS

District Name: West Lake Community Development District

Board Meeting Date: July 9, 2025

	Name	In Attendance Please X	Paid
1	Kelly Evans	X	$200
2	Lori Campagna	X	$200
3	Brad Gilley	X	$200
4	Nancy Symonds	X	$200

The supervisors present at the above referenced meeting should be compensated accordingly

Approved for payment:

District Manager Signature

7/9/2025

Date

***** PLEASE RETURN SIGNED DOCUMENT TO LORI BINGLE*****

Attendance Confirmation

for

BOARD OF SUPERVISORS

District Name: West Lake Community Development District

Board Meeting Date: July 9, 2025

	Name	In Attendance Please X	Paid
1	Kelly Evans	X	$200
2	Lori Campagna	X	$200
3	Brad Gilley	X	$200
4	Nancy Symonds	X	$200

The supervisors present at the above referenced meeting should be compensated accordingly

Approved for payment:

District Manager Signature

7/9/2025

Date

***** PLEASE RETURN SIGNED DOCUMENT TO LORI BINGLE*****

Straley Robin Vericker
1510 W. Cleveland Street

Tampa, FL 33606
Telephone (813) 223-9400
Federal Tax Id. - 20-1778458

West Lake CDD
C/O Inframark
2005 Pan Am Circle, Suite 300
Tampa, FL 33607

July 09, 2025
Client: 001632
Matter: 000001
Invoice #: 26829

RE: General

For Professional Services Rendered Through June 30, 2025

SERVICES

Date	Person	Description of Services	Hours	Amount
6/3/2025	LC	FINALIZE PUBLICATION AD AND MAILED NOTICE LETTER FOR FY 2026 BUDGET; PREPARE CORRESONDENCE TO B. CARPIO WITH INSTRUCTIONS FOR SAME.	0.3	$58.50
6/6/2025	KCH	REVIEW AGENDA PACKAGE.	0.4	$150.00
6/11/2025	LC	REVIEW PROPOSED BUDGET; PREPARE RESOLUTION ADOPTING BUDGET FOR FISCAL YEAR 2025-2026 AND RESOLUTION LEVYING AND IMPOSING O&M ASSESSMENTS FOR BUDGET, AND DRAFT DEVELOPER BUDGET FUNDING AGREEMENT.	2.8	$546.00
6/12/2025	KCH	PREPARE FOR AND ATTEND BOS MEETING IN PERSON.	0.8	$300.00
6/13/2025	LC	REVIEW BOARD SEATS AND TERMS; REVIEW SUPERVISOR OF ELECTIONS NUMBER OF QUALIFIED VOTERS FOR 2025 AND UPDATE RECORDS RE SAME.	0.2	$39.00
6/16/2025	KCH	REVIEW RESOLUTION ADOPTING A BUDGET; REVIEW BUDGET FUNDING AGREEMENT; REVIEW RESOLUTION IMPOSING SPECIAL ASSESSMENTS; REVIEW PROPOSED BUDGET.	1.3	$487.50
6/18/2025	LC	FINALIZE RESOLUTIONS AND BUDGET FUNDING AGREEMENT FOR FISCAL YEAR 2026 BUDGET AND O&M ASSESSMENTS; PREPARE CORRESPONDENCE TO DISTRICT MANAGER RE SAME.	0.2	$39.00
		Total Professional Services	6.0	$1,620.00

Total Services	$1,620.00	
Total Disbursements	$0.00	
Total Current Charges		$1,620.00
Previous Balance		$2,177.00
Less Payments		*($2,177.00)*
PAY THIS AMOUNT		**$1,620.00**

Please Include Invoice Number on all Correspondence

West Lake
Community Development District

Financial Statements
(Unaudited)

Period Ending
July 31, 2025

Prepared by:

INFRAMARK
INFRASTRUCTURE MANAGEMENT SERVICES

2005 Pan Am Circle ~ Suite 300 ~ Tampa, Florida 33607
Phone (813) 873-7300 ~ Fax (813) 873-7070

WEST LAKE COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of July 31, 2025

(In Whole Numbers)

ACCOUNT DESCRIPTION	TOTAL
ASSETS	
Cash In Bank	$ 10,026
TOTAL ASSETS	**$ 10,026**
FUND BALANCES	
Unassigned:	10,026
TOTAL FUND BALANCES	**10,026**

