Adopted Budget
Fiscal Year 2027

Tolomato Community Development District

July 28, 2026

Tolomato
Community Development District

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Description	Adopted FY26	Actual Thru 6/30/26	Projected Next 3 Months	Projected Thru 9/30/26	Approved Budget FY27	Adopted Budget FY27	Increase / (Decrease)
Revenues							
Maintenance Assessments	8,906,758	6,680,068	2,226,690	8,906,758	8,985,552	8,985,552	-
Interest Income	220,000	205,048	69,731	274,779	260,000	260,000	-
Pond/WaterCost Share	105,600	100,265	25,975	126,240	130,000	130,000	-
Community Cost Share	18,000	11,309	3,771	15,080	15,100	20,000	4,900
Administrative Fees	16,000	9,554	1,500	11,054	-	14,000	14,000
Rental of Facilities	300,000	303,033	30,000	333,033	325,000	315,000	(10,000)
Non-Resident User Fee	60,000	72,200	3,800	76,000	60,000	60,800	800
Facility Access Card/Guest Pass Fees	80,000	20,370	12,000	32,370	66,000	67,000	1,000
Resident Events & Activities	190,000	153,376	38,493	191,869	195,000	195,000	-
Fitness & Personal Training Fees	75,000	72,583	15,643	88,226	77,000	77,000	-
Sponsorship Revenue	120,000	96,425	28,450	124,875	130,000	128,000	(2,000)
Food Beverages & Taxable Sales Splash	600,000	335,145	264,483	599,628	620,000	615,000	(5,000)
Food Beverages & Taxable Sales Spray	675,000	406,052	265,786	671,838	690,000	685,000	(5,000)
Taxable Sales Special Events	30,000	12,757	16,889	29,646	30,000	30,000	-
Bar Packages - Rentals	20,000	15,284	2,150	17,434	15,000	15,000	-
Less: Costs of Goods Sold	(642,625)	(385,647)	(229,132)	(614,779)	(659,600)	(659,600)	-
Swim Lessons / Lifeguard Training	65,000	54,531	9,769	64,300	65,000	65,000	-
Other Revenues:			-	-			-
Brick Campaign Program	15,000	16,000	-	16,000	16,000	16,000	-
Less: Costs of Goods Sold	(7,000)	(2,584)	-	(2,584)	(3,000)	(4,000)	(1,000)
Miscellaneous Income	500	8,484	-	8,484	500	500	-
Total Revenues	**10,847,233**	**$ 8,184,254**	**$ 2,785,998**	**$ 10,970,252**	**$ 11,017,552**	**$ 11,015,252**	**$ (2,300)**

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Description	Adopted FY26	Actual Thru 6/30/26	Projected Next 3 Months	Projected Thru 9/30/26	Approved Budget FY27	Adopted Budget FY27	Increase / (Decrease)
Expenditures							
Administrative							
Supervisor Fees	12,000	5,400	3,800	9,200	12,000	12,000	-
Administrative Wages	595,216	361,813	121,203	483,016	403,500	410,000	6,500
Taxes & Benefits	136,016	98,822	21,362	120,184	100,875	102,500	1,625
Engineering	13,000	5,118	2,648	7,766	13,000	13,000	-
Attorney	34,000	22,984	8,263	31,247	34,000	34,000	-
Dissemination	13,500	14,250	1,600	15,850	13,500	13,500	-
Annual Audit	26,000	26,500	-	26,500	25,000	25,000	-
Trustee Fees	50,000	49,343	1,592	50,935	56,500	56,500	-
Professional Fees	1,000	-	1,000	1,000	1,000	1,000	-
Administration - GMS	-	115,656	51,583	167,239	210,000	210,000	-
GMS Management Fees	68,000	51,000	17,000	68,000	68,000	68,000	-
Telephone/Internet	78,000	28,987	13,759	42,746	60,000	58,000	(2,000)
Postage	5,000	3,768	1,063	4,831	5,000	5,000	-
Property & Liability Insurance	18,975	12,385	4,172	16,557	18,975	18,975	-
Advertising & Printing	5,000	-	3,000	3,000	4,000	4,000	-
Travel	1,000	538	475	1,013	1,000	1,000	-
Legal Advertising	300	1,981	470	2,451	2,000	2,000	-
Bank Charges & Merchant Fees	82,000	59,062	41,680	100,742	114,450	102,105	(12,345)
Property Taxes	315	458	-	458	500	500	-
Office Supplies	20,000	12,875	5,466	18,341	20,000	20,000	-
Repair & Maintenance	8,000	4,400	3,000	7,400	8,000	8,000	-
Dues, Licenses & Subscriptions	13,000	3,994	6,871	10,865	20,500	20,500	-
IT Services	215,713	162,774	46,821	209,595	215,000	215,000	-
Staff Training	5,000	-	5,000	5,000	5,000	5,000	-
Capital Outlay	10,000	3,200	6,000	9,200	10,000	10,000	-
Miscellaneous	5,000	2,184	481	2,665	4,000	4,000	-
Staff Bonus Pool	102,000	76,500	25,500	102,000	102,000	105,000	3,000
Total Administrative Exp	**$ 1,518,036**	**$ 1,123,992**	**$ 393,810**	**$ 1,517,802**	**$ 1,527,800**	**$ 1,524,580**	**$ (3,220)**

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Description	Adopted FY26	Actual Thru 6/30/26	Projected Next 3 Months	Projected Thru 9/30/26	Approved Budget FY27	Adopted Budget FY27	Increase / (Decrease)
Landscaping							
Field							
Property & Liability Insurance	125,730	82,067	27,636	109,703	120,000	120,000	-
Miscellaneous Field	700	-	500	500	700	700	-
Employees			-				-
Landscaping Wages	1,627,692	1,022,049	483,973	1,506,022	1,688,239	1,572,549	(115,690)
Taxes & Benefits	403,668	312,283	139,909	452,192	506,472	471,765	(34,707)
Employee Screening	500	200	84	284	500	600	100
Job Supplies			-				-
Chemicals, Fertilizer & Seed	255,000	146,025	82,178	228,203	262,650	262,337	(313)
Sod, Pinestraw, Mulch & Ground Cover	135,000	116,261	16,954	133,215	139,000	135,000	(4,000)
Direct Supplies	80,000	51,548	27,490	79,038	81,000	81,000	-
Debris Removal	30,000	6,444	11,040	17,484	28,000	30,000	2,000
Fuel	65,000	48,470	20,369	68,839	68,000	68,000	-
Consultants and Contractors			-				-
Safety	2,000	-	2,000	2,000	2,000	2,000	-
Other Contracted Services	40,000	30,625	300	30,925	90,000	90,000	-
Vehicle Expense			-				-
Vehicle Expense	15,000	11,112	4,798	15,910	16,000	16,000	-
Administrative			-				-
Ice/Water	4,000	2,403	1,985	4,388	5,000	5,000	-
Uniforms	2,000	395	1,100	1,495	2,000	2,000	-
Utilities	5,000	4,268	1,289	5,558	5,500	5,500	-
Other Expenses	2,000	1,068	800	1,868	2,000	2,000	-
Equipment			-				-
Equipment	80,000	47,737	27,263	75,000	97,000	97,000	-
Equipment Repair	30,000	14,452	14,343	28,794	25,000	30,000	5,000
Rental - Equipment	40,000	25,896	12,153	38,049	40,000	40,000	-
Rental - Other	2,000	-	2,000	2,000	2,000	2,000	-
Total Landscaping Exp	**$ 2,945,289**	**$ 1,923,302**	**$ 878,163**	**$ 2,801,466**	**$ 3,181,061**	**$ 3,033,451**	**$ (147,610)**

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Description	Adopted FY26	Actual Thru 6/30/26	Projected Next 3 Months	Projected Thru 9/30/26	Approved Budget FY27	Adopted Budget FY27	Increase / (Decrease)
Roadway							
Plant Replacement & Annuals	20,000	6,387	4,846	11,233	20,000	20,000	-
Replacements From Uninsured Damage	2,300	-	2,000	2,000	2,300	2,100	(200)
Lighting Replacements & Gen. Maint.	10,000	365	9,500	9,865	10,000	10,000	-
Lighting - FPL Maintenance	216,000	177,043	58,957	236,000	240,000	240,000	-
Lighting - FPL Capital	107,724	80,793	26,931	107,724	45,000	45,000	-
Utilities - FPL & JEA	220,000	157,220	63,291	220,511	220,000	220,000	-
Irrigation Repairs	55,000	49,622	14,251	63,873	60,000	60,000	-
Repairs - Hardscape	10,000	11,970	500	12,470	12,000	12,000	-
Pump Maintenance	80,000	75,369	9,984	85,353	85,000	85,000	-
Reclaim Water	85,000	75,354	11,490	86,844	87,000	87,000	-
Pond Maintenance (Water Quality)	125,000	98,359	48,160	146,519	128,000	140,000	12,000
Signage Repair & Replacement	25,000	6,674	17,808	24,482	25,000	25,000	-
Total Roadway Exp	**$ 956,024**	**$ 739,157**	**$ 267,717**	**$ 1,006,874**	**$ 934,300**	**$ 946,100**	**$ 11,800**
Environmental							
Monitoring and Maintenance	111,158	55,988	59,590	115,578	115,000	115,000	-
Total Environmental Exp	**$ 111,158**	**$ 55,988**	**$ 59,590**	**$ 115,578**	**$ 115,000**	**$ 115,000**	**$ -**
Maintenance							
Maintenance Staff	264,066	223,301	90,330	313,631	336,000	336,000	-
Operations & Support Staff	186,957	82,247	59,790	142,037	175,000	175,000	-
Security Services Staff	81,957	59,603	20,231	79,834	84,500	80,842	(3,658)
Taxes & Benefits	126,849	94,252	36,830	131,082	142,920	142,040	(880)
Contracted Services	10,000	2,420	2,580	5,000	10,000	10,000	-
Direct Supplies	60,000	37,456	31,254	68,710	65,000	65,000	-
Housekeeping & Cleaning Supplies	60,000	35,651	11,371	47,022	60,000	60,000	-
Equipment	15,000	2,498	12,000	14,498	15,000	15,000	-
Other Expenses	1,500	682	600	1,282	1,500	1,500	-
Total Maintenance Exp	**$ 806,330**	**$ 538,111**	**$ 264,985**	**$ 803,096**	**$ 889,920**	**$ 885,382**	**$ (4,538)**

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Description	Adopted FY26	Actual Thru 6/30/26	Projected Next 3 Months	Projected Thru 9/30/26	Approved Budget FY27	Adopted Budget FY27	Increase / (Decrease)
Facility Rentals							
Facility Rental Staff	69,216	45,803	15,201	61,004	63,000	62,679	(321)
Taxes & Benefits	17,789	10,026	3,376	13,402	15,120	15,670	550
General Supplies	10,000	2,483	2,412	4,895	10,000	10,000	-
Repairs & Maintenance	15,000	1,131	7,832	8,963	15,000	15,000	-
Elevator	8,000	8,442	550	8,992	8,000	8,000	-
Advertising & Printing	300	1,840	285	2,125	1,600	1,600	-
Other Expenses	1,000	762	218	980	1,000	1,000	-
Capital Outlay	5,000	16,505	-	16,505	6,000	5,000	(1,000)
Total Facility Rentals Exp	**$ 126,305**	**$ 86,992**	**$ 29,874**	**$ 116,866**	**$ 119,720**	**$ 118,949**	**$ (771)**
Recreation & Events							
Recreation Staff Wages	189,087	128,515	52,806	181,321	203,500	203,500	-
Fitness Club/Pickleball Staff	195,000	164,534	56,256	220,790	227,000	227,000	-
Swim Lesson Instructors	16,000	6,837	9,163	16,000	16,000	16,000	-
Events Staff	54,500	44,771	13,957	58,728	67,000	60,000	(7,000)
Taxes & Benefits	85,008	67,422	25,402	92,824	102,700	101,300	(1,400)
Special Events & Activities	255,000	177,561	67,431	244,992	262,000	260,000	(2,000)
Special Events Facility & Equipment	18,000	5,468	8,075	13,543	18,000	18,000	-
Utilities - Fitness Ctr, Noc Rm & Admin	20,000	12,799	5,270	18,069	20,000	20,000	-
Refuse Service	26,000	16,673	5,222	21,895	25,000	26,000	1,000
General Supplies	20,000	6,229	7,381	13,610	20,000	20,000	-
Fitness Equipment Maintenance	26,000	17,156	7,974	25,130	26,000	28,000	2,000
Other Expense	2,000	602	404	1,006	2,000	2,000	-
Cable	8,000	1,298	465	1,763	8,000	8,000	-
Advertising & Printing	3,150	2,118	849	2,967	3,000	3,000	-
General Maintenance	11,000	12,477	750	13,227	11,000	12,000	1,000
Recreation Equipment	20,000	12,913	5,087	18,000	20,000	20,000	-
Total Recreation & Events Exp	**$ 948,745**	**$ 677,372**	**$ 266,492**	**$ 943,865**	**$ 1,031,200**	**$ 1,024,800**	**$ (6,400)**

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Description	Adopted FY26	Actual Thru 6/30/26	Projected Next 3 Months	Projected Thru 9/30/26	Approved Budget FY27	Adopted Budget FY27	Increase / (Decrease)
Waterparks and Pool Staffing							
Wages							
Waterpark Management	154,500	108,944	42,181	151,125	185,975	174,500	(11,475)
Park Services	79,000	28,439	44,632	73,071	80,250	81,000	750
Pool Tech	128,750	68,928	44,620	113,548	128,750	130,000	1,250
Pool Attendants	553,000	236,485	283,563	520,048	590,000	590,000	-
Zip Line Staff	22,500	4,278	10,722	15,000	-	-	-
Taxes & Benefits	122,845	57,760	60,360	118,120	132,972	126,815	(6,157)
Training & Education	12,500	14,740	1,260	16,000	12,500	12,500	-
Uniforms	12,000	12,624	149	12,773	14,000	14,000	-
Employee Screening	2,000	593	143	736	2,000	2,000	-
Total Waterparks & Pool Staffing Exp	**$ 1,087,095**	**$ 532,790**	**$ 487,631**	**$ 1,020,421**	**$ 1,146,447**	**$ 1,130,815**	**$ (15,632)**
Splash Waterpark and Swim Club							
Advertising & Printing	12,000	13,763	-	13,763	13,000	13,000	-
Dues & Subscriptions	4,500	4,551	158	4,709	5,000	5,000	-
Property & Liability Insurance	66,549	43,438	14,627	58,065	64,000	64,000	-
Licenses & Permits	7,500	4,325	2,175	6,500	7,500	7,500	-
Pest Control	18,000	9,902	3,228	13,130	15,000	15,000	-
Professional Fees	1,500	-	500	500	1,500	1,500	-
Computer Services	9,554	8,165	1,912	10,077	12,000	12,000	-
Rental Expense	7,000	4,096	3,068	7,164	7,000	7,000	-
Repairs & Maintenance	83,000	105,887	4,898	110,785	90,000	90,000	-
Pool Chemicals	105,000	68,640	35,896	104,536	108,150	108,150	-
General Supplies	53,000	26,864	20,643	47,507	53,000	53,000	-
Travel & Meetings	1,000	332	400	732	1,000	1,000	-
Utilities	186,000	161,474	50,114	211,588	213,000	212,000	(1,000)
Fuel	21,000	13,438	5,916	19,354	21,000	21,000	-
Capital Outlay	12,000	12,254	-	12,254	12,000	12,000	-
Other Expenses	2,000	849	-	849	2,000	2,000	-
Total Splash Waterpark Exp	**$ 589,603**	**$ 477,977**	**$ 143,535**	**$ 621,512**	**$ 625,150**	**$ 624,150**	**$ (1,000)**

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Description	Adopted FY26	Actual Thru 6/30/26	Projected Next 3 Months	Projected Thru 9/30/26	Approved Budget FY27	Adopted Budget FY27	Increase / (Decrease)
Greenleaf Amenity							
Utilities	10,800	7,184	3,169	10,353	12,000	11,000	(1,000)
Repairs & Maintenance	7,000	983	565	1,548	5,000	5,000	-
Property Insurance	7,590	4,954	1,669	6,623	7,590	7,590	-
Other Expenses	500	-	300	300	500	500	-
Total Greenleaf Amenity Exp	**$ 25,890**	**$ 13,121**	**$ 5,703**	**$ 18,824**	**$ 25,090**	**$ 24,090**	**$ (1,000)**
Cypress Trail Amenity							
Pool Chemicals	20,000	13,019	6,737	19,756	20,000	20,000	-
Utilities	32,000	24,161	9,351	33,512	34,000	34,000	-
Repairs & Maintenance	11,600	5,450	6,233	11,683	10,000	12,000	2,000
Insurance	7,700	5,078	1,692	6,770	7,700	7,700	-
Other Expenses	500	-	300	300	500	500	-
Total Cypress Trail Amenity Exp	**$ 71,800**	**$ 47,708**	**$ 24,313**	**$ 72,021**	**$ 72,200**	**$ 74,200**	**$ 2,000**
Twenty Mile Amenity							
Pool Chemicals	20,000	14,037	7,091	21,128	20,000	20,000	-
Utilities	38,000	32,906	10,891	43,797	44,000	44,000	-
Repairs & Maintenance	10,000	8,824	1,590	10,414	10,000	11,000	1,000
Insurance	7,700	5,026	1,692	6,718	7,700	7,700	-
Other Expenses	500	-	300	300	500	500	-
Total Twenty Mile Amenity Exp	**$ 76,200**	**$ 60,793**	**$ 21,564**	**$ 82,357**	**$ 82,200**	**$ 83,200**	**$ 1,000**
Crosswater Amenity							
Pool Chemicals	24,000	19,801	5,091	24,892	24,000	24,000	-
Utilities	28,000	24,616	9,424	34,040	35,000	35,000	-
Repairs & Maintenance	10,000	5,270	3,969	9,239	10,000	11,000	1,000
Insurance	6,650	4,341	1,461	5,802	6,650	6,650	-
Other Expenses	1,000	-	500	500	1,000	1,000	-
Total Crosswater Amenity Exp	**$ 69,650**	**$ 54,027**	**$ 20,446**	**$ 74,473**	**$ 76,650**	**$ 77,650**	**$ 1,000**

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Description	Adopted FY26	Actual Thru 6/30/26	Projected Next 3 Months	Projected Thru 9/30/26	Approved Budget FY27	Adopted Budget FY27	Increase / (Decrease)
Settlers Pond Amenity							
Utilities	7,400	7,815	2,636	10,451	10,500	10,400	(100)
Repairs & Maintenance	5,000	176	1,984	2,160	5,000	6,000	1,000
Insurance	8,200	5,352	1,864	7,216	8,200	8,200	-
Pond Maintenance	14,000	10,450	4,250	14,700	15,000	15,000	-
Other Expenses	500	-	-	-	500	500	-
Total Settlers Pond Amenity Exp	**$ 35,100**	**$ 23,793**	**$ 10,734**	**$ 34,527**	**$ 39,200**	**$ 40,100**	**$ 900**
Seabrook Park							
Pool Chemicals	21,000	15,890	2,974	18,864	21,000	21,000	-
Utilities	28,000	26,522	10,156	36,678	36,000	36,000	-
Repairs & Maintenance	5,000	4,391	1,023	5,414	5,000	6,000	1,000
Insurance	6,600	4,308	1,450	5,758	6,600	6,600	-
Other Expenses	500	-	300	300	500	500	-
Total Seabrook Park Exp	**$ 61,100**	**$ 51,111**	**$ 15,903**	**$ 67,014**	**$ 69,100**	**$ 70,100**	**$ 1,000**
Media							
Media Staff	114,400	60,640	40,122	100,762	104,700	104,700	-
Taxes & Benefits	29,744	13,547	10,240	23,787	27,222	27,222	-
Supplies	3,000	2,222	981	3,203	3,000	3,000	-
Repairs & Maintenance	300	-	150	150	300	300	-
Equipment	3,000	2,957	-	2,957	3,000	3,000	-
Total Media Exp	**$ 150,444**	**$ 79,367**	**$ 51,492**	**$ 130,859**	**$ 138,222**	**$ 138,222**	**$ -**

