SOUTHAVEN COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2026/2027 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

TOTAL O&M BUDGET		$1,070,613.00
COLLECTION COSTS @	2%	$22,779.00
EARLY PAYMENT DISCOUNTS @	4%	$45,558.00
TOTAL O&M ASSESSMENT		$1,138,950.00

TOTAL EQUALIZED O&M BUDGET		$976,463.00
COLLECTION COSTS @	2%	$20,775.81
EARLY PAYMENT DISCOUNTS @	4%	$41,551.62
TOTAL EQUALIZED O&M ASSESSMENT		$1,038,790.43

TOTAL STRATIFIED O&M BUDGET		$94,150.00
COLLECTION COSTS @	2%	$2,003.19
EARLY PAYMENT DISCOUNTS @	4%	$4,006.38
TOTAL STRATIFIED O&M ASSESSMENT		$100,159.57

UNITS ASSESSED				ALLOCATION OF EQUALIZED COSTS					ALLOCATION OF STRATIFIED FIELD COSTS					PER LOT ANNUAL ASSESSMENT			
LOT SIZE	O&M	SERIES 2026-1 DEBT SERVICE [1]	SERIES 2026-2 DEBT SERVICE [1]	EAU FACTOR	TOTAL EAU's	% TOTAL EAU's	TOTAL FIELD BUDGET	EQUALIZED FIELD PER LOT	EAU FACTOR	TOTAL EAU's	% TOTAL EAU's	TOTAL FIELD BUDGET	STRATIFIED FIELD PER LOT	O&M	SERIES 2026-1 DEBT SERVICE [2]	SERIES 2026-2 DEBT SERVICE [2]	TOTAL [3]
Phase 1																	
Single Family 58'	28	27	0	1.00	28.00	7.89%	$81,932.77	$2,926.17	1.00	28.00	6.05%	$6,059.78	$216.42	$3,142.59	$1,450.57	$0.00	$4,593.16
Single Family 73'	83	57	0	1.00	83.00	23.38%	$242,872.13	$2,926.17	1.26	104.58	22.60%	$22,633.29	$272.69	$3,198.86	$1,450.57	$0.00	$4,649.43
Single Family 73' (Partial)	1	1	0	1.00	1.00	0.28%	$2,926.17	$2,926.17	1.26	1.26	0.27%	$272.69	$272.69	$3,198.86	$870.34	$0.00	$4,069.20
Single Family 93'	49	37	0	1.00	49.00	13.80%	$143,382.34	$2,926.17	1.60	78.40	16.94%	$16,967.40	$346.27	$3,272.44	$1,692.33	$0.00	$4,964.77
Single Family 93' (Partial)	3	2	0	1.00	3.00	0.85%	$8,778.51	$2,926.17	1.60	4.80	1.04%	$1,038.82	$346.27	$3,272.44	$1,128.22	$0.00	$4,400.66
Phase 2																	
Single Family 63'	80	0	72	1.00	80.00	22.54%	$234,093.62	$2,926.17	1.09	87.20	18.84%	$18,871.90	$235.90	$3,162.07	$0.00	$1,395.58	$4,557.65
Single Family 73'	39	0	31	1.00	39.00	10.99%	$114,120.64	$2,926.17	1.26	49.14	10.62%	$10,634.92	$272.69	$3,198.86	$0.00	$1,395.58	$4,594.44
Single Family 83'	34	0	31	1.00	34.00	9.58%	$99,489.79	$2,926.17	1.43	48.62	10.51%	$10,522.38	$309.48	$3,235.65	$0.00	$1,628.18	$4,863.83
Single Family 93'	38	0	35	1.00	38.00	10.70%	$111,194.47	$2,926.17	1.60	60.80	13.14%	$13,158.39	$346.27	$3,272.44	$0.00	$1,628.18	$4,900.62
TOTAL COMMUNITY	355	124	169		355.00	100.00%	$1,038,790.43			462.80	100.00%	$100,159.57					

LESS: St. John's County Collection Costs (2%) and Early Payment Discount (4%):	($62,327.43)	($5,649.00)
Net Revenue to be Collected:	$976,463.00	$94,510.57

[1] Reflects the number of total lots with Series 2026-1 and 2026-2 debt outstanding including 40 (forty) Series 2026-1 prepayments and 22 (twenty-two) Series 2026-2 prepayments.

[2] Annual debt service assessment per lot adopted in connection with the Series 2026-1 and Series 2026-2 bond issues. Annual assessment includes principal, interest, St. John's County collection costs and early payment discount costs.

[3] Annual assessment that will appear on November 2026 St. John's County property tax bill. Amount shown includes all applicable collection costs. Property owner is eligible for a discount of up to 4% if paid early.