WEST LAKE COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending July 31, 2025
General Fund (001)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE ($) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
REVENUES				
Special Assmnts- Tax Collector	$ -	$ 27,000	$ 27,000	0.00%
Developer Contribution	376,525	67,000	(309,525)	17.79%
TOTAL REVENUES	**376,525**	**94,000**	**(282,525)**	**24.97%**
EXPENDITURES				
Administration				
Supervisor Fees	10,000	8,400	1,600	84.00%
ProfServ-Field Management	12,000	-	12,000	0.00%
ProfServ-Trustee Fees	6,400	-	6,400	0.00%
Management Contract	25,000	14,583	10,417	58.33%
Assessment Roll	5,000	-	5,000	0.00%
Disclosure Report	3,500	-	3,500	0.00%
District Counsel	5,000	25,326	(20,326)	506.52%
District Engineer	3,500	-	3,500	0.00%
Special Services	2,500	-	2,500	0.00%
Construction Accounting	6,100	-	6,100	0.00%
Auditing Services	5,200	-	5,200	0.00%
Accounting Services	17,500	7,000	10,500	40.00%
Website Compliance	1,800	3,150	(1,350)	175.00%
Postage	150	-	150	0.00%
Insurance - General Liability	5,000	-	5,000	0.00%
Public Officials Insurance	5,000	-	5,000	0.00%
Insurance -Property & Casualty	25,000	-	25,000	0.00%
Legal Advertising	1,500	10,295	(8,795)	686.33%
Bank Fees	200	-	200	0.00%
Financial & Revenue Collections	3,500	-	3,500	0.00%
Website Administration	1,500	625	875	41.67%
Office Supplies	100	-	100	0.00%
Dues, Licenses, Subscriptions	175	200	(25)	114.29%
Total Administration	145,625	69,579	76,046	47.78%
Utility Services				
Utility - Other	5,000	-	5,000	0.00%
Utility - Water & Sewer	1,200	-	1,200	0.00%
Utility - StreetLights	50,000	-	50,000	0.00%
Internet Services	1,650	-	1,650	0.00%
Total Utility Services	57,850	-	57,850	0.00%

WEST LAKE COMMUNITY DEVELOPMENT DISTRICT

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending July 31, 2025

General Fund (001)

(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE ($) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
Other Physical Environment				
Contracts-Aquatic Control	9,000	2,052	6,948	22.80%
Contracts - Landscape	75,000	11,659	63,341	15.55%
Waterway Mgmt Program -Aquatic Plantings & Repairs	1,000	684	316	68.40%
Landscape - Annuals	4,000	-	4,000	0.00%
Landscape - Mulch	2,000	-	2,000	0.00%
R&M Landscape	2,000	-	2,000	0.00%
Plant Replacement Program	4,000	-	4,000	0.00%
Landscape- Storm Clean Up & Tree Removal	3,000	-	3,000	0.00%
Irrigation Maintenance	5,000	-	5,000	0.00%
Aquatic Plant Replacement	1,000	-	1,000	0.00%
Total Other Physical Environment	106,000	14,395	91,605	13.58%
Parks and Recreations				
ProfServ-Pool Maintenance	15,000	-	15,000	0.00%
Contracts-Janitorial Services	7,000	-	7,000	0.00%
Amenity Center Pest Control	1,200	-	1,200	0.00%
Security Monitoring Services	5,050	-	5,050	0.00%
R&M-Air Conditioning	1,000	-	1,000	0.00%
Amenity Maintenance & Repairs	6,000	-	6,000	0.00%
R&M-Monument, Entrance & Wall	1,000	-	1,000	0.00%
Sidewalk & Pavement Repair	1,000	-	1,000	0.00%
Pool Services - Chemicals/Permits/Supplies	500	-	500	0.00%
Miscellaneous Maintenance	1,500	-	1,500	0.00%
Playground Equipment and Maintenance	2,500	-	2,500	0.00%
Access Control Maintenance & Repair	3,000	-	3,000	0.00%
Holiday Decoration	5,000	-	5,000	0.00%
Special Events	1,300	-	1,300	0.00%
Amenity Camera R&M	1,000	-	1,000	0.00%
Janitorial Supplies	1,500	-	1,500	0.00%
Dog Waste Station Service & Supplies	1,500	-	1,500	0.00%
Pool Permits	12,000	-	12,000	0.00%
Total Parks and Recreations	67,050	-	67,050	0.00%
TOTAL EXPENDITURES	**376,525**	**83,974**	**292,551**	**22.30%**
Excess (deficiency) of revenues Over (under) expenditures	-	10,026	10,026	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		-		
FUND BALANCE, ENDING		**$ 10,026**		

Bank Account Statement

West Lake CDD

Bank Account No.	9792		
Statement No.	07-25	**Statement Date**	07/31/2025

G/L Account No. 101002 Balance	10,025.85	**Statement Balance**	10,174.61
		Outstanding Deposits	0.00
Positive Adjustments	0.00	**Subtotal**	10,174.61
Subtotal	10,025.85	**Outstanding Checks**	-148.76
Negative Adjustments	0.00	**Ending Balance**	10,025.85
Ending G/L Balance	10,025.85		