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Description	Adopted FY26	Actual Thru 6/30/26	Projected Next 3 Months	Projected Thru 9/30/26	Approved Budget FY27	Adopted Budget FY27	Increase / (Decrease)
Spray Park							
Advertising & Printing	200	-	200	200	200	200	-
Property Insurance	34,400	22,454	7,561	30,014	34,400	34,400	-
Licenses & Permits	2,000	1,150	(1,150)	-	2,000	2,000	-
Pest Control	2,500	2,830	900	3,730	3,500	3,500	-
Rental Expense	3,000	5,349	-	5,349	3,000	3,000	-
Repairs & Maintenance	50,000	50,816	2,968	53,783	50,000	53,000	3,000
Pool Chemicals	63,000	30,496	32,219	62,715	63,000	63,000	-
General Supplies	24,000	11,291	8,118	19,409	24,000	24,000	-
Utilities	91,000	58,895	30,075	88,970	92,000	92,000	-
Capital Outlay	10,000	8,618	640	9,258	10,000	10,000	-
Other Expenses	500	648	-	648	500	500	-
Total Spray Park Exp	**$ 280,600**	**$ 192,546**	**$ 81,531**	**$ 274,077**	**$ 282,600**	**$ 285,600**	**$ 3,000**
Food & Beverage							
Wages							
Food Management	146,000	81,429	24,122	105,552	100,000	100,000	-
Bar Staff	158,400	38,478	109,079	147,557	160,000	160,000	-
Food Staff	236,000	82,766	133,309	216,075	245,000	247,000	2,000
Taxes & Benefits	81,060	33,325	22,915	56,240	54,713	54,713	-
Employee Screening	500	132	260	392	500	500	-
Advertising & Printing	750	75	225	300	750	750	-
Dues & Subscriptions	500	5,534	180	5,714	5,000	5,000	-
Property Insurance	29,600	19,321	6,506	25,826	29,600	29,600	-
Licenses & Permits	1,100	250	500	750	1,100	1,100	-
Pest Control	500	715	240	955	1,000	1,000	-
Computer Services	1,000	100	300	400	1,000	1,000	-
Rental Expense	2,500	864	1,650	2,514	2,500	2,500	-
General Maintenance	21,000	16,440	4,872	21,313	21,000	22,500	1,500
General Supplies	22,000	18,655	3,222	21,877	22,000	22,000	-
Training & Education	1,102	984	211	1,195	1,600	1,600	-
Uniforms	1,000	-	300	300	1,000	1,000	-
Equipment	6,000	7,919	-	7,919	6,000	6,000	-
Other Expense	1,000	-	500	500	1,000	1,000	-
Total Food & Beverage Exp	**$ 710,012**	**$ 306,987**	**$ 308,392**	**$ 615,378**	**$ 653,763**	**$ 657,263**	**$ 3,500**

Tolomato

Community Development District

Description	Adopted FY26	Actual Thru 6/30/26	Projected Next 3 Months	Projected Thru 9/30/26	Approved Budget FY27	Adopted Budget FY27	Increase / (Decrease)
Annual Reserves							
Infrastructure Reserve	432,613	324,460	108,154	432,613	136,600	136,600	-
Landscape Reserve	25,000	18,750	6,250	25,000	25,000	25,000	-
Total Annual Reserves	**$ 457,613**	**$ 343,210**	**$ 114,404**	**$ 457,613**	**$ 161,600**	**$ 161,600**	**$ -**
Total Expenditures	**$ 11,026,994**	**$ 7,328,343**	**$ 3,446,280**	**$ 10,774,623**	**$ 11,171,223**	**$ 11,015,252**	**$ (155,971)**
Excess Revenues/(Expenditures) From Ope	**$ (179,761)**	**$ 855,910**	**$ (660,282)**	**$ 195,629**	**$ (153,671)**	**$ -**	**$ 153,671**
NON-OPERATIONS: Sources/(Expenses)							
FY26 Refurbishment Project	(535,000)	(192,480)	(342,520)	(535,000)	-	-	-
Prior Years Carry Over Surplus	714,761	-	305,501	339,371	153,671	-	(153,671)
Reserve Expense	-	-	-	-			
Total Non-Operations	**$ 179,761**	**$ (192,480)**	**$ (37,019)**	**$ (195,629)**	**$ 153,671**	**$ -**	**$ (153,671)**
Net Change In Fund Balance	**$ (0)**	**$ 663,430**	**$ (697,301)**	**$ (0)**	**$ -**	**$ -**	**$ -**

Tolomato
Community Development District
PROPOSED BUDGET FOR ADOPTION
Fiscal Year 2027

REVENUES:

Maintenance Assessments

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

Interest Income

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

Pond Cost Share, Community, Cost Share, and Use of Bulk Reclaimed Water

The District has entered into numerous cost-sharing agreements for stormwater maintenance across multiple ponds. The District and various land owners share a percentage of all expenses for the repair and maintenance of these ponds to fund their proportionate share. At the conclusion of the fiscal year, actual costs will be compared to the budget, and a true-up will be required for an overpayment, while a credit will be recorded for the upcoming fiscal year for an overpayment. The agreement is in effect until the Districts' maintenance responsibilities and permit obligations for these Ponds have been transferred. The District has also entered into a cost-sharing agreement for maintenance of certain landscaping areas owned by the homeowners' association, but within proximity to District-owned or maintained areas, where the District can better and more efficiently provide continuity of maintenance. For the best interest of the Nocatee Community, the District signed numerous agreements with various HOAs for System Connection and Reclaimed Water Withdrawals

Administrative Fees

The District will charge an Administrative Fee for the processing of Payoffs and Paydowns on Bond debt, for the preparation of Adjunct Supplemental reports, estoppels letters, copies, etc.

Rental of Facilities

The Nocatee Room at Crosswater Hall is available for rental to both resident and non-resident groups. The Splash and Spray Waterpark Cabanas, Greenleaf Pavilion, Cypress Park Pavilion, Twenty Mile Park Pavilion, Twenty Mile Post Pavilion, Crosswater Park Pavilion, Settlers Pond Pavilion, and other District accessories may also be available for rental.

Non-Resident User Fee

A non-resident of the District has the opportunity to purchase all the rights of a Resident Card Holder by paying an annual non-resident user fee, as required by Florida Statute.

Facility Access and Guest Card Fees

Resident Card Holders may purchase up to three additional Guest Cards per year.

Resident Events & Activities

Certain District events and activities will have a participation fee. This includes the monthly Farmers Market vendor fees, Food Truck Fridays, Ticketed events and other possible vendor fees as well.

Tolomato
Community Development District
PROPOSED BUDGET FOR ADOPTION
Fiscal Year 2027

Fitness and Personal Training Fees and Pickleball Lessons

As part of the Fitness & Recreation Program, the District offers a variety of classes at the Fitness Center, including individual personal training services, aquafit (water aerobics) classes at the Splash Waterpark, and Pickleball lessons at the Pickleball Court for a fee.

Sponsorship Revenues

Local businesses sponsor certain District events and activities for a fee.

Beverages and Taxable Sales – Splash Park

The District sells food, alcoholic, and non-alcoholic beverages, and other taxable items at the Splash waterpark.

Food Beverages and Taxable Sales – Spray Park

The District sells food, alcoholic, and non-alcoholic beverages, and other taxable items at the Spray waterpark.

Taxable Sales - Special Events

The District sells food, alcoholic, and non-alcoholic beverages, and other taxable items at District events as well as events hosted on District property.

Bar Packages – Rentals (non-taxable)

Bar packages is offered and available for purchase when renting a Nocatee Room at Crosswater Hall.

Cost of Sales

Direct cost of the food and beverages sold at the Splash and Spray waterparks as well as District events and any other food & beverage sales.

Swim Lessons & Lifeguard Training

The District will receive revenues from individual and group swim lessons as well as lifeguard training classes.

Other Revenues

The District receives revenues from miscellaneous and periodic sources such as the sale of Commemorative Bricks, less the cost of bricks and installation costs.

EXPENDITURES:

Administrative:

Supervisor Fees

The Florida Statutes allow each board member to receive $200 per meeting for their attendance, and no Board member shall receive more than $4,800 in one year. The amount for the fiscal year is based on all five supervisors attending 12 meetings.

Administrative Wages

Wages for Resident Services staff members, Finance & Accounting, Human Resources personnel, and Community Managerial positions.

Taxes & Benefits

These expenses represent the Employer's share of Social Security and Medicare taxes (FICA), Medical, Dental, Vision, Life & Short Term Disability Insurance premiums, employer match of 457(B) Retirement plan, and Workers Compensation Insurance Premium. This covers the Board of Supervisors and Administrative Staff.

Engineering Fees

The District's engineer will be providing general engineering services to the District, including attendance and preparation for board meetings, etc.

Attorney

The District's legal counsel will be providing general legal services to the District, i.e., attendance and preparation for monthly meetings, review of operating and maintenance contracts, etc.

Dissemination Fees

The Annual Disclosure Report required by the Securities and Exchange Commission to comply with Rule 15(c)(2)-12(b)(5), which relates to additional reporting requirements for unrated bond issues.

Annual Audit

The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting Firm.

Trustee Fees

Annual fees paid to US Bank, NA, the custodian of certain District Trust funds.

Tolomato
Community Development District
PROPOSED BUDGET FOR ADOPTION
Fiscal Year 2027

Professional Fees

Fees paid for outside professional services and consultations, including annual arbitrage, the District is required to annually calculate an arbitrage rebate on the District's Special Assessment Bonds.

GMS Administration Fees

The District receives accounting services as part of an Accounting Agreement with Governmental Management Services, LLC.

GMS Management Fees

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

Telephone/Internet

This item includes the cost of telephone, fax machine, and internet service.

Postage

This item includes the mailing, overnight deliveries, correspondence, vendor payments, etc.

Property & Liability Insurance

The District's General Liability & Public Officials Liability Insurance policy is with Florida Insurance Alliance, placed through Egis Insurance and Risk Advisors. Egis specializes in providing insurance coverage to governmental agencies.

Advertising & Printing

This includes printing resident informational brochures as needed, business cards, and online classified ads.

Travel

Out-of-town travel for skills training and enhancement program. This also includes weekly travel to the GMS office for checks, signatures, and document transmittal.

Legal Advertising

The District is required to advertise various notices for monthly Board meetings, public hearings, etc. The District's current advertising company is Garnett, Florida LocaliQ.

Bank Charges & Merchant Charges

Charges for the use of credit cards by residents and others for the purchase of goods and services from the District. This also includes monthly bank charges.

Property Taxes

Represents taxes on certain property owned by the District in Duval County and St Johns County. This includes properties acquired by the District after the Application of Exemption has been submitted and filed; the last day of application is the 1st of March.

Office Supplies

Represents various administrative office supplies purchased for the District.

Repair & Maintenance

For repairs within the Resident Services and Administrative Offices, including maintenance of equipment used for office and administrative purposes.

Dues, Licenses & Subscriptions

The District is required to pay an annual fee to the Department of Community Affairs as well as license fees.

IT Services

Expenditures for hosting of the District website, the Nocatee app, Human Resources software, annual service agreement for CDD computer services, and other IT services. This includes annual payments to PeopleVine, Pacesetter, and Cook Electrical, Inc.

Staff Training

Staff training and development are ongoing efforts by the District to improve employee skills, knowledge, and performance, ultimately boosting both individual and organizational success. This involves various methods, including formal training programs, on-the-job learning, and mentoring, all aimed at preparing employees for current roles and future career growth.

Capital Outlay

Represents any minor capital expenditures the District may need to make during the Fiscal Year. Capital assets are defined by the government as assets with an initial, individual cost of more than $5,000.00 (amount not rounded) and an estimated useful life in excess of 2 years, except for the intangible right-to-use assets.

Miscellaneous

Represents any minor expenditure the District may need to make during the Fiscal Year that does not fit into another category.

Staff Bonus Pool

Represents maximum available funds for annual staff bonuses to be distributed at the discretion of the Board of Supervisors in accordance with the adopted plan.

Landscaping:

Property & Liability Insurance

Represents the estimated cost to protect the physical structure and contents of a District's property and assets from damage or loss. This includes protection against claims for injuries or property damage caused by the District's employees in performance of their duties and protection against events that occur within the District's premises.

Miscellaneous Field

Other field-related minor expenditures the District may need to make during the Fiscal Year that do not fit into another category or expense item.

Landscaping Wages

Wages associated with landscape and irrigation services. The District has responsibilities for the maintenance of landscaping and irrigation services for District roads, ponds, amenities, and District areas throughout the community. The District has an inter-local agreement with St Johns County and the State of Florida to provide enhanced landscaping maintenance for certain roadways.

Taxes and Benefits

Taxes and Benefits related to the landscape & irrigation staff. These expenses represent the Employer's share of Social Security and Medicare taxes (FICA), Medical, Dental, Vision, Life & Short Term Disability Insurance premiums, employer match of 457(B) Retirement plan, and Workers Compensation insurance premium.

Employee Screening

Costs for pre-employment background screening. This refers to the process of verifying a potential employee's past through various records and databases. This process helps the District to assess a candidate's suitability for a role by gathering information about their education, employment history, criminal record, driving record, and sometimes even credit history.

Chemicals, Fertilizer & Seed

Costs for chemicals, fertilizer, and seed to maintain District grasses and plant beds. Periodic expenses to provide essential nutrients to the soil, promoting healthy growth, maximizing yields, and plant protection from pests, diseases, and weeds.

Sod, Pine straw, Mulch & Ground Cover

Costs to replace sod, pine straw, mulch, and ground cover as needed throughout District property, to protect soil, improve plant health, moisture retention, soil temperature regulation, erosion prevention, and enhance aesthetics.

Direct Supplies

Supplies used in direct field operations, such as mower blades, parts, weed-eating equipment, hand tools, power tools, and safety equipment. This includes shovels, rakes, pruning shears, towers, hoses, gloves, trimmers, saws, and protective items used in landscaping and field operations.

Debris Removal

Costs of clearing and disposing of waste materials, rubble, and hazardous substances after a disaster, demolition, or other event that has caused damage or disruption. This includes unwanted materials such as yard waste, fallen trees, branches, and other organic or inorganic debris that may hinder the aesthetics or safety of the landscape.

Fuel

Costs for gasoline and diesel for District-owned or rented mowers and landscape equipment.

Safety Consultants

Costs of hiring a professional who provides expert advice, guidance, and staff training for safety-related matters to ensure a safe and healthy work environment, assess and eliminate workplace hazards, assist in compliance with safety regulations, and promote a proactive safety culture.

Other Contracted Services

Technical consultants on District trees, grasses, and ground covers. Contracted tree trimming. Also includes costs for other repairs and maintenance contracted to third parties.

Vehicle Expense

Costs to operate District vehicles for District purposes.

Ice/Water

Ice and water service for District landscape staff.

Uniforms

Shirts, hats, clothing, and other protective gear for safety and identification purposes.

Utilities

Electric and water expenses for the landscape office trailer.

Other Administrative Expenses

Miscellaneous costs related to the administration of the landscape and irrigation office.

Equipment

Represents capital expenditures the District may need to make during the Fiscal Year, necessary for landscaping and irrigation service operation. This may include motorized equipment, utility vehicles, trucks, Toro mowers, and a spray rig.

Equipment Repair

Costs for the repair and maintenance of the District's landscape and irrigation equipment.

Rental - Equipment

Occasionally, the District will rent equipment for special projects or for temporary replacement. This will include high-reach lifts, dump trailers, and other specialty equipment.

Rental - Other
The District rents several storage containers for the storage of supplies, materials, and equipment.

Roadway Expenses:

Plant Replacement and Annuals

Replacement of trees and shrubs, as needed.

Replacements for Uninsured Damage

Replacement of trees and shrubs as needed due to damage caused by vehicles, net of recovery from drivers or their insurance's expense.

Lighting Replacements & General Maintenance

Represents various costs associated with the entrance way and street lighting.

Lighting - FPL Maintenance

Represents various costs associated with the maintenance of FPL Lighting.

Lighting - FPL Capital

Capital costs associated with a contract with Florida Power and Light dated 10/30/2007 for the provision of 151 29' ornamental street lights and similar agreements.

Utilities FPL & JEA

The District has numerous accounts with Florida Power and Light and Jacksonville Electric Authority. Services include street lights and maintenance pumps.

Irrigation Repair

Repairs and maintenance to the District's irrigation system. This includes parts, materials & labor.

Repairs - Hardscape

Repairs and maintenance of District pavers and other hardscape surfaces.

Pump Maintenance

The District contracts for quarterly service on District-owned stormwater pumps as well as other repairs for the pumps.

Reclaimed Water Use

The District contracts with Jacksonville Electric Authority for reclaimed water for use in irrigation.

Pond Maintenance (Water Quality)

The District contracts with a pond maintenance company to maintain the water quality standards required by the permitting agencies for the stormwater management ponds within the District. Monthly lake treatments are provided by Clear Waters, Inc. The services include ditch cleaning and waste disposal.

Signage Repair and Replacement

Annual and periodic renovation/replacement costs for District signs.

Environmental:

Represents costs associated with providing the Wetland Mitigation Monitoring Reports to the permitting agencies that have jurisdiction over the District's Wetlands. Environmental services are provided by Environmental Services, Inc. and Terracon.

Maintenance:

Maintenance Staff Wages

Salaries and wages of a group of six (6) full-time employees responsible for the upkeep and repair of the District's facilities, infrastructure, equipment, and buildings. They are tasked to ensure everything is functioning properly and safely, including identifying potential problems through inspections, troubleshooting issues, performing repairs, and implementing preventative maintenance measures.

Operations & Support Staff

Salaries and Wages of employees tasked to manage daily operations and create a welcoming atmosphere. This includes the general housekeeping team, who are tasked to do the regular cleaning, tidying, and maintenance of the workplace, facility rentals, offsite amenities, and pavilions, to wit: Greenleaf, Cypress, Twenty Mile, Crosswater, Settlers Pond, and Seabrook Park.

Security Service Staff

Wages of personnel whose primary responsibility is to assist in protecting District assets.

Taxes and Benefits

Taxes and Benefits related to maintenance, hospitality, support, and security personnel. These expenses represent the Employer's share of Social Security and Medicare taxes (FICA), Medical, Dental, Vision, Life & Short Term Disability Insurance premiums, employer match of 457(B) Retirement plan, and Workers Compensation insurance premiums.

Contracted Services

Costs for other repairs and maintenance contracted to third parties.

Direct Supplies

Refers to specific materials and tools that are directly used for the maintenance and repair of the facility's system, physical infrastructure, and equipment. This includes materials such as paints, electrical components, plumbing supplies, specialized tools for electrical work, carpentry, hammers, screwdrivers, etc. Any supplies that are directly involved in the repair work itself.

Housekeeping & Cleaning Supplies

Costs for the tools, supplies, and cleaning agents used to keep the facility tidy and clean. These items include things like brooms, mops, dustpans, brushes, vacuums, cleaning products, equipment used to perform housekeeping tasks, and all other essential items such as garbage bags, trash bins, recycling bins, gloves, etc.

Equipment

Represents capital expenditures the District may need to make during the Fiscal Year, necessary in maintaining the facility and infrastructure. This may include motorized equipment, utility vehicles, trucks, etc.

Other Expenses

Miscellaneous costs related to the maintenance of the District's facility, infrastructure, and buildings.

Facility Rentals:

Facility Rental Staff

Wages of the individuals responsible for managing and overseeing several District facilities available for rental, including the Nocatee Room banquet facilities, the Splash Waterpark cabana, and the event lawn, Greenleaf Pavilion, Cypress Trails Pavilion, Twenty Mile Post Pavilion, and other District accessories. This includes tasks like handling reservations, managing payment, handling rental agreements, ensuring compliance with relevant regulations, ensuring the facility is in good working order for renters, and providing good customer service by addressing their needs and ensuring a smooth rental experience.

Taxes and Benefits

Taxes and Benefits directly related to rental staff/personnel. These expenses represent the Employer's share of Social Security and Medicare taxes (FICA), Medical, Dental, Vision, Life &

Short Term Disability Insurance premiums, employer match of 457(B) Retirement plan, and Workers Compensation insurance premiums.

General Supplies

Costs of materials and equipment needed for renting out a facility for events, meetings, or other purposes. These supplies can include things like tables, chairs, linens, audio-visual equipment, and more, depending on the type of event or activity being held. Essentially, they are the items that make the rented space functional and comfortable for the users.

Repair & Maintenance

For repairs specifically within the Crosswater Hall – Nocatee Room Banquet Facility. This involves keeping the Nocatee Room in good, habitable condition, including routine tasks and unexpected issues such as appliance repairs, plumbing fixes, etc.

Elevator

Regular elevator maintenance is crucial for safety, efficiency, and longevity. Otis Elevator Company is the current maintenance service provider of the district.

Advertising & Printing

Refers to expenses for brochures and flyers related to rental facilities.

Other Expenses

Miscellaneous costs related to the rental facilities that are not under any of the specified expense items.

Capital Outlay

Represents any minor capital expenditures the District may need to make during the Fiscal Year for the Nocatee Room Banquet Facility at Crosswater Hall. Capital assets are defined by the government as assets with an initial, individual cost of more than $5,000.00 (amount not rounded) and an estimated useful life in excess of 2 years, except for the intangible right-to-use assets.

Recreation and Events:

The District offers a variety of weekly events and activities to the community. A portion of these costs is also offset by related revenues. The District also operates a Fitness Center facility for the use of Nocatee Resident Card Holders. Staffing is provided for fitness classes as well as various sports courts. Costs are for classes and camps, which are largely offset by related revenues.

Special Events Wages

Salaries of employees responsible for planning, organizing, and executing events for the District. They work to ensure events run smoothly, manage logistics, coordinate with vendors, and often work with a team to bring events to life.

Fitness Club & Pickleball Staff

Wages of employees who plan, lead, and manage activities aimed at improving physical well-being and promoting leisure time enjoyment. These roles include fitness trainers, instructors, recreation workers, and managers, all working to provide various forms of physical activity and recreational opportunities for individuals and groups.

Swim Lesson Instructors

Wages of certified professionals who teach individuals how to swim, including basic strokes, water safety, and improving their swimming skills. The District provides a Swim Lesson Program during the summer season.

Events Staff

Wages of part-time employees hired to assist with the planning, execution, and support of various events. They may be responsible for tasks ranging from guest registration, setup, cleanup, and ensuring a smooth and successful running of the event.

Taxes and Benefits

These expenses represent the Employer's share of Social Security and Medicare taxes (FICA), Medical, Dental, Vision, Life & Short Term Disability Insurance premiums, employer match of 457(B) Retirement plan, and Workers' Compensation insurance.

Special Events & Activities

Costs directly incurred in organizing and executing special events. These expenses include direct costs like entertainment, catering, equipment rental, decorations, and items/materials/supplies directly attributable to a certain event.

Special Events Facility & Equipment

Capitalized expenditure specifically for Special Events. This includes any place kept, used, maintained, advertised, and held out to the public as a place that serves as a location for special events. Also includes tools and materials used to create and support specific events.

Utilities – Fitness Ctr, Noc Room & Admin

Electric and water expenses.

Refuse Service

Refers to the collection and disposal of trash and other solid waste materials, including both recyclable items.

General Supplies

Refers to everyday items that are widely used and necessary for various purposes.

Fitness Equipment Maintenance

Costs to maintain and repair the District's fitness equipment, the monthly preventative maintenance is currently being serviced by Fitness Services of Florida.

Other Expenses

Miscellaneous and infrequent costs.

Cable

The monthly Comcast cost for internet and TV channels used to promote events and recreation programs.

Advertising and Printing

Mainly for monthly calendar printing for special events.

General Maintenance

Refers to the cost of routine upkeep and care of property, equipment, and machinery (excluding Fitness Equipment) to keep it in good working condition and prevent breakdown.

Recreation Equipment

Capitalized apparatus or device used to enhance physical activity, and Items used for leisure activities and enjoyment, including sports equipment.

Waterparks and Pool Staffing:

Waterparks (Splash & Spray) and off-site pools are operated by the District for the benefit of Resident Card Holders. The budget includes all staffing costs of the pools, attractions, and related services.

Splash Waterpark and Swim Club:

The Splash Waterpark is operated by the District for the benefit of Resident Card Holders. The budget includes all operational costs of the pools and attractions, maintenance and upkeep of the facility.

Greenleaf Amenity:

The Greenleaf amenity includes a pavilion, dog park, and playing field. This includes all associated costs with repairs and maintenance of the facility.

Cypress Trails Amenity:

The Cypress Trails amenity includes a pool, pavilion, and dog park. Costs include pool maintenance, as well as costs associated with maintenance of the pavilion and park areas.

Twenty Mile Amenity:

The Twenty Mile amenity includes a pool, pavilion, and dog park. Costs include pool maintenance, as well as costs associated with maintenance of the pavilion and park areas. This also includes expenses for the Twenty Mile Post park and pavilion.

Crosswater Amenity:

The Crosswater amenity includes a pool, pavilion, and dog park. Costs include pool maintenance, as well as costs associated with maintenance of the pavilion and park areas.

Settlers Pond:

The Settlers Pond offers a 14-acre fishing and recreation pond, pavilion, playground, and dog parks. Costs include maintenance of the pond and grounds.

Seabrook Park:

Seabrook Park is planned to open in May 2024. The park will provide the CDD's largest outlying swimming pool, a dog park, playground, and pavilion.

Media & Communication:

The District maintains various methods of communication to residents, such as video and social media. Costs include staffing, equipment, and supplies for audio and video production.

Spray Park Amenity:

The Spray Waterpark is operated by the District for the benefit of Resident Card Holders. The budget includes all operational costs of the pools, attractions, and maintenance and upkeep of the facility

Food & Beverage:

The District provides food and beverage service to the Splash Waterpark, the Spray Waterpark, and the Nocatee Station Field. This represents staffing and related overhead costs other than the direct cost of sales.

Reserves:

To set aside and accumulate board-restricted funds for the purpose of establishing a cash reserve to be used only for major projects to District buildings and infrastructure, as well as a reserve for landscaping damage due to hurricanes or similar major events.

Tolomato Community Development District
General Fund Assessments
Fiscal Year 2027

Unit Type	MPD Units St Johns County	MPD Units Duval County	Non-MDP Acres St Johns County	Non-MDP Acres Duval County	ERUs	Total ERUs	FY 2027 Assessment Per Unit St Johns County	FY 2027 Assessment Per Unit Duval County	Total General Fund Assessments
SF 40	2,446	-			0.90	2,201	$ 599.06	$ 608.77	$ 1,465,301
SF 50	2,874	511			1.00	3,385	$ 665.61	$ 676.41	2,258,609
SF 60	1,722	343			1.10	2,272	$ 732.18	$ 744.06	1,516,027
SF 70	1,685	50			1.20	2,082	$ 798.74	$ 811.69	1,386,461
SF 80	495	-			1.30	644	$ 865.30	$ 879.33	428,324
SF 90	102	-			1.40	143	$ 931.86	$ 946.98	95,050
SF 100	213	-			1.50	320	$ 998.42	$ 1,014.62	212,663
Subtotal	9,537	904				11,046			7,362,434
Multifamily Products									
Townhouses	751	90			0.80	673	$ 532.49	$ 541.13	448,602
Condos	284	0			0.80	227	$ 465.92	$ 473.48	132,321
Apartments	244	1,352			0.60	958	$ 399.37	$ 405.85	646,155
Subtotal	1,279	1,442				1,858			1,227,078
Non-Residential Products									
Professional & Corporate Office	659.06	129.60			0.59	461	$ 389.38	$ 395.69	307,906
Commercial/Retail	488.82	105.32			0.47	279	$ 312.84	$ 317.90	186,404
Assisted Living	77.76	0.00			0.40	31	$ 266.24	$ 270.56	20,703
Senior Independent Living	328.53	0.00			0.45	148	$ 299.52	$ 304.38	98,402
Continuing Care Retirement Com		33.05			4.71	156	$ 3,135.06	$ 3,185.90	105,294
Recreation	5.81	0.00			1.80	10	$ 1,198.11	$ 1,217.54	6,961
Self-Storage	224.81	100.04			0.15	49	$ 99.85	$ 101.46	32,597
Hotel (rooms)	102.00	0.00			0.26	27	$ 173.06	$ 175.87	17,652
Churches	88.00	114.78			0.34	69	$ 226.31	$ 229.99	46,313
Schools	-	0.00			0.87	-	$ -	$ -	-
Club Houses	79.20	38.91			0.94	110	$ 622.35	$ 632.43	73,895
Non-MDP Acres			78.73	68.34	0.45	66	$ 299.52	$ 304.38	44,383
Subtotal	2,054	522	79	68		1,340			940,510
Total	12,870	2,868	79	68		14,244			9,530,023

Excess Collections	**50,000**
Less Collections & Discounts St Johns County 6%	(481,155)
Less Collections & Discounts Duval County 7.5%	(113,315)
Net Assessments	**$ 8,985,552**

Tolomato

Community Development District

Debt Service Fund
Series 2024

Description	FY2026 Adopted Budget	Actual Through Thru 6/30/26	Projected Next 3 Months	Total Projected 9/30/2026	Adopted Budget FY2027
REVENUES:					
Special Assessments	$ 804,183	$ 801,131	$ 3,052	$ 804,183	$ 802,383
Carry Forward Surplus	$ 311,079	$ 348,899	$ -	$ 348,899	$ 360,141
Prepayments	$ -	$ 27,046	$ -	$ 27,046	$ -
Interest Income	$ 5,000	$ 21,716	$ 5,000	$ 26,716	$ 15,000
TOTAL REVENUES	$ 1,120,262	$ 1,198,793	$ 8,052	$ 1,206,845	$ 1,177,524
EXPENDITURES:					
Series 2024					
Interest 11/1	$ 301,071	$ 300,242	$ -	$ 300,242	$ 295,330
Interest - 5/1 & onwards	$ 301,071	$ 300,242	$ 355	$ 300,597	$ 295,330
Principal - 5/1	$ 205,000	$ 205,000	$ -	$ 205,000	$ 215,000
Special call	$ -	$ -	$ 30,000	$ 30,000	$ -
Other Debt Service Costs	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 807,142	$ 805,484	$ 30,355	$ 835,838	$ 805,660
OTHER SOURCES/(USES):					
Interfund Transfer In / (Out)	$ -	$ (10,365)	$ (500)	$ (10,865)	$ (5,000)
Reserve Transfer In	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 807,142	$ 815,849	$ 30,855	$ 846,704	$ 810,660
EXCESS REVENUES/(EXP)	$ 313,120	$ 382,944	$ (22,803)	$ 360,141	$ 366,864
				Interest Payment 11/1/2027	$ 290,923 (1)

Debt on all Series 2015-2 parcels was prepaid and remaining Series 2015-2 debt was extinguished. New Series 2024 bonds were issued on these parcels.

Tolomato Community Development District
Series 2024 St Johns County Assessments
Fiscal Year 2027

	Total ERUs	Total Series 2024 Debt Assigned	Current Unamortized Series2024 Debt	Total Series 2024 Annual Debt Service Assessments
Total		$ 12,510,000	12,050,000	$ 806,286
Debt Assigned				
Seabrook 2 & 3				
40' Lots	168.30	5,222,573	5,030,536	336,600
50' Lots	174.00	5,264,405	5,070,829	339,300
60' Lots	68.20	2,023,022	1,948,634	130,386
	410.50			
Grand Total Debt		**$ 12,510,000**	**$ 12,050,000**	**$ 806,286**
			Estimated shortfall due to accumulated paydowns/payoffs	**$ (3,903)**
			Adjusted Assessments	**$ 802,383**

Debt on all Series 2015-2 parcels was prepaid and remaining Series 2015-2 debt was extinguished. New Series 2024 bonds were issued on these parcels.

TOLOMATO
COMMUNITY DEVELOPMENT DISTRICT

Series 2024, Special Assessment Revenue Bonds
Amortization Schedule
Updated 8/1/2026

DATE	PRINCIPAL BALANCE	INTEREST	PRINCIPAL	PREPAYMENT	TOTAL
1-May-25	$ 12,510,000.00	$ 315,131.79	$190,000.00		$ 12,320,000.00
1-Nov-25	12,320,000.00	300,241.88		35,000.00	12,285,000.00
1-May-26	12,285,000.00	300,241.88	205,000.00	30,000.00	12,050,000.00
1-Nov-26	12,050,000.00	295,330.00			12,050,000.00
1-May-27	12,050,000.00	295,330.00	215,000.00		11,835,000.00
1-Nov-27	11,835,000.00	290,922.50			11,835,000.00
1-May-28	11,835,000.00	290,922.50	220,000.00		11,615,000.00
1-Nov-28	11,615,000.00	286,412.50			11,615,000.00
1-May-29	11,615,000.00	286,412.50	230,000.00		11,385,000.00
1-Nov-29	11,385,000.00	281,697.50			11,385,000.00
1-May-30	11,385,000.00	281,697.50	240,000.00		11,145,000.00
1-Nov-30	11,145,000.00	276,777.50			11,145,000.00
1-May-31	11,145,000.00	276,777.50	250,000.00		10,895,000.00
1-Nov-31	10,895,000.00	271,652.50			10,895,000.00
1-May-32	10,895,000.00	271,652.50	265,000.00		10,630,000.00
1-Nov-32	10,630,000.00	265,292.50			10,630,000.00
1-May-33	10,630,000.00	265,292.50	275,000.00		10,355,000.00
1-Nov-33	10,355,000.00	258,692.50			10,355,000.00
1-May-34	10,355,000.00	258,692.50	290,000.00		10,065,000.00
1-Nov-34	10,065,000.00	251,732.50			10,065,000.00
1-May-35	10,065,000.00	251,732.50	305,000.00		9,760,000.00
1-Nov-35	9,760,000.00	244,412.50			9,760,000.00
1-May-36	9,760,000.00	244,412.50	320,000.00		9,440,000.00
1-Nov-36	9,440,000.00	236,732.50			9,440,000.00
1-May-37	9,440,000.00	236,732.50	335,000.00		9,105,000.00
1-Nov-37	9,105,000.00	228,692.50			9,105,000.00
1-May-38	9,105,000.00	228,692.50	350,000.00		8,755,000.00
1-Nov-38	8,755,000.00	220,292.50			8,755,000.00
1-May-39	8,755,000.00	220,292.50	370,000.00		8,385,000.00
1-Nov-39	8,385,000.00	211,412.50			8,385,000.00
1-May-40	8,385,000.00	211,412.50	385,000.00		8,000,000.00
1-Nov-40	8,000,000.00	202,172.50			8,000,000.00
1-May-41	8,000,000.00	202,172.50	405,000.00		7,595,000.00
1-Nov-41	7,595,000.00	192,452.50			7,595,000.00
1-May-42	7,595,000.00	192,452.50	425,000.00		7,170,000.00
1-Nov-42	7,170,000.00	182,252.50			7,170,000.00
1-May-43	7,170,000.00	182,252.50	445,000.00		6,725,000.00
1-Nov-43	6,725,000.00	171,572.50			6,725,000.00
1-May-44	6,725,000.00	171,572.50	465,000.00		6,260,000.00
1-Nov-44	6,260,000.00	160,412.50			6,260,000.00
1-May-45	6,260,000.00	160,412.50	490,000.00		5,770,000.00
1-Nov-45	5,770,000.00	147,856.25			5,770,000.00
1-May-46	5,770,000.00	147,856.25	515,000.00		5,255,000.00
1-Nov-46	5,255,000.00	134,659.38			5,255,000.00
1-May-47	5,255,000.00	134,659.38	545,000.00		4,710,000.00
1-Nov-47	4,710,000.00	120,693.75			4,710,000.00
1-May-48	4,710,000.00	120,693.75	575,000.00		4,135,000.00
1-Nov-48	4,135,000.00	105,959.38			4,135,000.00
1-May-49	4,135,000.00	105,959.38	605,000.00		3,530,000.00
1-Nov-49	3,530,000.00	90,456.25			3,530,000.00
1-May-50	3,530,000.00	90,456.25	635,000.00		2,895,000.00
1-Nov-50	2,895,000.00	74,184.38			2,895,000.00
1-May-51	2,895,000.00	74,184.38	670,000.00		2,225,000.00
1-Nov-51	2,225,000.00	57,015.63			2,225,000.00
1-May-52	2,225,000.00	57,015.63	705,000.00		1,520,000.00
1-Nov-52	1,520,000.00	38,950.00			1,520,000.00
1-May-53	1,520,000.00	38,950.00	740,000.00		780,000.00
1-Nov-53	780,000.00	19,987.50			780,000.00
1-May-54	780,000.00	19,987.50	780,000.00		-
		$ 11,552,970.59	$ 12,445,000.00	$ 65,000.00	

Tolomato
Community Development District

Debt Service Fund
Series 2022A

Description	FY2026 Adopted Budget	Actual Through Thru 6/30/26	Projected Next 3 Months	Total Projected 9/30/2026	Adopted Budget FY2027
REVENUES:					
Special Assessments	$ 2,609,187	$ 2,597,795	$ 11,392	$ 2,609,187	$ 2,607,165
Carry Forward Surplus	$ 780,714	$ 840,066	$ -	$ 840,066	$ 858,944
Prepayments	$ -	$ 14,544	$ -	$ 14,544	$ -
Interest Income	$ 35,000	$ 51,019	$ 5,000	$ 56,019	$ 40,000
TOTAL REVENUES	$ 3,424,901	$ 3,503,424	$ 16,392	$ 3,519,816	$ 3,506,109
EXPENDITURES:					
Series 2022A					
Interest 11/1	$ 535,700	$ 535,825	$ -	$ 535,825	$ 511,950
Interest - 5/1	$ 535,700	$ 535,450	$ 38	$ 535,488	$ 511,950
Principal - 5/1	$ 1,555,000	$ 1,555,000	$ -	$ 1,555,000	$ 1,600,000
Special call	$ -	$ 20,000	$ 5,000	$ 25,000	$ -
Other Debt Service Costs	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 2,626,400	$ 2,646,275	$ 5,038	$ 2,651,313	$ 2,623,900
OTHER SOURCES/(USES):					
Interfund Transfer In / (Out)	$ -	$ (9,059)	$ (500)	$ (9,559)	$ (10,000)
Reserve Transfer In	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 2,626,400	$ 2,655,334	$ 5,538	$ 2,660,872	$ 2,633,900
EXCESS REVENUES/(EXP)	$ 798,501	$ 848,090	$ 10,854	$ 858,944	$ 872,209
				Interest 11/1/2027	$ 487,950

Series 2022A
Represents bonds secured by the pledged revenues assigned to properties located in the southern part of the District, which was part of the previously issued Series 2015-1 bonds. These properties were platted at the time of the issuance.