Posting Date	Document Type	Document No.	Vendor	Description	Amount	Cleared Amount	Difference
Deposits							
							0.00
07/01/2025	Payment	BD00004	Special Assmnts-Tax Collector	Deposit No. BD00004 - Lennar Developer Funding	27,000.00	27,000.00	0.00
Total Deposits					27,000.00	27,000.00	0.00
Checks							
							0.00
05/29/2025	Payment	1054	INFRAMARK	Check for Vendor V00007	-3,208.33	-3,208.33	0.00
06/19/2025	Payment	1055	LORI A. CAMPAGNA	Check for Vendor V00008	-200.00	-200.00	0.00
06/19/2025	Payment	1057	BRADLEY GILLEY	Check for Vendor V00011	-200.00	-200.00	0.00
07/02/2025	Payment	1059	STRALEY ROBIN VERICKER	Check for Vendor V00003	-2,177.00	-2,177.00	0.00
07/09/2025	Payment	1061	SITEX AQUATICS, LLC	Check for Vendor V00015	-684.00	-684.00	0.00
07/09/2025	Payment	1062	STEADFAST MAINTENANCE	Check for Vendor V00016	-4,641.60	-4,641.60	0.00
07/14/2025	Payment	1063	LORI A. CAMPAGNA	Check for Vendor V00008	-200.00	-200.00	0.00
07/14/2025	Payment	1064	KELLY ANN EVANS	Check for Vendor V00009	-200.00	-200.00	0.00
07/14/2025	Payment	1065	BRADLEY GILLEY	Check for Vendor V00011	-200.00	-200.00	0.00
07/14/2025	Payment	1066	NANCY SYMONDS	Check for Vendor V00013	-200.00	-200.00	0.00
07/17/2025	Payment	1067	STRALEY ROBIN VERICKER	Check for Vendor V00003	-1,620.00	-1,620.00	0.00
07/17/2025	Payment	1068	INFRAMARK	Check for Vendor V00007	-3,208.33	-3,208.33	0.00
07/17/2025	Payment	1069	STEADFAST MAINTENANCE	Check for Vendor V00016	-4,641.60	-4,641.60	0.00
Total Checks					-21,380.86	-21,380.86	0.00
Adjustments							
Total Adjustments							
Outstanding Checks							
07/23/2025	Payment	1070	BUSINESS OBSERVER	Check for Vendor V00006			-148.76

Bank Account Statement

West Lake CDD

Bank Account No.	9792		
Statement No.	07-25	**Statement Date**	07/31/2025

Total Outstanding Checks	-148.76

Outstanding Deposits

Total Outstanding Deposits

WEST LAKE COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund

For the Period from 07/01/2025 to 07/31/2025

(Sorted by Check / ACH No.)

Fund No.	Check / ACH No.	Date	Vendor	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
GENERAL FUND - 001									
001	1059	07/02/25	V00003	STRALEY ROBIN VERICKER	26662	May 2025 District counsel services	District Counsel	531146-51301	$2,177.00
001	1061	07/09/25	V00015	SITEX AQUATICS, LLC	9961-B	July 2026 Aquatic Maintenance - pond 34&38	July 2025 Monthly Aquatic Maintenance	534067-53908	$684.00
001	1062	07/09/25	V00016	STEADFAST MAINTENANCE	SA-12674	June 2025 80% of contract Landscape services	Contracts - Landscape	534171-53908	$4,641.60
001	1063	07/14/25	V00008	LORI A. CAMPAGNA	LC-070925	BOARD 7/9/25	Supervisor Fees	511100-51301	$200.00
001	1064	07/14/25	V00009	KELLY ANN EVANS	KE-070925	BOARD 7/9/25	Supervisor Fees	511100-51301	$200.00
001	1065	07/14/25	V00011	BRADLEY GILLEY	BG-070925	BOARD 7/9/25	Supervisor Fees	511100-51301	$200.00
001	1066	07/14/25	V00013	NANCY SYMONDS	NS-070925	BOARD 7/9/25	Supervisor Fees	511100-51301	$200.00
001	1067	07/17/25	V00003	STRALEY ROBIN VERICKER	26829	June 2025 District Counsel	District Counsel	531146-51401	$1,620.00
001	1068	07/17/25	V00007	INFRAMARK	150859	June 2025 District Management Agreement	District Management	531136-51301	$2,083.33
001	1068	07/17/25	V00007	INFRAMARK	150859	June 2025 District Management Agreement	Accounting Services	532001-51301	$1,000.00
001	1068	07/17/25	V00007	INFRAMARK	150859	June 2025 District Management Agreement	Website Services	549936-51301	$125.00
001	1069	07/17/25	V00016	STEADFAST MAINTENANCE	SA-13522	July 2025 Landscape Maintenance	July 2026 Landscape Maintenance	534171-53908	$4,641.60
001	1070	07/23/25	V00006	BUSINESS OBSERVER	25-02039H	Legal Advertising	Legal Advertising	548002-51301	$148.76
								Fund Total	**$17,921.29**

Total Checks Paid	**$17,921.29**