Tolomato Community Development District
Series 2022A St Johns County Assessments
Fiscal Year 2027

	Total ERUs	Total Series 2022A Debt Assigned	Current Unamortized Series2022A Debt	Total Series 2022A Annual Debt Service Assessments
Totals		$ 34,245,000	28,190,000	$ 2,612,300
Debt Assigned				
Del Webb Ponte Vedra	616.90	$ 11,511,395	9,476,018	$ 878,120
Anthem Ridge	80.40	1,466,777	1,207,430	111,890
Freedom Landing	248.50	4,669,013	3,843,466	356,165
Heritage Trace	199.70	3,736,456	3,075,798	285,027
Liberty Cove	123.30	2,413,176	1,986,492	184,084
Pioneer Village	146.40	2,830,889	2,330,348	215,948
Settlers Landing	331.40	6,288,159	5,176,324	479,678
Franklin Square	60.80	1,329,135	1,094,125	101,390
Grand Total Debt		**$ 34,245,000**	**$ 28,190,000**	**$ 2,612,300**
Estimated shortfall due to accumulated paydowns/payoffs				$ (6,133)
Adjustments- Del Webb # of Units				$ 998
Adjusted Assessments				**$ 2,607,165**

TOLOMATO
COMMUNITY DEVELOPMENT DISTRICT

Series 2022A, Special Assessment Revenue Bonds
Amortization Schedule
Updated **8/1/2026**

DATE	PRINCIPAL BALANCE	INTEREST	PRINCIPAL	PREPAYMENT	TOTAL
2/15/22	34,245,000				$ 34,245,000
1-May-22	$ 34,245,000	$ 254,621	$ -		$ 34,245,000
1-Nov-22	$ 34,245,000	$ 603,050	$ 5,000	$ -	$ 34,240,000
1-May-23	$ 34,240,000	$ 602,675	$ 1,425,000	$ 60,000	$ 32,755,000
1-Nov-23	$ 32,755,000	$ 580,575			$ 32,755,000
1-May-24	$ 32,755,000	$ 580,500	$ 1,465,000		$ 31,290,000
1-Nov-24	$ 31,290,000	$ 558,525			$ 31,290,000
1-May-25	$ 31,290,000	$ 558,525	$ 1,510,000	$ 10,000	$ 29,770,000
1-Nov-25	$ 29,770,000	$ 535,700			$ 29,770,000
1-May-26	$ 29,770,000	$ 535,450	$ 1,555,000	$ 25,000	$ 28,190,000
1-Nov-26	$ 28,190,000	$ 511,950			$ 28,190,000
1-May-27	$ 28,190,000	$ 511,950	$ 1,600,000		$ 26,590,000
1-Nov-27	$ 26,590,000	$ 487,950			$ 26,590,000
1-May-28	$ 26,590,000	$ 487,950	$ 1,650,000		$ 24,940,000
1-Nov-28	$ 24,940,000	$ 463,200			$ 24,940,000
1-May-29	$ 24,940,000	$ 463,200	$ 1,700,000		$ 23,240,000
1-Nov-29	$ 23,240,000	$ 437,700			$ 23,240,000
1-May-30	$ 23,240,000	$ 437,700	$ 1,755,000		$ 21,485,000
1-Nov-30	$ 21,485,000	$ 411,375			$ 21,485,000
1-May-31	$ 21,485,000	$ 411,375	$ 1,805,000		$ 19,680,000
1-Nov-31	$ 19,680,000	$ 384,300			$ 19,680,000
1-May-32	$ 19,680,000	$ 384,300	$ 1,860,000		$ 17,820,000
1-Nov-32	$ 17,820,000	$ 356,400			$ 17,820,000
1-May-33	$ 17,820,000	$ 356,400	$ 1,930,000		$ 15,890,000
1-Nov-33	$ 15,890,000	$ 317,800			$ 15,890,000
1-May-34	$ 15,890,000	$ 317,800	$ 2,005,000		$ 13,885,000
1-Nov-34	$ 13,885,000	$ 277,700			$ 13,885,000
1-May-35	$ 13,885,000	$ 277,700	$ 2,090,000		$ 11,795,000
1-Nov-35	$ 11,795,000	$ 235,900			$ 11,795,000
1-May-36	$ 11,795,000	$ 235,900	$ 2,175,000		$ 9,620,000
1-Nov-36	$ 9,620,000	$ 192,400			$ 9,620,000
1-May-37	$ 9,620,000	$ 192,400	$ 2,265,000		$ 7,355,000
1-Nov-37	$ 7,355,000	$ 147,100			$ 7,355,000
1-May-38	$ 7,355,000	$ 147,100	$ 2,355,000		$ 5,000,000
1-Nov-38	$ 5,000,000	$ 100,000			$ 5,000,000
1-May-39	$ 5,000,000	$ 100,000	$ 2,450,000		$ 2,550,000
1-Nov-39	$ 2,550,000	$ 51,000			$ 2,550,000
1-May-40	$ 2,550,000	$ 51,000	$ 2,550,000		$ -
1-Nov-40					
		$ 13,559,171	$ 34,150,000	$ 95,000.00	

Tolomato
Community Development District

Debt Service Fund
Series 2022B

Description	FY2026 Adopted Budget	Actual Through Thru 6/30/26	Projected Next 3 Months	Total Projected 9/30/2026	Adopted Budget FY2027
REVENUES:					
Special Assessments	$ 1,695,113	$ 1,688,783	$ 6,330	$ 1,695,113	$ 1,695,215
Carry Forward Surplus	$ 436,885	$ 468,375	$ -	$ 468,375	$ 472,699
Prepayments	$ -	$ -	$ -	$ -	$ -
Interest Income	$ 40,000	$ 49,295	$ 1,000	$ 50,295	$ 40,000
TOTAL REVENUES	$ 2,171,998	$ 2,206,453	$ 7,330	$ 2,213,783	$ 2,207,914
EXPENDITURES:					
Series 2022B					
Interest 11/1	$ 313,506	$ 313,506	$ -	$ 313,506	$ 299,169
Interest - 5/1	$ 313,506	$ 313,506	$ 41	$ 313,547	$ 299,168
Principal - 5/1	$ 1,080,000	$ 1,080,000	$ -	$ 1,080,000	$ 1,110,000
Special Call	$ -	$ 5,000	$ 5,000	$ 10,000	$ -
Other Debt Service Costs	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 1,707,012	$ 1,712,013	$ 5,041	$ 1,717,053	$ 1,708,337
OTHER SOURCES/(USES):					
Interfund Transfer In / (Out)	$ -	$ (23,531)	$ (500)	$ (24,031)	$ (10,000)
Reserve Transfer In	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 1,707,012	$ 1,735,543	$ 5,541	$ 1,741,084	$ 1,718,337
EXCESS REVENUES/(EXP)	$ 464,986	$ 470,910	$ 1,789	$ 472,699	$ 489,578
				Interest 11/1/2027	$ 284,600

Series 2022B
Represents bonds secured by the pledged revenues assigned to properties located in the southern part of the District, which was part of the previously issued Series 2015-1 and Series 2015-2 bonds. These properties were not platted at the time of the issuance.

Series 2022B St Johns County Assessments
Fiscal Year 2027

	Total ERUs	Total Series 2022B Debt Assigned	Current Unamortized Series 2022B Debt	Total Series 2022B Annual Debt Service Assessments
Totals		23,335,000	19,090,000	1,701,490
Debt Assigned				
Del Webb Ponte Vedra Ph III	287.10	5,919,960	4,843,027	431,630
Palm Crest	110.00	2,228,631	1,823,208	162,493
Seabrook Village I	309.10	6,501,841	5,319,055	474,059
Coral Ridge	225.60	4,461,650	3,650,006	325,307
Crosswinds	186.50	4,128,110	3,377,142	300,291
Blue Marble	7.71	94,808	77,561	7,709
Grand Total Debt		**$ 23,335,000**	**$ 19,090,000**	**$ 1,701,490**
			Estimated shortfall due to accumulated paydowns/payoffs	$ (6,275)
			Adjusted Assessments	**$ 1,695,215**

TOLOMATO
COMMUNITY DEVELOPMENT DISTRICT

Series 2022B, Special Assessment Revenue Bonds
Amortization Schedule
Updated **8/1/2026**

DATE	PRINCIPAL BALANCE	INTEREST	PRINCIPAL	PREPAYMENT	TOTAL
2/15/22	23,335,000				$ 23,335,000.00
1-May-22	$ 23,335,000	$ 149,919.24	$ -		$ 23,335,000.00
1-Nov-22	$ 23,335,000	$ 355,071.88	$ 20,000.00		$ 23,315,000.00
1-May-23	$ 23,315,000	$ 355,071.88	$ 1,000,000.00		$ 22,315,000.00
1-Nov-23	$ 22,315,000	$ 341,946.88			$ 22,315,000.00
1-May-24	$ 22,315,000	$ 341,643.75	$ 1,030,000.00		$ 21,285,000.00
1-Nov-24	$ 21,285,000	$ 328,125.00			$ 21,285,000.00
1-May-25	$ 21,285,000	$ 328,125.00	$ 1,055,000.00	$ 50,000.00	$ 20,180,000.00
1-Nov-25	$ 20,180,000	$ 313,587.50			$ 20,180,000.00
1-May-26	$ 20,180,000	$ 313,506.25	$ 1,080,000.00	$ 10,000.00	$ 19,090,000.00
1-Nov-26	$ 19,090,000	$ 299,168.75			$ 19,090,000.00
1-May-27	$ 19,090,000	$ 299,167.75	$ 1,110,000.00		$ 17,980,000.00
1-Nov-27	$ 17,980,000	$ 284,600.00			$ 17,980,000.00
1-May-28	$ 17,980,000	$ 284,600.00	$ 1,140,000.00		$ 16,840,000.00
1-Nov-28	$ 16,840,000	$ 267,500.00			$ 16,840,000.00
1-May-29	$ 16,840,000	$ 267,500.00	$ 1,175,000.00		$ 15,665,000.00
1-Nov-29	$ 15,665,000	$ 249,875.00			$ 15,665,000.00
1-May-30	$ 15,665,000	$ 249,875.00	$ 1,210,000.00		$ 14,455,000.00
1-Nov-30	$ 14,455,000	$ 231,725.00			$ 14,455,000.00
1-May-31	$ 14,455,000	$ 231,725.00	$ 1,250,000.00		$ 13,205,000.00
1-Nov-31	$ 13,205,000	$ 212,975.00			$ 13,205,000.00
1-May-32	$ 13,205,000	$ 212,975.00	$ 1,285,000.00		$ 11,920,000.00
1-Nov-32	$ 11,920,000	$ 193,700.00			$ 11,920,000.00
1-May-33	$ 11,920,000	$ 193,700.00	$ 1,325,000.00		$ 10,595,000.00
1-Nov-33	$ 10,595,000	$ 172,168.75			$ 10,595,000.00
1-May-34	$ 10,595,000	$ 172,168.75	$ 1,370,000.00		$ 9,225,000.00
1-Nov-34	$ 9,225,000	$ 149,906.25			$ 9,225,000.00
1-May-35	$ 9,225,000	$ 149,906.25	$ 1,415,000.00		$ 7,810,000.00
1-Nov-35	$ 7,810,000	$ 126,915.50			$ 7,810,000.00
1-May-36	$ 7,810,000	$ 126,912.50	$ 1,465,000.00		$ 6,345,000.00
1-Nov-36	$ 6,345,000	$ 103,106.25			$ 6,345,000.00
1-May-37	$ 6,345,000	$ 103,106.25	$ 1,510,000.00		$ 4,835,000.00
1-Nov-37	$ 4,835,000	$ 78,568.75			$ 4,835,000.00
1-May-38	$ 4,835,000	$ 78,568.75	$ 1,560,000.00		$ 3,275,000.00
1-Nov-38	$ 3,275,000	$ 53,218.75			$ 3,275,000.00
1-May-39	$ 3,275,000	$ 53,218.75	$ 1,610,000.00		$ 1,665,000.00
1-Nov-39	$ 1,665,000	$ 27,056.25			$ 1,665,000.00
1-May-40	$ 1,665,000	$ 27,056.25	$ 1,665,000.00		$ -
1-Nov-40					
		$ 7,727,961.88	$ 23,275,000.00	$ 60,000.00	

Tolomato
Community Development District

Debt Service Fund
Series 2022C

Description	FY2026 Adopted Budget	Actual Through Thru 6/30/26	Projected Next 3 Months	Total Projected 9/30/2026	Adopted Budget FY2027
REVENUES:					
Special Assessments	$ 1,219,730	$ 1,210,990	$ 8,740	$ 1,219,730	$ 1,218,480
Carry Forward Surplus	$ 359,217	$ 371,417	$ -	$ 371,417	$ 364,199
Prepayments	$ -	$ -	$ -	$ -	$ -
Interest Income	$ 30,000	$ 36,417	$ 1,000	$ 37,417	$ 35,000
TOTAL REVENUES	$ 1,608,947	$ 1,618,825	$ 9,740	$ 1,628,565	$ 1,617,680
EXPENDITURES:					
Series 2022C					
Interest 11/1	$ 231,380	$ 231,380	$ -	$ 231,380	$ 220,275
Interest - 5/1	$ 231,380	$ 230,790	$ 43	$ 230,833	$ 220,275
Principal - 5/1	$ 745,000	$ 745,000	$ -	$ 745,000	$ 765,000
Special Call	$ -	$ 35,000	$ 5,000	$ 40,000	$ -
Other Debt Service Costs	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 1,207,760	$ 1,242,170	$ 5,043	$ 1,247,213	$ 1,205,550
OTHER SOURCES/(USES):					
Interfund Transfer In / (Out)	$ -	$ (16,653)	$ (500)	$ (17,153)	$ (10,000)
Reserve Transfer In	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 1,207,760	$ 1,258,823	$ 5,543	$ 1,264,365	$ 1,215,550
EXCESS REVENUES/(EXP)	$ 401,187	$ 360,002	$ 4,197	$ 364,199	$ 402,130
				Interest 11/1/2027	$ 209,565

Series 2022C
Represents bonds secured by the pledged revenues assigned to properties that were part of the previously issued Series 2012-4 bonds.

Tolomato Community Development District
Series 2022C SJC & Duval County Assessments
Fiscal Year 2027

	Total ERUs	Total Series 2022C Debt Assigned	Current Unamortized Series 2022C Debt	Total Series 2022C Annual Debt Service Assessments
Totals		$ 18,015,000	$ 13,340,000	$ 1,344,442
Debt Assigned				
St Johns County				
West End - Platted	165.10	$ 3,164,383	2,343,207	$ 234,000
TC North II, LLC	9.38	116,698	86,414	8,630
Palmetto Cove	73.20	1,237,355	916,254	91,500
West End Grocer	7.84	394,547	292,160	29,176
Wheelhouse II	50.36	101,808	75,388	7,528
Shores Liquor	15.02	186,804	138,327	13,814
TC North III	16.74	208,315	154,256	15,404
Goddard School	14.00	174,736	129,391	12,921
Silverfiled	39.50	267,079	197,771	19,720
First Coast	8.00	99,529	73,701	7,360
Adventure Retail	132.97	370,668	274,477	27,410
Duval County				
Ponte Vedra Pine (Fleet Landing)	146.01	$ 2,567,681	1,901,352	$ 189,809
Ponte Vedra Pine II	2.05	169,798	125,734	12,552
West End Grocer	16.06	425,165	314,832	31,453
Thompson Thrift	187.20	1,653,515	1,224,418	122,312
Unassigned		6,876,917.98	5,092,317	$ 520,824
Grand Total Debt		**$ 18,015,000**	**$ 13,340,000**	**$ 1,344,412**
Estimated shortfall due to accumulated paydowns/payoffs				$ (125,932)
Adjusted Assessments				**$ 1,218,480**

TOLOMATO
COMMUNITY DEVELOPMENT DISTRICT

Series 2022C, Special Assessment Revenue Bonds
Amortization Schedule
Updated 8/1/2026

DATE	PRINCIPAL BALANCE	INTEREST	PRINCIPAL	PREPAYMENT	TOTAL
2/15/22	18,015,000				$ 18,015,000.00
1-May-22	$ 18,015,000	$ 122,229.12	$ -		$ 18,015,000.00
1-Nov-22	$ 18,015,000	$ 289,490.00			$ 18,015,000.00
1-May-23	$ 18,015,000	$ 289,490.00	$ 760,000.00		$ 17,255,000.00
1-Nov-23	$ 17,255,000	$ 278,850.00			$ 17,255,000.00
1-May-24	$ 17,255,000	$ 278,850.00	$ 785,000.00	$ 15,000.00	$ 16,455,000.00
1-Nov-24	$ 16,455,000	$ 267,860.00		$ 5,000.00	$ 16,450,000.00
1-May-25	$ 16,450,000	$ 267,860.00	$ 805,000.00	$ 1,445,000.00	$ 14,200,000.00
1-Nov-25	$ 14,200,000	$ 232,600.00		$ 110,000.00	$ 14,090,000.00
1-May-26	$ 14,090,000	$ 230,790.00	$ 745,000.00	$ 5,000.00	$ 13,340,000.00
1-Nov-26	$ 13,340,000	$ 220,275.00			$ 13,340,000.00
1-May-27	$ 13,340,000	$ 220,275.00	$ 765,000.00		$ 12,575,000.00
1-Nov-27	$ 12,575,000	$ 209,565.00			$ 12,575,000.00
1-May-28	$ 12,575,000	$ 209,565.00	$ 790,000.00		$ 11,785,000.00
1-Nov-28	$ 11,785,000	$ 196,925.00			$ 11,785,000.00
1-May-29	$ 11,785,000	$ 196,925.00	$ 815,000.00		$ 10,970,000.00
1-Nov-29	$ 10,970,000	$ 183,885.00			$ 10,970,000.00
1-May-30	$ 10,970,000	$ 183,885.00	$ 840,000.00		$ 10,130,000.00
1-Nov-30	$ 10,130,000	$ 170,445.00			$ 10,130,000.00
1-May-31	$ 10,130,000	$ 170,445.00	$ 870,000.00		$ 9,260,000.00
1-Nov-31	$ 9,260,000	$ 156,525.00			$ 9,260,000.00
1-May-32	$ 9,260,000	$ 156,525.00	$ 895,000.00		$ 8,365,000.00
1-Nov-32	$ 8,365,000	$ 142,205.00			$ 8,365,000.00
1-May-33	$ 8,365,000	$ 142,205.00	$ 925,000.00		$ 7,440,000.00
1-Nov-33	$ 7,440,000	$ 126,480.00			$ 7,440,000.00
1-May-34	$ 7,440,000	$ 126,480.00	$ 960,000.00		$ 6,480,000.00
1-Nov-34	$ 6,480,000	$ 110,160.00			$ 6,480,000.00
1-May-35	$ 6,480,000	$ 110,160.00	$ 990,000.00		$ 5,490,000.00
1-Nov-35	$ 5,490,000	$ 93,330.00			$ 5,490,000.00
1-May-36	$ 5,490,000	$ 93,330.00	$ 1,025,000.00		$ 4,465,000.00
1-Nov-36	$ 4,465,000	$ 75,905.00			$ 4,465,000.00
1-May-37	$ 4,465,000	$ 75,905.00	$ 1,060,000.00		$ 3,405,000.00
1-Nov-37	$ 3,405,000	$ 57,885.00			$ 3,405,000.00
1-May-38	$ 3,405,000	$ 57,885.00	$ 1,095,000.00		$ 2,310,000.00
1-Nov-38	$ 2,310,000	$ 39,270.00			$ 2,310,000.00
1-May-39	$ 2,310,000	$ 39,270.00	$ 1,135,000.00		$ 1,175,000.00
1-Nov-39	$ 1,175,000	$ 19,975.00			$ 1,175,000.00
1-May-40	$ 1,175,000	$ 19,975.00	$ 1,175,000.00		$ -
1-Nov-40					
		$ 5,863,679.12	$ 16,435,000.00	$ 1,580,000.00	

Tolomato
Community Development District

Debt Service Fund
Series 2022-1

Description	FY2026 Adopted Budget	Actual Through Thru 6/30/26	Projected Next 3 Months	Total Projected 9/30/2026	Adopted Budget FY2027
REVENUES:					
Special Assessments	$ 241,200	$ 240,295	$ 905	$ 241,200	$ 241,200
Carry Forward Surplus	$ 106,707	$ 118,036	$ -	$ 118,036	$ 125,870
Bond Proceeds	$ -	$ -	$ -	$ -	$ -
Prepayments	$ -	$ -	$ -	$ -	$ -
Interest Income	$ 6,500	$ 7,768	$ 500	$ 8,268	$ 7,500
TOTAL REVENUES	$ 354,407	$ 366,100	$ 1,405	$ 367,504	$ 374,570
EXPENDITURES:					
Series 2022-1					
Interest 11/1	$ 74,094	$ 74,094	$ -	$ 74,094	$ 72,801
Interest - 5/1	$ 74,094	$ 74,094	$ -	$ 74,094	$ 72,801
Principal - 5/1	$ 90,000	$ 90,000	$ -	$ 90,000	$ 95,000
Special call	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 238,188	$ 238,189	$ -	$ 238,189	$ 240,601
OTHER SOURCES/(USES):					
Interfund Transfer In / (Out)	$ -	$ (3,346)	$ (100)	$ (3,446)	$ (2,500)
Reserve Transfer In	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 238,188	$ 241,535	$ 100	$ 241,635	$ 243,101
EXCESS REVENUES/(EXP)	$ 116,219	$ 124,565	$ 1,305	$ 125,870	$ 131,468
				Interest 11/1/2027	$ 71,435

Tolomato Community Development District
Series 2022-1 St Johns County Assessments
Fiscal Year 2027

	Total ERUs	Total Series 2022-1 Debt Assigned	Current Unamortized Series2022-1 Debt	Total Series 2022-1 Annual Debt Service Assessments
Totals		$ 4,275,000	4,015,000	$ 241,200
Debt Assigned				
Preserve Lots	111.00	$ 3,005,888	2,823,074	$ 169,595
Waterfront Lots	45.00	$ 1,269,112	1,191,926	$ 71,605
Grand Total Debt		**$ 4,275,000**	**$ 4,015,000**	**$ 241,200**
Estimated shortfall due to accumulated paydowns/payoffs				$ -
Adjusted Assessments				**$ 241,200**

TOLOMATO
COMMUNITY DEVELOPMENT DISTRICT

Series 2022-1, Special Assessment Revenue Bonds
Amortization Schedule
updated 2/1/22

DATE	PRINCIPAL BALANCE	INTEREST	PRINCIPAL	PREPAYMENT	TOTAL
1-May-24	$ 4,190,000	$ 76,610.00	$ 85,000.00		$ 4,105,000.00
1-Nov-24	$ 4,105,000	$ 75,388.13			$ 4,105,000.00
1-May-25	$ 4,105,000	$ 75,388.13	$ 90,000.00		$ 4,015,000.00
1-Nov-25	$ 4,015,000	$ 74,094.38			$ 4,015,000.00
1-May-26	$ 4,015,000	$ 74,094.38	$ 90,000.00		$ 3,925,000.00
1-Nov-26	$ 3,925,000	$ 72,800.63			$ 3,925,000.00
1-May-27	$ 3,925,000	$ 72,800.63	$ 95,000.00		$ 3,830,000.00
1-Nov-27	$ 3,830,000	$ 71,435.00			$ 3,830,000.00
1-May-28	$ 3,830,000	$ 71,435.00	$ 95,000.00		$ 3,735,000.00
1-Nov-28	$ 3,735,000	$ 69,867.50			$ 3,735,000.00
1-May-29	$ 3,735,000	$ 69,867.50	$ 100,000.00		$ 3,635,000.00
1-Nov-29	$ 3,635,000	$ 68,217.50			$ 3,635,000.00
1-May-30	$ 3,635,000	$ 68,217.50	$ 105,000.00		$ 3,530,000.00
1-Nov-30	$ 3,530,000	$ 66,485.00			$ 3,530,000.00
1-May-31	$ 3,530,000	$ 66,485.00	$ 105,000.00		$ 3,425,000.00
1-Nov-31	$ 3,425,000	$ 64,752.50			$ 3,425,000.00
1-May-32	$ 3,425,000	$ 64,752.50	$ 110,000.00		$ 3,315,000.00
1-Nov-32	$ 3,315,000	$ 62,937.50			$ 3,315,000.00
1-May-33	$ 3,315,000	$ 62,937.50	$ 115,000.00		$ 3,200,000.00
1-Nov-33	$ 3,200,000	$ 60,925.00			$ 3,200,000.00
1-May-34	$ 3,200,000	$ 60,925.00	$ 120,000.00		$ 3,080,000.00
1-Nov-34	$ 3,080,000	$ 58,825.00			$ 3,080,000.00
1-May-35	$ 3,080,000	$ 58,825.00	$ 125,000.00		$ 2,955,000.00
1-Nov-35	$ 2,955,000	$ 56,637.50			$ 2,955,000.00
1-May-36	$ 2,955,000	$ 56,637.50	$ 130,000.00		$ 2,825,000.00
1-Nov-36	$ 2,825,000	$ 54,362.50			$ 2,825,000.00
1-May-37	$ 2,825,000	$ 54,362.50	$ 130,000.00		$ 2,695,000.00
1-Nov-37	$ 2,695,000	$ 52,087.50			$ 2,695,000.00
1-May-38	$ 2,695,000	$ 52,087.50	$ 135,000.00		$ 2,560,000.00
1-Nov-38	$ 2,560,000	$ 49,725.00			$ 2,560,000.00
1-May-39	$ 2,560,000	$ 49,725.00	$ 140,000.00		$ 2,420,000.00
1-Nov-39	$ 2,420,000	$ 47,275.00			$ 2,420,000.00
1-May-40	$ 2,420,000	$ 47,275.00	$ 145,000.00		$ 2,275,000.00
1-Nov-40	$ 2,275,000	$ 44,737.50			$ 2,275,000.00
1-May-41	$ 2,275,000	$ 44,737.50	$ 150,000.00		$ 2,125,000.00
1-Nov-41	$ 2,125,000	$ 42,112.50			$ 2,125,000.00
1-May-42	$ 2,125,000	$ 42,112.50	$ 155,000.00		$ 1,970,000.00
1-Nov-42	$ 1,970,000	$ 39,400.00			$ 1,970,000.00
1-May-43	$ 1,970,000	$ 39,400.00	$ 165,000.00		$ 1,805,000.00
1-Nov-43	$ 1,805,000	$ 36,100.00			$ 1,805,000.00
1-May-44	$ 1,805,000	$ 36,100.00	$ 170,000.00		$ 1,635,000.00
1-Nov-44	$ 1,635,000	$ 32,700.00			$ 1,635,000.00
1-May-45	$ 1,635,000	$ 32,700.00	$ 175,000.00		$ 1,460,000.00
1-Nov-45	$ 1,460,000	$ 29,200.00			$ 1,460,000.00
1-May-46	$ 1,460,000	$ 29,200.00	$ 185,000.00		$ 1,275,000.00
1-Nov-46	$ 1,275,000	$ 25,500.00			$ 1,275,000.00
1-May-47	$ 1,275,000	$ 25,500.00	$ 190,000.00		$ 1,085,000.00
1-Nov-47	$ 1,085,000	$ 21,700.00			$ 1,085,000.00
1-May-48	$ 1,085,000	$ 21,700.00	$ 200,000.00		$ 885,000.00
1-Nov-48	$ 885,000	$ 17,700.00			$ 885,000.00
1-May-49	$ 885,000	$ 17,700.00	$ 210,000.00		$ 675,000.00
1-Nov-49	$ 675,000	$ 13,500.00			$ 675,000.00
1-May-50	.$ 675,000	$ 13,500.00	$ 215,000.00		$ 460,000.00
1-Nov-50	$ 460,000	$ 9,200.00			$ 460,000.00
1-May-51	$ 460,000	$ 9,200.00	$ 225,000.00		$ 235,000.00
1-Nov-51	$ 235,000	$ 4,700.00			$ 235,000.00
1-May-52	$ 235,000	$ 4,700.00	$ 235,000.00		$ -
		$ 2,986,477.39	$ 4,275,000.00		

Tolomato
Community Development District

Debt Service Fund
Series 2022-2

Description	FY2026 Adopted Budget	Actual Through Thru 6/30/26	Projected Next 3 Months	Total Projected 9/30/2026	Adopted Budget FY2027
REVENUES:					
Special Assessments	$ 90,200	$ 88,479	$ 1,721	$ 90,200	$ 83,262
Carry Forward Surplus	$ 42,100	$ 84,281	$ -	$ 84,281	$ 53,398
Prepayments	$ -	$ 86,769	$ -	$ 86,769	$ -
Interest Income	$ 2,800	$ 3,536	$ 250	$ 3,786	$ 3,200
TOTAL REVENUES	$ 135,100	$ 263,066	$ 1,971	$ 265,037	$ 139,860
EXPENDITURES:					
Series 2022-2					
Interest 11/1	$ 26,536	$ 26,959	$ -	$ 26,959	$ 23,786
Interest - 5/1	$ 26,536	$ 24,859	$ 241	$ 25,100	$ 23,786
Principal - 5/1	$ 35,000	$ 35,000	$ -	$ 35,000	$ 35,000
Special call	$ -	$ 95,000	$ 25,000	$ 120,000	$ -
TOTAL EXPENDITURES	$ 88,072	$ 181,818	$ 25,241	$ 207,059	$ 82,571
OTHER SOURCES/(USES):					
Interfund Transfer In / (Out)	$ -	$ (4,480)	$ (100)	$ (4,580)	$ (2,000)
Reserve Transfer In	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 88,072	$ 186,298	$ 25,341	$ 211,639	$ 84,571
EXCESS REVENUES/(EXP)	$ 47,028	$ 76,769	$ (23,370)	$ 53,398	$ 55,289
				Interest 11/1/2027	$ 23,283

Tolomato Community Development District
Series 2022-2 St Johns County Assessments
Fiscal Year 2027

	Total ERUs	Total Series 2022-2 Debt Assigned	Current Unamortized Series2022-2 Debt	Total Series 2022-2 Annual Debt Service Assessments
Totals		$ 1,595,000	1,445,000	$ 90,200
Debt Assigned				
Townhomes	55.25	$ 1,595,000	1,445,000	$ 90,200
Grand Total Debt		**$ 1,595,000**	**$ 1,445,000**	**$ 90,200**
Estimated shortfall due to accumulated paydowns/payoffs				$ (6,938)
Adjusted Assessments				**$ 83,262**

TOLOMATO
COMMUNITY DEVELOPMENT DISTRICT

Series 2022-2, Special Assessment Revenue Bonds
Amortization Schedule
Updated **8/1/2026**

DATE	PRINCIPAL BALANCE	INTEREST	PRINCIPAL	PREPAYMENT	TOTAL
2/15/22	1,595,000.00				$ 1,595,000.00
1-May-22	$ 1,595,000	$ 12,114.61	$ 50,000.00		$ 1,545,000.00
1-Nov-22	$ 1,545,000	$ 27,973.75			$ 1,545,000.00
1-May-23	$ 1,545,000	$ 27,973.75	$ 30,000.00		$ 1,515,000.00
1-Nov-23	$ 1,515,000	$ 27,542.50			$ 1,515,000.00
1-May-24	$ 1,515,000	$ 27,542.50	$ 35,000.00		$ 1,480,000.00
1-Nov-24	$ 1,480,000	$ 27,039.38			$ 1,480,000.00
1-May-25	$ 1,480,000	$ 27,039.38	$ 35,000.00		$ 1,445,000.00
1-Nov-25	$ 1,445,000	$ 26,536.25		$ 90,000.00	$ 1,355,000.00
1-May-26	$ 1,355,000	$ 24,268.13	$ 35,000.00	$ 30,000.00	$ 1,290,000.00
1-Nov-26	$ 1,290,000	$ 23,785.63			$ 1,290,000.00
1-May-27	$ 1,290,000	$ 23,785.62	$ 35,000.00		$ 1,255,000.00
1-Nov-27	$ 1,255,000	$ 23,282.50			$ 1,255,000.00
1-May-28	$ 1,255,000	$ 23,282.50	$ 35,000.00		$ 1,220,000.00
1-Nov-28	$ 1,220,000	$ 22,705.00			$ 1,220,000.00
1-May-29	$ 1,220,000	$ 22,705.00	$ 35,000.00		$ 1,185,000.00
1-Nov-29	$ 1,185,000	$ 22,127.50			$ 1,185,000.00
1-May-30	$ 1,185,000	$ 22,127.50	$ 35,000.00		$ 1,150,000.00
1-Nov-30	$ 1,150,000	$ 21,550.00			$ 1,150,000.00
1-May-31	$ 1,150,000	$ 21,550.00	$ 35,000.00		$ 1,115,000.00
1-Nov-31	$ 1,115,000	$ 20,972.50			$ 1,115,000.00
1-May-32	$ 1,115,000	$ 20,972.50	$ 40,000.00		$ 1,075,000.00
1-Nov-32	$ 1,075,000	$ 20,312.50			$ 1,075,000.00
1-May-33	$ 1,075,000	$ 20,312.50	$ 40,000.00		$ 1,035,000.00
1-Nov-33	$ 1,035,000	$ 19,612.50			$ 1,035,000.00
1-May-34	$ 1,035,000	$ 19,612.50	$ 40,000.00		$ 995,000.00
1-Nov-34	$ 995,000	$ 18,912.50			$ 995,000.00
1-May-35	$ 995,000	$ 18,912.50	$ 45,000.00		$ 950,000.00
1-Nov-35	$ 950,000	$ 18,125.00			$ 950,000.00
1-May-36	$ 950,000	$ 18,125.00	$ 45,000.00		$ 905,000.00
1-Nov-36	$ 905,000	$ 17,337.50			$ 905,000.00
1-May-37	$ 905,000	$ 17,337.50	$ 45,000.00		$ 860,000.00
1-Nov-37	$ 860,000	$ 16,550.00			$ 860,000.00
1-May-38	$ 860,000	$ 16,550.00	$ 50,000.00		$ 810,000.00
1-Nov-38	$ 810,000	$ 15,675.00			$ 810,000.00
1-May-39	$ 810,000	$ 15,675.00	$ 50,000.00		$ 760,000.00
1-Nov-39	$ 760,000	$ 14,800.00			$ 760,000.00
1-May-40	$ 760,000	$ 14,800.00	$ 50,000.00		$ 710,000.00
1-Nov-40	$ 710,000	$ 13,925.00			$ 710,000.00
1-May-41	$ 710,000	$ 13,925.00	$ 55,000.00		$ 655,000.00
1-Nov-41	$ 655,000	$ 12,962.50			$ 655,000.00
1-May-42	$ 655,000	$ 12,962.50	$ 55,000.00		$ 600,000.00
1-Nov-42	$ 600,000	$ 12,000.00			$ 600,000.00
1-May-43	$ 600,000	$ 12,000.00	$ 55,000.00		$ 545,000.00
1-Nov-43	$ 545,000	$ 10,900.00			$ 545,000.00
1-May-44	$ 545,000	$ 10,900.00	$ 60,000.00		$ 485,000.00
1-Nov-44	$ 485,000	$ 9,700.00			$ 485,000.00
1-May-45	$ 485,000	$ 9,700.00	$ 60,000.00		$ 425,000.00
1-Nov-45	$ 425,000	$ 8,500.00			$ 425,000.00
1-May-46	$ 425,000	$ 8,500.00	$ 65,000.00		$ 360,000.00
1-Nov-46	$ 360,000	$ 7,200.00			$ 360,000.00
1-May-47	$ 360,000	$ 7,200.00	$ 65,000.00		$ 295,000.00
1-Nov-47	$ 295,000	$ 5,900.00			$ 295,000.00
1-May-48	$ 295,000	$ 5,900.00	$ 70,000.00		$ 225,000.00
1-Nov-48	$ 225,000	$ 4,500.00			$ 225,000.00
1-May-49	$ 225,000	$ 4,500.00	$ 70,000.00		$ 155,000.00
1-Nov-49	$ 155,000	$ 3,100.00			$ 155,000.00
1-May-50	$ 155,000	$ 3,100.00	$ 75,000.00		$ 80,000.00
1-Nov-50	$ 80,000	$ 1,600.00			$ 80,000.00
1-May-51	$ 80,000	$ 1,600.00	$ 80,000.00		$ -
		$ 960,101.50	$ 1,475,000.00	$ 120,000.00	

Tolomato
Community Development District

Debt Service Fund
Series 2019A

Description	FY2026 Adopted Budget	Actual Through Thru 6/30/26	Projected Next 3 Months	Total Projected 9/30/2026	Adopted Budget FY2027
REVENUES:					
Special Assessments	$ 4,401,159	$ 4,384,924	$ 16,235	$ 4,401,159	$ 4,398,738
Carry Forward Surplus	$ 1,571,574	$ 1,753,692	$ -	$ 1,753,692	$ 1,872,087 (1)
Prepayments	$ -	$ 33,498	$ 20,275	$ 53,774	$ -
Interest Income	$ 90,000	$ 120,502	$ 5,000	$ 125,502	$ 110,000
TOTAL REVENUES	$ 6,062,733	$ 6,292,616	$ 41,511	$ 6,334,127	$ 6,380,824
EXPENDITURES:					
Series 2019A					
Interest 11/1	$ 680,938	$ 680,938	$ -	$ 680,938	$ 641,970
Interest - 5/1	$ 680,937	$ 680,938	$ 166	$ 681,103	$ 641,970
Principal - 5/1	$ 3,075,000	$ 3,075,000	$ -	$ 3,075,000	$ 3,150,000
Special call - 5/1	$ -	$ 5,000	$ 20,000	$ 25,000	$ -
TOTAL EXPENDITURES	$ 4,436,875	$ 4,441,875	$ 20,166	$ 4,462,041	$ 4,433,940
OTHER SOURCES/(USES):					
Interfund Transfer In / (Out)	$ -	$ -	$ -	$ -	$ -
Discount on Bond Purchase	$ -		$ -	$ -	$ -
TOTAL EXPENDITURES	$ 4,436,875	$ 4,441,875	$ 20,166	$ 4,462,041	$ 4,433,940
EXCESS REVENUES	$ 1,625,858	$ 1,850,741	$ 21,345	$ 1,872,087	$ 1,946,884

Interest Payment - 11/1/2027 $ 600,853

(1) Carry forward is net of Reserve Fund requirement.

Tolomato Community Development District
Series 2019A Assessments - St Johns County
Fiscal Year 2027

	Total ERUs	Total Series 2019A Debt Assigned	Current Unamortized Series 2019A Debt	Total Series 2019A Debt Service Assessments
Totals		$ 60,900,000	$ 40,605,000	$ 4,417,828
Debt Assigned				
St Johns County				
Austin Park	129.40	$ 2,006,681	$ 1,337,952	$ 145,577
Coastal Oaks	1,047.40	$ 19,214,848	$ 12,811,476	$ 1,393,878
Del Webb Ponte Vedra	1,464.10	$ 29,563,642	$ 19,711,522	$ 2,144,628
Willowcove	436.20	$ 8,008,736	$ 5,339,815	$ 580,974
Tidewater	79.20	$ 2,106,093	$ 1,404,235	$ 152,779
Grand Total Debt		**$ 60,900,000**	**$ 40,605,000**	**$ 4,417,835**
Estimated shortfall due to accumulated paydowns/payoffs				$ (19,097.89)
Adjusted Assessments				**$ 4,398,738**

Series 2019A
Represents original Series 2006 bonds. These were redeemed in 2018 with a change in principal and annual payments. A portion of the Series 2006 bonds was refunded to the Series 2019C bonds.

TOLOMATO
COMMUNITY DEVELOPMENT DISTRICT

Series 2019A, Special Assessment Revenue Bonds
Amortization Schedule
Updated 8/1/2026

DATE	PRINCIPAL BALANCE	INTEREST	PRINCIPAL	PREPAYMENTS	TOTAL
28-Jun-19	60,900,000.00				$ 60,900,000.00
1-Nov-19	$ 60,900,000	$ 603,566.13	$ -		$ 60,900,000.00
1-May-20	$ 60,900,000	$ 833,267.50	$ 2,760,000.00		$ 58,140,000.00
1-Nov-20	$ 58,140,000	$ 852,305.00			$ 58,140,000.00
1-May-21	$ 58,140,000	$ 852,305.00	$ 2,735,000.00	$ 35,000.00	$ 55,405,000.00
1-Nov-21	$ 55,370,000	$ 820,630.00		$ 25,000.00	$ 55,345,000.00
1-May-22	$ 55,345,000	$ 820,630.00	$ 2,795,000.00		$ 52,550,000.00
1-Nov-22	$ 52,550,000	$ 788,117.50			$ 52,550,000.00
1-May-23	$ 52,550,000	$ 788,117.50	$ 2,860,000.00	$ 20,000.00	$ 49,670,000.00
1-Nov-23	$ 49,670,000	$ 754,805.00		$ 20,000.00	$ 49,650,000.00
1-May-24	$ 49,650,000	$ 754,805.00	$ 2,930,000.00		$ 46,720,000.00
1-Nov-24	$ 46,720,000	$ 720,692.50		$ 10,000.00	$ 46,710,000.00
1-May-25	$ 46,710,000	$ 718,328.75	$ 2,995,000.00	$ 10,000.00	$ 43,705,000.00
1-Nov-25	$ 43,705,000	$ 680,937.50			$ 43,705,000.00
1-May-26	$ 43,705,000	$ 680,937.50	$ 3,075,000.00	$ 25,000.00	$ 40,605,000.00
1-Nov-26	$ 40,605,000	$ 641,970.00	$ -		$ 40,605,000.00
1-May-27	$ 40,605,000	$ 641,970.00	$ 3,150,000.00		$ 37,455,000.00
1-Nov-27	$ 37,455,000	$ 600,852.50	$ -		$ 37,455,000.00
1-May-28	$ 37,455,000	$ 600,852.50	$ 3,240,000.00		$ 34,215,000.00
1-Nov-28	$ 34,215,000	$ 556,607.50	$ -		$ 34,215,000.00
1-May-29	$ 34,215,000	$ 556,607.50	$ 3,325,000.00		$ 30,890,000.00
1-Nov-29	$ 30,890,000	$ 509,881.25	$ -		$ 30,890,000.00
1-May-30	$ 30,890,000	$ 509,881.25	$ 3,430,000.00		$ 27,460,000.00
1-Nov-30	$ 27,460,000	$ 453,431.25	$ -		$ 27,460,000.00
1-May-31	$ 27,460,000	$ 453,431.25	$ 3,550,000.00		$ 23,910,000.00
1-Nov-31	$ 23,910,000	$ 394,962.50	$ -		$ 23,910,000.00
1-May-32	$ 23,910,000	$ 394,962.50	$ 3,665,000.00		$ 20,245,000.00
1-Nov-32	$ 20,245,000	$ 334,550.00	$ -		$ 20,245,000.00
1-May-33	$ 20,245,000	$ 334,550.00	$ 3,785,000.00		$ 16,460,000.00
1-Nov-33	$ 16,460,000	$ 272,118.75	$ -		$ 16,460,000.00
1-May-34	$ 16,460,000	$ 272,118.75	$ 3,915,000.00		$ 12,545,000.00
1-Nov-34	$ 12,545,000	$ 207,487.50	$ -		$ 12,545,000.00
1-May-35	$ 12,545,000	$ 207,487.50	$ 4,045,000.00		$ 8,500,000.00
1-Nov-35	$ 8,500,000	$ 140,656.25	$ -		$ 8,500,000.00
1-May-36	$ 8,500,000	$ 140,656.25	$ 4,180,000.00		$ 4,320,000.00
1-Nov-36	$ 4,320,000	$ 71,518.75	$ -		$ 4,320,000.00
1-May-37	$ 4,320,000	$ 71,518.75	$ 4,320,000.00		$ -
1-Nov-37	$ -				$ -
		$ 19,037,517.38	$ 60,755,000.00	$ 145,000.00	

Tolomato
Community Development District

Debt Service Fund
Series 2019B

Description	FY2026 Adopted Budget	Actual Through Thru 6/30/26	Projected Next 3 Months	Total Projected 9/30/2026	Adopted Budget FY2027
REVENUES:					
Special Assessments	$ 1,553,731	$ 1,550,047	$ 3,684	$ 1,553,731	$ 1,553,731
Carry Forward Surplus	$ 590,728	$ 653,185	$ -	$ 653,185	$ 693,522 (1)
Prepayments	$ -	$ -	$ -	$ -	$ -
Interest Income	$ 30,000	$ 41,519	$ 1,000	$ 42,519	$ 35,000
TOTAL REVENUES	$ 2,174,459	$ 2,244,750	$ 4,684	$ 2,249,434	$ 2,282,253
EXPENDITURES:					
Series 2019B					
Interest 11/1	$ 262,956	$ 262,956	$ -	$ 262,956	$ 252,141
Interest - 5/1	$ 262,956	$ 262,956	$ -	$ 262,956	$ 252,141
Principal - 5/1	$ 1,030,000	$ 1,030,000	$ -	$ 1,030,000	$ 1,055,000
Special call	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 1,555,912	$ 1,555,913	$ -	$ 1,555,913	$ 1,559,283
OTHER SOURCES/(USES):					
Interfund Transfer In / (Out)	$ -		$ -	$ -	$ -
TOTAL EXPENDITURES	$ 1,555,912	$ 1,555,913	$ -	$ 1,555,913	$ 1,559,283
EXCESS REVENUES	$ 618,547	$ 688,838	$ 4,684	$ 693,522	$ 722,970

Interest Payment - 11/1/2027 $ 240,273

(1) Carry forward is net of Reserve Fund requirement.

Tolomato Community Development District
Series 2019B Assessments
Fiscal Year 2027

	Total ERUs	Total Series 2019B Debt Assigned	Current Unamortized Series 2019B Debt	Total Series 2019B Debt Service Assessments
Totals		$ 24,360,000	$ 17,545,000	$ 1,554,979
Debt Assigned				
St Johns County				
Twenty Mile	883.20	$ 17,052,434	$ 12,281,813	$ 1,079,711
Daniel Park	19.80	$ 395,723	$ 285,015	$ 25,056
The Palms TH	85.60	$ 1,935,000	$ 1,393,661	$ 124,772
Duval County				
Timberland Ridge	59.20	$ 1,156,843	$ 833,202	$ 73,248
The Palms SF	190.50	$ 3,820,000	$ 2,751,310	$ 252,192
Grand Total Debt		**$ 24,360,000**	**$ 17,545,000**	**$ 1,554,979**
Estimated shortfall due to accumulated paydowns/payoffs				$ (1,248.00)
Adjusted Assessments				**$ 1,553,731**

Series 2019B
Represents original Series 2012-3, 2007-a and 2007A-1 bonds. These were redeemed in 2019 with a change in principal and annual payments. A portion of the Series 2012-3, 2007-1 and 2007A-1 bonds were refunded to the Series 2019B bonds.

TOLOMATO
COMMUNITY DEVELOPMENT DISTRICT

Series 2019B, Special Assessment Revenue Bonds
Amortization Schedule
Updated 11/1/2024

DATE	PRINCIPAL BALANCE	INTEREST	PRINCIPAL	PREPAYMENTS	TOTAL
28-Jun-19	24,360,000.00				$ 24,360,000.00
1-Nov-19	$ 24,360,000	$ 219,256.89	$ -		$ 24,360,000.00
1-May-20	$ 24,360,000	$ 320,863.75	$ 910,000.00		$ 23,450,000.00
1-Nov-20	$ 23,450,000	$ 311,763.75			$ 23,450,000.00
1-May-21	$ 23,450,000	$ 311,763.75	$ 935,000.00		$ 22,515,000.00
1-Nov-21	$ 22,515,000	$ 302,413.75	$ -		$ 22,515,000.00
1-May-22	$ 22,515,000	$ 302,413.75	$ 950,000.00		$ 21,565,000.00
1-Nov-22	$ 21,565,000	$ 292,913.75			$ 21,565,000.00
1-May-23	$ 21,565,000	$ 292,913.75	$ 970,000.00		$ 20,595,000.00
1-Nov-23	$ 20,595,000	$ 283,213.75			$ 20,595,000.00
1-May-24	$ 20,595,000	$ 283,213.75	$ 995,000.00		$ 19,600,000.00
1-Nov-24	$ 19,600,000	$ 273,263.75			$ 19,600,000.00
1-May-25	$ 19,600,000	$ 273,056.25	$ 1,010,000.00	$ 15,000.00	$ 18,575,000.00
1-Nov-25	$ 18,575,000	$ 262,956.25			$ 18,575,000.00
1-May-26	$ 18,575,000	$ 262,956.25	$ 1,030,000.00		$ 17,545,000.00
1-Nov-26	$ 17,545,000	$ 252,141.25	$ -		$ 17,545,000.00
1-May-27	$ 17,545,000	$ 252,141.25	$ 1,055,000.00		$ 16,490,000.00
1-Nov-27	$ 16,490,000	$ 240,272.50	$ -		$ 16,490,000.00
1-May-28	$ 16,490,000	$ 240,272.50	$ 1,075,000.00		$ 15,415,000.00
1-Nov-28	$ 15,415,000	$ 227,910.00	$ -		$ 15,415,000.00
1-May-29	$ 15,415,000	$ 227,910.00	$ 1,105,000.00		$ 14,310,000.00
1-Nov-29	$ 14,310,000	$ 214,650.00			$ 14,310,000.00
1-May-30	$ 14,310,000	$ 214,650.00	$ 1,140,000.00		$ 13,170,000.00
1-Nov-30	$ 13,170,000	$ 197,550.00	$ -		$ 13,170,000.00
1-May-31	$ 13,170,000	$ 197,550.00	$ 1,170,000.00		$ 12,000,000.00
1-Nov-31	$ 12,000,000	$ 180,000.00	$ -		$ 12,000,000.00
1-May-32	$ 12,000,000	$ 180,000.00	$ 1,205,000.00		$ 10,795,000.00
1-Nov-32	$ 10,795,000	$ 161,925.00			$ 10,795,000.00
1-May-33	$ 10,795,000	$ 161,925.00	$ 1,245,000.00		$ 9,550,000.00
1-Nov-33	$ 9,550,000	$ 143,250.00	$ -		$ 9,550,000.00
1-May-34	$ 9,550,000	$ 143,250.00	$ 1,275,000.00		$ 8,275,000.00
1-Nov-34	$ 8,275,000	$ 124,125.00	$ -		$ 8,275,000.00
1-May-35	$ 8,275,000	$ 124,125.00	$ 1,315,000.00		$ 6,960,000.00
1-Nov-35	$ 6,960,000	$ 104,400.00	$ -		$ 6,960,000.00
1-May-36	$ 6,960,000	$ 104,400.00	$ 1,355,000.00		$ 5,605,000.00
1-Nov-36	$ 5,605,000	$ 84,075.00	$ -		$ 5,605,000.00
1-May-37	$ 5,605,000	$ 84,075.00	$ 1,400,000.00		$ 4,205,000.00
1-Nov-37	$ 4,205,000	$ 63,075.00			$ 4,205,000.00
1-May-38	$ 4,205,000	$ 63,075.00	$ 1,440,000.00		$ 2,765,000.00
1-Nov-38	$ 2,765,000	$ 41,475.00			$ 2,765,000.00
1-May-39	$ 2,765,000	$ 41,475.00	$ 1,485,000.00		$ 1,280,000.00
1-Nov-39	$ 1,280,000	$ 19,200.00			$ 1,280,000.00
1-May-40	$ 1,280,000	$ 19,200.00	$ 1,280,000.00		$ -
1-Nov-40	$ -				
		$ 8,101,060.64	$ 24,345,000.00	$ 15,000.00	

TOLOMATO
COMMUNITY DEVELOPMENT DISTRICT

Series 2019B, Special Assessment Revenue Bonds
Amortization Schedule
Updated 11/1/2024

DATE	PRINCIPAL BALANCE	INTEREST	PRINCIPAL	PREPAYMENTS	TOTAL
28-Jun-19	24,360,000.00				$ 24,360,000.00
1-Nov-19	$ 24,360,000	$ 219,256.89	$ -		$ 24,360,000.00
1-May-20	$ 24,360,000	$ 320,863.75	$ 910,000.00		$ 23,450,000.00
1-Nov-20	$ 23,450,000	$ 311,763.75			$ 23,450,000.00
1-May-21	$ 23,450,000	$ 311,763.75	$ 935,000.00		$ 22,515,000.00
1-Nov-21	$ 22,515,000	$ 302,413.75	$ -		$ 22,515,000.00
1-May-22	$ 22,515,000	$ 302,413.75	$ 950,000.00		$ 21,565,000.00
1-Nov-22	$ 21,565,000	$ 292,913.75			$ 21,565,000.00
1-May-23	$ 21,565,000	$ 292,913.75	$ 970,000.00		$ 20,595,000.00
1-Nov-23	$ 20,595,000	$ 283,213.75			$ 20,595,000.00
1-May-24	$ 20,595,000	$ 283,213.75	$ 995,000.00		$ 19,600,000.00
1-Nov-24	$ 19,600,000	$ 273,263.75			$ 19,600,000.00
1-May-25	$ 19,600,000	$ 273,056.25	$ 1,010,000.00	$ 15,000.00	$ 18,575,000.00
1-Nov-25	$ 18,575,000	$ 262,956.25			$ 18,575,000.00
1-May-26	$ 18,575,000	$ 262,956.25	$ 1,030,000.00		$ 17,545,000.00
1-Nov-26	$ 17,545,000	$ 252,141.25	$ -		$ 17,545,000.00
1-May-27	$ 17,545,000	$ 252,141.25	$ 1,055,000.00		$ 16,490,000.00
1-Nov-27	$ 16,490,000	$ 240,272.50	$ -		$ 16,490,000.00
1-May-28	$ 16,490,000	$ 240,272.50	$ 1,075,000.00		$ 15,415,000.00
1-Nov-28	$ 15,415,000	$ 227,910.00	$ -		$ 15,415,000.00
1-May-29	$ 15,415,000	$ 227,910.00	$ 1,105,000.00		$ 14,310,000.00
1-Nov-29	$ 14,310,000	$ 214,650.00			$ 14,310,000.00
1-May-30	$ 14,310,000	$ 214,650.00	$ 1,140,000.00		$ 13,170,000.00
1-Nov-30	$ 13,170,000	$ 197,550.00	$ -		$ 13,170,000.00
1-May-31	$ 13,170,000	$ 197,550.00	$ 1,170,000.00		$ 12,000,000.00
1-Nov-31	$ 12,000,000	$ 180,000.00	$ -		$ 12,000,000.00
1-May-32	$ 12,000,000	$ 180,000.00	$ 1,205,000.00		$ 10,795,000.00
1-Nov-32	$ 10,795,000	$ 161,925.00			$ 10,795,000.00
1-May-33	$ 10,795,000	$ 161,925.00	$ 1,245,000.00		$ 9,550,000.00
1-Nov-33	$ 9,550,000	$ 143,250.00	$ -		$ 9,550,000.00
1-May-34	$ 9,550,000	$ 143,250.00	$ 1,275,000.00		$ 8,275,000.00
1-Nov-34	$ 8,275,000	$ 124,125.00	$ -		$ 8,275,000.00
1-May-35	$ 8,275,000	$ 124,125.00	$ 1,315,000.00		$ 6,960,000.00
1-Nov-35	$ 6,960,000	$ 104,400.00	$ -		$ 6,960,000.00
1-May-36	$ 6,960,000	$ 104,400.00	$ 1,355,000.00		$ 5,605,000.00
1-Nov-36	$ 5,605,000	$ 84,075.00	$ -		$ 5,605,000.00
1-May-37	$ 5,605,000	$ 84,075.00	$ 1,400,000.00		$ 4,205,000.00
1-Nov-37	$ 4,205,000	$ 63,075.00			$ 4,205,000.00
1-May-38	$ 4,205,000	$ 63,075.00	$ 1,440,000.00		$ 2,765,000.00
1-Nov-38	$ 2,765,000	$ 41,475.00			$ 2,765,000.00
1-May-39	$ 2,765,000	$ 41,475.00	$ 1,485,000.00		$ 1,280,000.00
1-Nov-39	$ 1,280,000	$ 19,200.00			$ 1,280,000.00
1-May-40	$ 1,280,000	$ 19,200.00	$ 1,280,000.00		$ -
1-Nov-40	$ -				
		$ 8,101,060.64	$ 24,345,000.00	$ 15,000.00	

Tolomato
Community Development District

Debt Service Fund
Series 2019C

Description	FY2026 Adopted Budget	Actual Through Thru 6/30/26	Projected Next 3 Months	Total Projected 9/30/2026	Adopted Budget FY2027
REVENUES:					
Special Assessments	$ 1,061,614	$ 1,058,364	$ 3,250	$ 1,061,614	$ 1,061,615
Carry Forward Surplus	$ 548,370	$ 605,704	$ -	$ 605,704	$ 640,949 (1)
Prepayments	$ -	$ -	$ -	$ -	$ -
Interest Income	$ 30,000	$ 38,432	$ 1,000	$ 39,432	$ 35,000
TOTAL REVENUES	$ 1,639,984	$ 1,702,500	$ 4,250	$ 1,706,750	$ 1,737,563
EXPENDITURES:					
Series 2019C					
Interest 11/1	$ 247,901	$ 247,901	$ -	$ 247,901	$ 237,214
Interest - 5/1	$ 247,901	$ 247,901	$ -	$ 247,901	$ 237,214
Principal - 5/1	$ 570,000	$ 570,000	$ -	$ 570,000	$ 590,000
Special call	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 1,065,803	$ 1,065,803	$ -	$ 1,065,803	$ 1,064,428
OTHER SOURCES/(USES):					
Interfund Transfer In / (Out)	$ -	$ 1	$ 1	$ 2	$ 2
TOTAL EXPENDITURES	$ 1,065,803	$ 1,065,802	$ (1)	$ 1,065,801	$ 1,064,426
EXCESS REVENUES	$ 574,182	$ 636,698	$ 4,250	$ 640,949	$ 673,137

Interest Payment - 11/1/2027 $ 226,151

(1) Carry forward is net of Reserve Fund requirement.

Tolomato Community Development District
Series 2019C Assessments
Fiscal Year 2027

	Total ERUs	Total Series 2019C Debt Assigned	Current Unamortized Series 2019C Debt	Total Series 2019C Debt Service Assessments
Totals		$ 15,865,000	$ 11,055,000	$ 1,145,717
Debt Assigned				
St Johns County				
Twenty Mile	398.80	$ 6,574,876	$ 4,581,485	$ 474,816
Daniel Park	8.70	$ 151,544	$ 105,598	$ 10,944
Oakwood	34.40	$ 685,936	$ 477,972	$ 49,536
Town Center West Residential	130.00	$ 2,344,957	$ 1,634,006	$ 169,345
Pyrotek	17.40	$ 99,700	$ 69,473	$ 7,200
Planet Swim	5.00	$ 73,911	$ 51,502	$ 5,338
Wheelhouse Storage	7.21	$ 83,037	$ 57,862	$ 5,997
Starling Assisted Living	31.10	$ 361,796	$ 252,106	$ 26,128
Starling Independent Living	78.54	$ 514,926	$ 358,809	$ 37,186
Crosswater School	29.42	$ 359,804	$ 250,718	$ 25,984
K9s For Warriors	26.76	$ 306,663	$ 213,688	$ 22,146
Planet Swim - Tennis	5.45	$ 80,558	$ 56,134	$ 5,818
TC North, LLC	24.91	$ 587,033	$ 409,055	$ 42,394
Truist Bank	2.35	$ 61,150	$ 42,610	$ 4,416.05
Baptist/YMCA	77.88	$ 894,685	$ 623,432	$ 64,611
Paid Off		$ 1,145,894	$ 798,478	$ 82,753
Duval County				
Timberland Ridge	78.40	$ 1,345,284	$ 937,417	$ 97,152
Amsdell Storage	15.79	$ 193,246	$ 134,657	$ 13,956
Grand Total Debt		**$ 15,865,000**	**$ 11,055,000**	**$ 1,145,717**
		Estimated shortfall due to accumulated paydowns/payoffs		$ (84,103)
			Adjusted Assessments	**$ 1,061,615**

Series 2019C
Represents original Series 2012-3, 2007-a and 2007A-1 bonds. These were redeemed in 2019 with a change in principal and annual payments. A portion of the Series 2012-3, 2007-1 and 2007A-1 bonds were refunded to the Series 2019C bonds.

TOLOMATO

COMMUNITY DEVELOPMENT DISTRICT

Series 2019C, Special Assessment Revenue Bonds

Amortization Schedule

Updated 5/1/2023

DATE	PRINCIPAL BALANCE	INTEREST	PRINCIPAL	PREPAYMENT	TOTAL
28-Jun-19	15,865,000.00				$ 15,865,000.00
1-Nov-19	$ 15,865,000	$ 222,659.90			$ 15,865,000.00
1-May-20	$ 15,865,000	$ 325,843.75	$ 500,000.00	$ 20,000.00	$ 15,345,000.00
1-Nov-20	$ 15,345,000	$ 316,912.50			$ 15,345,000.00
1-May-21	$ 15,345,000	$ 316,912.50	$ 515,000.00	$ 1,115,000.00	$ 13,715,000.00
1-Nov-21	$ 13,715,000	$ 284,756.25			$ 13,715,000.00
1-May-22	$ 13,715,000	$ 284,756.25	$ 495,000.00	$ 5,000.00	$ 13,215,000.00
1-Nov-22	$ 13,215,000	$ 276,247.50			$ 13,215,000.00
1-May-23	$ 13,215,000	$ 276,247.50	$ 510,000.00		$ 12,705,000.00
1-Nov-23	$ 12,705,000	$ 267,356.25			$ 12,705,000.00
1-May-24	$ 12,705,000	$ 267,356.25	$ 530,000.00		$ 12,175,000.00
1-Nov-24	$ 12,175,000	$ 258,213.75			$ 12,175,000.00
1-May-25	$ 12,175,000	$ 258,213.75	$ 550,000.00		$ 11,625,000.00
1-Nov-25	$ 11,625,000	$ 247,901.25			$ 11,625,000.00
1-May-26	$ 11,625,000	$ 247,901.25	$ 570,000.00		$ 11,055,000.00
1-Nov-26	$ 11,055,000	$ 237,213.75			$ 11,055,000.00
1-May-27	$ 11,055,000	$ 237,213.75	$ 590,000.00		$ 10,465,000.00
1-Nov-27	$ 10,465,000	$ 226,151.25			$ 10,465,000.00
1-May-28	$ 10,465,000	$ 226,151.25	$ 615,000.00		$ 9,850,000.00
1-Nov-28	$ 9,850,000	$ 214,620.00			$ 9,850,000.00
1-May-29	$ 9,850,000	$ 214,620.00	$ 640,000.00		$ 9,210,000.00
1-Nov-29	$ 9,210,000	$ 202,620.00			$ 9,210,000.00
1-May-30	$ 9,210,000	$ 202,620.00	$ 665,000.00		$ 8,545,000.00
1-Nov-30	$ 8,545,000	$ 187,990.00			$ 8,545,000.00
1-May-31	$ 8,545,000	$ 187,990.00	$ 695,000.00		$ 7,850,000.00
1-Nov-31	$ 7,850,000	$ 172,700.00			$ 7,850,000.00
1-May-32	$ 7,850,000	$ 172,700.00	$ 725,000.00		$ 7,125,000.00
1-Nov-32	$ 7,125,000	$ 156,750.00			$ 7,125,000.00
1-May-33	$ 7,125,000	$ 156,750.00	$ 760,000.00		$ 6,365,000.00
1-Nov-33	$ 6,365,000	$ 140,030.00			$ 6,365,000.00
1-May-34	$ 6,365,000	$ 140,030.00	$ 795,000.00		$ 5,570,000.00
1-Nov-34	$ 5,570,000	$ 122,540.00			$ 5,570,000.00
1-May-35	$ 5,570,000	$ 122,540.00	$ 830,000.00		$ 4,740,000.00
1-Nov-35	$ 4,740,000	$ 104,280.00			$ 4,740,000.00
1-May-36	$ 4,740,000	$ 104,280.00	$ 865,000.00		$ 3,875,000.00
1-Nov-36	$ 3,875,000	$ 85,250.00			$ 3,875,000.00
1-May-37	$ 3,875,000	$ 85,250.00	$ 905,000.00		$ 2,970,000.00
1-Nov-37	$ 2,970,000	$ 65,340.00			$ 2,970,000.00
1-May-38	$ 2,970,000	$ 65,340.00	$ 945,000.00		$ 2,025,000.00
1-Nov-38	$ 2,025,000	$ 44,550.00			$ 2,025,000.00
1-May-39	$ 2,025,000	$ 44,550.00	$ 990,000.00		$ 1,035,000.00
1-Nov-39	$ 1,035,000	$ 22,770.00			$ 1,035,000.00
1-May-40	$ 1,035,000	$ 22,770.00	$ 1,035,000.00		$ -
1-Nov-40	$ -				
		$ 7,816,888.65	$ 14,725,000.00	$ 1,140,000.00	

Tolomato
Community Development District

Debt Service Fund
Series 2018A-1
Series 2018A-2
Combined

Description	FY2026 Adopted Budget	Actual Through Thru 6/30/26	Projected Next 3 Months	Total Projected 9/30/2026	Adopted Budget FY2027	
REVENUES:						
Special Assessments	$ 2,508,587	$ 2,500,098	$ 8,489	$ 2,508,587	$ 2,394,611	
Carry Forward Surplus	$ 1,129,220	$ 1,301,712	$ -	$ 1,301,712	$ 1,408,620	(1)
Prepayments	$ -	$ 592,428	$ -	$ 592,428	$ -	
Interest Income	$ 55,000	$ 76,283	$ 2,000	$ 78,283	$ 55,000	
TOTAL REVENUES	$ 3,692,807	$ 4,470,522	$ 10,489	$ 4,481,010	$ 3,858,231	
EXPENDITURES:						
Series 2018A-1 and 2018A-2						
Interest 11/1	$ 580,504	$ 558,695	$ -	$ 558,695	$ 523,360	(2)
Interest - 5/1	$ 580,504	$ 558,695	$ -	$ 558,695	$ 523,360	(2)
Principal - 5/1	$ 1,350,000	$ 1,390,000	$ -	$ 1,390,000	$ 1,410,000	(2)
Special call	$ -	$ 565,000	$ -	$ 565,000	$ -	
TOTAL EXPENDITURES	$ 2,511,008	$ 3,072,390	$ -	$ 3,072,390	$ 2,456,720	
OTHER SOURCES/(USES):						
Interfund Transfer In / (Out)	$ -	$ -	$ -		$ -	
TOTAL EXPENDITURES	$ 2,511,008	$ 3,072,390	$ -	$ 3,072,390	$ 2,456,720	
EXCESS REVENUES	$ 1,181,799	$ 1,398,132	$ 10,489	$ 1,408,620	$ 1,401,511	

Interest Payment 11/1/2027 $ 498,372

(1) Carry forward is net of Reserve Fund requirement.

(2) Principal and Interest payments combine St. Johns and Duval Counties

Series 2018A-1 and 2018A-2
Represents Series 2012A-1 bonds that were refinanced. Sereies 2012A-1 bonds were the resultof a restructuring of the original Series 2007 and Series 2007A bonds.

Tolomato Community Development District
Series 2018A Assessments - St Johns County
Fiscal Year 2027

	Total ERUs	Total Series 2018A Debt Assigned	Current Unamortized Series 2018A Debt	Total Series 2018A Debt Service Assessments
Totals		$ 35,125,000	$ 24,335,091	$ 2,381,173
Debt Assigned				
St Johns County				
Greenleaf CC, LLC (The Learning Experience)	4.70	$ 130,194	$ 90,200	$ 8,826
LB Ponte Vedra, LLC (Chase Bank parcel)	2.51	46,323	$ 32,093	$ 3,140
Waypoint Church	4.08	45,460	$ 31,496	$ 3,082
NTC-Reg, LLC	66.17	1,733,291	$ 1,200,848	$ 117,502
Regency II	3.85	107,837	$ 74,711	$ 7,310
First Coast Energy	3.48	100,196	$ 69,417	$ 6,792
Vystar Credit Union	2.12	60,930	$ 42,213	$ 4,131
Redus One, LLC	118.18	403,684	$ 279,678	$ 27,366
Crosswater Community Church	29.92	-	$ -	$ -
Dreamfinders Homes (Willowcove)	40.80	993,079	$ 688,019	$ 67,322
Sandy Ridge North Residential	332.74	14,944,010	$ 10,353,419	$ 1,013,076
David Weekley Office	3.86	47,096	$ 32,629	$ 3,193
TC Development Residential	284.40	10,981,589	$ 7,608,198	$ 744,457
Town Square Office	16.82	271,606	$ 188,172	$ 18,413
TC Park	0.32	8,788	$ 6,088	$ 596
Flagler Health	22.06	286,712	$ 198,638	$ 19,437
AEA Ponte Vedra	5.69	159,284	$ 110,354	$ 10,798
Gate Additional Development Rights	0.83	23,225	$ 16,090	$ 1,574
Watson Realty	3.54	42,455	$ 29,413	$ 2,878
Wen South, LLC	1.70	47,130	$ 32,652	$ 3,195
NTC-Office, LLC (Silverfield)	17.40	212,273	$ 147,066	$ 14,390
NTC Office II	18.88	226,425	$ 156,870	$ 15,350
Pavilion Health	3.77	45,992	$ 31,864	$ 3,118
Kelly Pointe	171.00	3,374,616	$ 2,337,981	$ 228,770
The Link	13.05	159,206	$ 110,300	$ 10,793
Tavernier Professional Office	5.77	70,447	$ 48,807	$ 4,776
CVS	6.99	193,753	$ 134,235	$ 13,135
Hotel	26.52	296,185	$ 205,201	$ 20,079
Dentist	9.28	113,213	$ 78,436	$ 7,675
Paid Off - Trust Partners		-	-	-
Grand Total Debt		**$ 35,125,000**	**$ 24,335,091**	**$ 2,381,173**
Estimated shortfall due to accumulated paydowns/payoffs				$ (113,977)
Adjusted Assessments				**$ 2,267,197**

Series 2018A-1 and 2018A-2
Represents original par value of $36,035,000 assigned to currently performing properties from the previously issued Series 2007 and 2007A bonds and subsequently restructured to Series 2012A-1 bonds. These were redeemed in 2018 with a change in principal and annual payments.

Tolomato Community Development District
Series 2018A Duval County Assessments
Fiscal Year 2027

	Total ERUs	Total Series 2018A Debt Assigned	Current Unamortized Series 2018A Debt	Total Series 2018A Debt Service Assessments
Totals		$ 2,100,000	$ 1,454,909	$ 127,414
Debt Assigned				
Waypoint Church	46.92	$ 387,110	$ 268,195	$ 31,660
Diocese of St. Augustine	42.50	$ -	$ -	$ -
Flagler Development	394.87	$ 1,170,791	$ 811,140	$ 95,754
Paid Off JO Park VTC		$ 275,336		$ -
Paid Off	34.80	$ 266,763		$ -
Grand Total Debt		**$ 2,100,000**	**$ 1,079,335**	**$ 127,414**
Estimated shortfall due to accumulated paydowns/payoffs				
Adjusted Assessments				**$ 127,414**

Series 2018A-1 and 2018A-2
Represents original par value of $36,035,000 assigned to currently performing properties from the previously issued Series 2007 and 2007A bonds and subsequently restructured to Series 2012A-1 bonds. These were redeemed in 2018 with a change in principal and annual payments.

TOLOMATO

COMMUNITY DEVELOPMENT DISTRICT

Series 2018A-1, Special Assessment Revenue Bonds

Amortization Schedule

Updated 5/1/2026

DATE	PRINCIPAL BALANCE	RATE	INTEREST	PRINCIPAL	PREPAYMENTS	TOTAL
05/01/2022	25,805,000	2.250%	$ 441,237.50	$ 1,005,000.00		
11/01/2022	24,800,000		$ 429,931.25		$ 5,000.00	$ 1,876,168.75
05/01/2023	24,795,000	2.500%	$ 429,931.25	$ 1,030,000.00	$ 5,000.00	
11/01/2023	23,760,000		$ 416,884.38		$ 5,000.00	$ 1,876,815.63
05/01/2024	23,755,000	2.625%	$ 416,790.63	$ 1,055,000.00	$ 10,000.00	
11/01/2024	22,690,000		$ 402,775.00			$ 1,874,565.63
05/01/2025	22,690,000	2.750%	$ 402,775.00	$ 1,085,000.00		
11/01/2025	21,605,000		$ 387,856.25			$ 1,875,631.25
05/01/2026	21,605,000	3.000%	$ 387,856.25	$ 1,115,000.00	$ 440,000.00	
11/01/2026	20,050,000		$ 363,165.63			$ 1,866,021.88
05/01/2027	20,050,000	3.125%	$ 363,165.63	$ 1,125,000.00		
11/01/2027	18,925,000		$ 345,587.50			$ 1,833,753.13
05/01/2028	18,925,000	3.250%	$ 345,587.50	$ 1,165,000.00		
11/01/2028	17,760,000		$ 326,656.25			$ 1,837,243.75
05/01/2029	17,760,000	3.500%	$ 326,656.25	$ 1,205,000.00		
11/01/2029	16,555,000		$ 305,568.75			$ 1,837,225.00
05/01/2030	16,555,000	3.500%	$ 305,568.75	$ 1,245,000.00		
11/01/2030	15,310,000		$ 283,781.25			$ 1,834,350.00
05/01/2031	15,310,000	3.500%	$ 283,781.25	$ 1,290,000.00		
11/01/2031	14,020,000		$ 161,206.25			$ 1,734,987.50
05/01/2032	14,020,000	3.500%	$ 261,206.25	$ 1,335,000.00		
11/01/2032	12,685,000		$ 237,843.75			$ 1,834,050.00
05/01/2033	12,685,000	3.750%	$ 237,843.75	$ 1,385,000.00		
11/01/2033	11,300,000		$ 211,875.00			$ 1,834,718.75
05/01/2034	11,300,000	3.750%	$ 211,875.00	$ 1,440,000.00		
11/01/2034	9,860,000		$ 184,875.00			$ 1,836,750.00
05/01/2035	9,860,000	3.750%	$ 184,875.00	$ 1,495,000.00		
11/01/2035	8,365,000		$ 156,843.75			$ 1,836,718.75
05/01/2036	8,365,000	3.750%	$ 156,843.75	$ 1,550,000.00		
11/01/2036	6,815,000		$ 127,781.25			$ 1,834,625.00
05/01/2037	6,815,000	3.750%	$ 127,781.25	$ 1,610,000.00		
11/01/2037	5,205,000		$ 97,593.75			$ 1,835,375.00
05/01/2038	5,205,000	3.750%	$ 97,593.75	$ 1,670,000.00		
11/01/2038	3,535,000		$ 66,281.25			$ 1,833,875.00
05/01/2039	3,535,000	3.750%	$ 66,281.25	$ 1,735,000.00		
11/01/2039	1,800,000		$ 33,750.00			$ 1,835,031.25
05/01/2040	1,800,000	3.750%	$ 33,750.00	$ 1,800,000.00		
11/01/2040	-					$ 1,833,750.00
		Total	$ 9,621,656.27	$ 25,340,000.00	$ 465,000.00	$ 34,961,656.27

TOLOMATO
COMMUNITY DEVELOPMENT DISTRICT

Series 2018A-2, Special Assessment Revenue Bonds

Amortization Schedule

Updated 5/1/2026

DATE	PRINCIPAL BALANCE	RATE	INTEREST	PRINCIPAL	PREPAYMENTS	TOTAL
05/01/2022	$ 7,120,000	5.200%	$ 196,318.75	$ 225,000.00		
11/01/2022	$ 6,895,000		$ 190,468.75			$ 611,787.50
05/01/2023	$ 6,895,000	5.200%	$ 190,468.75	$ 235,000.00		
11/01/2023	$ 6,660,000		$ 184,358.75			$ 609,827.50
05/01/2024	$ 6,660,000	5.200%	$ 184,358.75	$ 250,000.00	$ 5,000.00	
11/01/2024	$ 6,405,000		$ 177,728.75			$ 627,087.50
05/01/2025	$ 6,405,000	5.200%	$ 177,728.75	$ 265,000.00		
11/01/2025	$ 6,140,000		$ 170,838.75			$ 623,567.50
05/01/2026	$ 6,140,000	5.200%	$ 170,838.75	$ 275,000.00	$ 125,000.00	
11/01/2026	$ 5,740,000		$ 160,194.38			$ 616,033.13
05/01/2027	$ 5,740,000	5.200%	$ 160,194.38	$ 285,000.00		
11/01/2027	$ 5,455,000		$ 152,784.38			$ 612,978.76
05/01/2028	$ 5,455,000	5.200%	$ 152,784.38	$ 300,000.00		
11/01/2028	$ 5,155,000		$ 144,984.38			$ 617,768.76
05/01/2029	$ 5,155,000	5.625%	$ 144,984.38	$ 320,000.00		
11/01/2029	$ 4,835,000		$ 135,984.38			$ 615,968.76
05/01/2030	$ 4,835,000	5.625%	$ 135,984.38	$ 335,000.00		
11/01/2030	$ 4,500,000		$ 126,562.50			$ 617,546.88
05/01/2031	$ 4,500,000	5.625%	$ 126,562.50	$ 355,000.00		
11/01/2031	$ 4,145,000		$ 116,578.13			$ 618,140.63
05/01/2032	$ 4,145,000	5.625%	$ 116,578.13	$ 375,000.00		
11/01/2032	$ 3,770,000		$ 106,031.25			$ 617,609.38
05/01/2033	$ 3,770,000	5.625%	$ 106,031.25	$ 395,000.00		
11/01/2033	$ 3,375,000		$ 94,921.88			$ 620,953.13
05/01/2034	$ 3,375,000	5.625%	$ 94,921.88	$ 420,000.00		
11/01/2034	$ 2,955,000		$ 83,109.38			$ 623,031.26
05/01/2035	$ 2,955,000	5.625%	$ 83,109.38	$ 445,000.00		
11/01/2035	$ 2,510,000		$ 70,593.75			$ 623,703.13
05/01/2036	$ 2,510,000	5.625%	$ 70,593.75	$ 470,000.00		
11/01/2036	$ 2,040,000		$ 57,375.00			$ 627,968.75
05/01/2037	$ 2,040,000	5.625%	$ 57,375.00	$ 500,000.00		
11/01/2037	$ 1,540,000		$ 43,312.50			$ 625,687.50
05/01/2038	$ 1,540,000	5.625%	$ 43,312.50	$ 525,000.00		
11/01/2038	$ 1,015,000		$ 28,546.88			$ 626,859.38
05/01/2039	$ 1,015,000	5.625%	$ 28,546.88	$ 555,000.00		
11/01/2039	$ 460,000		$ 12,937.50			$ 501,484.38
05/01/2040	$ 460,000	5.625%	$ 12,937.50	$ 460,000.00		
11/01/2040	$ -					
		Total	$ 4,310,941.33	$ 6,990,000.00	$ 130,000.00	$ 11,038,003.83

Tolomato
Community Development District

Debt Service Fund
Series 2018B

Description	FY2026 Adopted Budget	Actual Through Thru 6/30/26	Projected Next 3 Months	Total Projected 9/30/2026	Adopted Budget FY2027	
REVENUES:						
Special Assessments	$ 1,022,569	$ 1,024,261	$ 500	$ 1,024,761	$ 999,531	
Carry Forward Surplus	$ 437,711	$ 672,465	$ -	$ 672,465	$ 722,573	(1)
Prepayments	$ -	$ 13,462	$ -	$ 13,462	$ -	
Interest Income	$ 24,000	$ 32,160	$ 500	$ 32,660	$ 30,000	
TOTAL REVENUES	$ 1,484,280	$ 1,742,348	$ 1,000	$ 1,743,348	$ 1,752,104	
EXPENDITURES:						
Series 2018B-1 and Series 2018B-2						
Interest - 11/1	$ 224,944	$ 215,388	$ -	$ 215,388	$ 205,238	
Interest - 5/1	$ 224,944	$ 215,388	$ -	$ 215,388	$ 205,238	
Principal - 5/1	$ 570,000	$ 590,000	$ -	$ 590,000	$ 610,000	
Special call	$ -	$ -	$ -	$ -	$ -	
TOTAL EXPENDITURES	$ 1,019,888	$ 590,000	$ -	$ 1,020,775	$ 1,020,475	
OTHER SOURCES/(USES):						
Interfund Transfer In / (Out)	$ -	$ 0	$ -	$ 0	$ -	
Reserve Transfer In	$ -	$ -	$ -	$ -	$ -	
TOTAL EXPENDITURES	$ 1,019,888	$ 590,000	$ -	$ 1,020,775	$ 1,020,475	
EXCESS REVENUES	$ 464,392	$ 1,152,348	$ 1,000	$ 722,573	$ 731,629	

(1) Carry forward is net of Reserve Fund requirement.

Interest Payment 11/1/2027 $ 194,431

Series 2018B
Represents original par value of $17,005,888 from the perviously issued 2007 and 2007A bonds, reissued at $9,472,634.50 with a five year capital appreciation period. These bonds were refunded in 2018 and reissued as Series 2018B-1 and 2018B-2

Tolomato Community Development District
Series 2018B St Johns County Assessments
Fiscal Year 2027

	Total ERUs	Total Series 2018B Debt Assigned	Current Unamortized Series 2018B Debt	Total Series 2018B Annual Debt Service Assessments
Totals		$ 2,628,878	1,801,975	$ 182,682
Debt Assigned				
Twenty Mile Pointe and Island	96.90	$ 1,565,544	1,073,108	$ 108,790
Lakeside Phase III (Partial)	27.50	$ 425,121	291,401	$ 29,542
NTC East Retail	19.74	$ 526,495	360,888	$ 36,586
Gate Petroleum	4.19	$ 111,717	76,577	$ 7,763
Grand Total Debt		**$ 2,628,878**	**$ 1,801,975**	**$ 182,682**
Estimated shortfall due to accumulated paydowns/payoffs				$ (2,495)
Adjusted Assessments				**$ 180,186**

Series 2018B
Represents bonds perviously issued as Series 2007 and 2007A,
and reissued in 2012 with a five year capital appreciation period.
These bonds were redeemed in 2018 with a change in principal and annual payments.

Tolomato Community Development District
Series 2018B Duval County Assessments
Fiscal Year 2027

	Total ERUs	Total Series 2018B Debt Assigned	Current Unamortized Series 2018B Debt	Total Series 2018B Annual Debt Service Assessments
Totals		$ 12,186,122	8,353,025	$ 839,883
Debt Assigned				
Brookwood	107.00	$ 1,859,908	$ 1,274,882	$ 128,187
Cypress Trails	307.40	$ 5,357,613	$ 3,672,397	$ 369,254
The Villas	72.00	$ 1,422,522	$ 975,073	$ 98,042
Artisan Lakes	202.80	$ 3,546,079	$ 2,430,674	$ 244,400
Grand Total Debt		**$ 12,186,122**	**$ 8,353,025**	**$ 839,884**
			Estimated shortfall due to accumulated paydowns/payoffs	$ (20,539)
			Adjusted Assessments	**$ 819,345**

Series 2018B
Represents bonds perviously issued as Series 2007 and 2007A, and reissued in 2012 with a five year capital appreciation period. These bonds were redeemed in 2018 with a change in principal an dannual payments

TOLOMATO
COMMUNITY DEVELOPMENT DISTRICT

Series 2018B-1, Special Assessment Revenue Bonds
St Johns and Duval County
Amortization Schedule

Updated **11/1/2024**

DATE	PRINCIPAL BALANCE	RATE	INTEREST	PRINCIPAL	PREPAYMENTS	TOTAL
03/29/2018	$ 10,585,000					
05/01/2018	$ 10,585,000		$ 30,570			
11/01/2018	$ 10,585,000		$ 171,956			$ 202,526
05/01/2019	$ 10,585,000	2.000%	$ 171,956	$ 370,000		
11/01/2019	$ 10,215,000		$ 168,256		$ 155,000	$ 710,213
05/01/2020	$ 10,060,000	2.000%	$ 164,778	$ 370,000	$ 70,000	
11/01/2020	$ 9,620,000		$ 160,834			$ 695,613
05/01/2021	$ 9,620,000	2.125%	$ 160,834	$ 380,000		
11/01/2021	$ 9,240,000		$ 156,797			$ 697,631
05/01/2022	$ 9,240,000	2.250%	$ 156,797	$ 390,000		
11/01/2022	$ 8,850,000		$ 152,409			$ 699,206
05/01/2023	$ 8,850,000	2.500%	$ 152,409	$ 395,000		
11/01/2023	$ 8,455,000		$ 147,472			$ 694,881
05/01/2024	$ 8,455,000	2.625%	$ 146,956	$ 405,000	$ 45,000	
11/01/2024	$ 8,005,000		$ 141,391		$ 15,000	$ 693,347
05/01/2025	$ 7,990,000	2.750%	$ 141,125	$ 415,000		
11/01/2025	$ 7,575,000		$ 135,419			$ 691,544
05/01/2026	$ 7,575,000	3.000%	$ 135,419	$ 430,000		
11/01/2026	$ 7,145,000		$ 128,969			$ 694,388
05/01/2027	$ 7,145,000	3.125%	$ 128,969	$ 440,000		
11/01/2027	$ 6,705,000		$ 122,094			$ 691,063
05/01/2028	$ 6,705,000	3.250%	$ 122,094	$ 455,000		
11/01/2028	$ 6,250,000		$ 114,700			$ 691,794
05/01/2029	$ 6,250,000	3.500%	$ 114,700	$ 470,000		
11/01/2029	$ 5,780,000		$ 106,475			$ 691,175
05/01/2030	$ 5,780,000	3.500%	$ 106,475	$ 490,000		
11/01/2030	$ 5,290,000		$ 97,900			$ 694,375
05/01/2031	$ 5,290,000	3.500%	$ 97,900	$ 505,000		
11/01/2031	$ 4,785,000		$ 89,063			$ 691,963
05/01/2032	$ 4,785,000	3.500%	$ 89,063	$ 525,000		
11/01/2032	$ 4,260,000		$ 79,875			$ 693,938
05/01/2033	$ 4,260,000	3.750%	$ 79,875	$ 540,000		
11/01/2033	$ 3,720,000		$ 69,750			$ 689,625
05/01/2034	$ 3,720,000	3.750%	$ 69,750	$ 565,000		
11/01/2034	$ 3,155,000		$ 59,156			$ 693,906
05/01/2035	$ 3,155,000	3.750%	$ 59,156	$ 585,000		
11/01/2035	$ 2,570,000		$ 48,188			$ 692,344
05/01/2036	$ 2,570,000	3.750%	$ 48,188	$ 605,000		
11/01/2036	$ 1,965,000		$ 36,844			$ 690,031
05/01/2037	$ 1,965,000	3.750%	$ 36,844	$ 630,000		
11/01/2037	$ 1,335,000		$ 25,031			$ 691,875
05/01/2038	$ 1,335,000	3.750%	$ 25,031	$ 655,000		
11/01/2038	$ 680,000		$ 12,750			$ 692,781
05/01/2039	$ 680,000	3.750%	$ 12,750	$ 680,000		
11/01/2039	$ -					
		Total	$ 4,476,966.92	$ 10,300,000.00	$ 285,000.00	$ 14,084,216.92

TOLOMATO
COMMUNITY DEVELOPMENT DISTRICT

Series 2018B-2, Special Assessment Revenue Bonds
St Johns and Duval County
Amortization Schedule

Updated 5/1/2022

DATE	PRINCIPAL BALANCE	RATE	INTEREST	PRINCIPAL	PREPAYMENTS	TOTAL
03/29/2018	$ 4,230,000					
05/01/2018	$ 4,230,000		$ 18,607.78			
11/01/2018	$ 4,230,000		$ 104,668.75			$ 123,276.53
05/01/2019	$ 4,230,000	4.625%	$ 104,668.75	$ 120,000.00		
11/01/2019	$ 4,110,000		$ 101,893.75			$ 326,562.50
05/01/2020	$ 4,110,000	4.625%	$ 101,893.75	$ 125,000.00		
11/01/2020	$ 3,985,000		$ 99,003.13			$ 325,896.88
05/01/2021	$ 3,985,000	4.625%	$ 99,003.13	$ 130,000.00		
11/01/2021	$ 3,855,000		$ 95,996.88		$ 105,000.00	$ 325,000.01
05/01/2022	$ 3,750,000	4.625%	$ 95,996.88	$ 140,000.00		
11/01/2022	$ 3,610,000		$ 90,143.75			$ 326,140.63
05/01/2023	$ 3,610,000	4.625%	$ 90,143.75	$ 140,000.00		
11/01/2023	$ 3,470,000		$ 86,906.25			$ 317,050.00
05/01/2024	$ 3,470,000	4.625%	$ 86,906.25	$ 145,000.00		
11/01/2024	$ 3,325,000		$ 83,553.13			$ 315,459.38
05/01/2025	$ 3,325,000	4.625%	$ 83,553.13	$ 155,000.00		
11/01/2025	$ 3,170,000		$ 79,968.75			$ 318,521.88
05/01/2026	$ 3,170,000	4.625%	$ 79,968.75	$ 160,000.00		
11/01/2026	$ 3,010,000		$ 76,268.75			$ 316,237.50
05/01/2027	$ 3,010,000	4.625%	$ 76,268.75	$ 170,000.00		
11/01/2027	$ 2,840,000		$ 72,337.50			$ 318,606.25
05/01/2028	$ 2,840,000	4.625%	$ 72,337.50	$ 175,000.00		
11/01/2028	$ 2,665,000		$ 68,290.63			$ 315,628.13
05/01/2029	$ 2,665,000	5.125%	$ 68,290.63	$ 185,000.00		
11/01/2029	$ 2,480,000		$ 63,550.00			$ 316,840.63
05/01/2030	$ 2,480,000	5.125%	$ 63,550.00	$ 195,000.00		
11/01/2030	$ 2,285,000		$ 58,553.13			$ 317,103.13
05/01/2031	$ 2,285,000	5.125%	$ 58,553.13	$ 205,000.00		
11/01/2031	$ 2,080,000		$ 53,300.00			$ 316,853.13
05/01/2032	$ 2,080,000	5.125%	$ 53,300.00	$ 215,000.00		
11/01/2032	$ 1,865,000		$ 47,790.63			$ 316,090.63
05/01/2033	$ 1,865,000	5.125%	$ 47,790.63	$ 225,000.00		
11/01/2033	$ 1,640,000		$ 42,025.00			$ 314,815.63
05/01/2034	$ 1,640,000	5.125%	$ 42,025.00	$ 240,000.00		
11/01/2034	$ 1,400,000		$ 35,875.00			$ 317,900.00
05/01/2035	$ 1,400,000	5.125%	$ 35,875.00	$ 250,000.00		
11/01/2035	$ 1,150,000		$ 29,468.75			$ 315,343.75
05/01/2036	$ 1,150,000	5.125%	$ 29,468.75	$ 265,000.00		
11/01/2036	$ 885,000		$ 22,678.13			$ 317,146.88
05/01/2037	$ 885,000	5.125%	$ 22,678.13	$ 280,000.00		
11/01/2037	$ 605,000		$ 15,503.13			$ 318,181.26
05/01/2038	$ 605,000	5.125%	$ 15,503.13	$ 295,000.00		
11/01/2038	$ 310,000		$ 7,943.75			$ 318,446.88
05/01/2039	$ 310,000	5.125%	$ 7,943.75	$ 310,000.00		
11/01/2039	$ -					
		Total	$ 2,690,045.36	$ 4,125,000	$ 105,000	$ 6,497,101.61

Tolomato
Community Development District

Debt Service Fund
Series 2018 Expansion

Description	FY2026 Adopted Budget	Actual Through Thru 6/30/26	Projected Next 3 Months	Total Projected 9/30/2026	Adopted Budget FY2027
REVENUES:					
Special Assessments	$ 125,200	$ 124,730	$ 469	$ 125,200	$ 125,200
Carry Forward Surplus	$ 73,377	$ 88,718	$ -	$ 88,718	$ 94,447 (1)
Prepayments	$ -	$ -	$ -	$ -	$ -
Interest Income	$ 2,200	$ 4,696	$ 200	$ 4,896	$ 3,000
TOTAL REVENUES	$ 200,777	$ 218,144	$ 669	$ 218,814	$ 222,647
EXPENDITURES:					
Series 2018 Expansion					
Interest - 11/1	$ 41,268	$ 41,268	$ -	$ 41,268	$ 40,398
Interest - 5/1	$ 41,268	$ 41,268	$ -	$ 41,268	$ 40,398
Principal - 5/1	$ 40,000	$ 40,000	$ -	$ 40,000	$ 45,000
Special call - 5/1	$ -	$ -	$ -	$ -	$ -
Other Debt Service Costs	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 122,536	$ 40,000	$ -	$ 122,535	$ 125,795
OTHER SOURCES/(USES):					
Interfund Transfer In / (Out)	$ -	$ (1,732)	$ (100)	$ (1,832)	$ (1,300)
Reserve Transfer In	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 122,536	$ 41,732	$ 100	$ 124,367	$ 127,095
EXCESS REVENUES	$ 78,240	$ 176,413	$ 569	$ 94,447	$ 95,552
				Interest Payment 11/1/2027	$ 40,398

(1) Carry forward is net of Reserve Fund requirement.

Tolomato Community Development District
Series 2018 Expansion St Johns County Asmts
Fiscal Year 2027

	Total ERUs	Total Series 2018 Expansion Debt Assigned	Current Unamortized Series 2018 Expansion Debt	Total Series 2018 Expansion Annual Debt Service Assessments
Totals		$ 1,930,000	$ 1,685,000	$ 125,200
Debt Assigned				
The Colony at Twenty Mile	98.80	$ 1,930,000	$ 1,685,000	$ 125,200
Grand Total Debt		**$ 1,930,000**	**$ 1,685,000**	**$ 125,200**

TOLOMATO
COMMUNITY DEVELOPMENT DISTRICT

Series 2018 Expansion, Special Assessment Revenue Bonds
Amortization Schedule

DATE	PRINCIPAL BALANCE	RATE	INTEREST	PRINCIPAL	TOTAL
07/26/2018	1930000				
11/01/2018			24,374.76	-	24,374.76
05/01/2019	1930000	3.850%	46,183.75	30,000.00	
11/01/2019			45,606.25	-	121,790.00
05/01/2020	1,900,000	3.850%	45,606.25	30,000.00	
11/01/2020	-		45,028.75	-	120,635.00
05/01/2021	1,870,000	3.850%	45,028.75	35,000.00	
11/01/2021	-		44,355.00	-	124,383.75
05/01/2022	1,835,000	3.850%	44,355.00	35,000.00	
11/01/2022	-		43,681.25	-	123,036.25
05/01/2023	1,800,000	3.850%	43,681.25	35,000.00	
11/01/2023	-		43,007.50	-	121,688.75
05/01/2024	1,765,000	4.350%	43,007.50	40,000.00	
11/01/2024	-		42,137.50	-	125,145.00
05/01/2025	1,725,000	4.350%	42,137.50	40,000.00	
11/01/2025	-		41,267.50	-	123,405.00
05/01/2026	1,685,000	4.350%	41,267.50	40,000.00	
11/01/2026	-		40,397.50	-	121,665.00
05/01/2027	1,645,000	4.350%	40,397.50	45,000.00	
11/01/2027	-		39,418.75	-	124,816.25
05/01/2028	1,600,000	4.350%	39,418.75	45,000.00	
11/01/2028	-		38,440.00	-	122,858.75
05/01/2029	1,555,000	4.850%	38,440.00	45,000.00	
11/01/2029	-		37,348.75	-	120,788.75
05/01/2030	1,510,000	4.850%	37,348.75	50,000.00	
11/01/2030	-		36,136.25	-	123,485.00
05/01/2031	1,460,000	4.850%	36,136.25	50,000.00	
11/01/2031	-		34,923.75	-	121,060.00
05/01/2032	1,410,000	4.850%	34,923.75	55,000.00	
11/01/2032	-		33,590.00	-	123,513.75
05/01/2033	1,355,000	4.850%	33,590.00	55,000.00	
11/01/2033	-		32,256.25	-	120,846.25
05/01/2034	1,300,000	4.850%	32,256.25	60,000.00	
11/01/2034	-		30,801.25	-	123,057.50
05/01/2035	1,240,000	4.850%	30,801.25	60,000.00	
11/01/2035	-		29,346.25	-	120,147.50
05/01/2036	1,180,000	4.850%	29,346.25	65,000.00	
11/01/2036	-		27,770.00	-	122,116.25
05/01/2037	1,115,000	4.850%	27,770.00	70,000.00	
11/01/2037	-		26,072.50	-	123,842.50
05/01/2038	1,045,000	4.850%	26,072.50	70,000.00	
11/01/2038	-		24,375.00	-	120,447.50
05/01/2039	975,000	5.000%	24,375.00	75,000.00	
11/01/2039	-		22,500.00	-	121,875.00
05/01/2040	900,000	5.000%	22,500.00	80,000.00	
11/01/2040	-		20,500.00	-	123,000.00
05/01/2041	820,000	5.000%	20,500.00	85,000.00	
11/01/2041	-		18,375.00	-	123,875.00
05/01/2042	735,000	5.000%	18,375.00	90,000.00	
11/01/2042	-		16,125.00	-	124,500.00
05/01/2043	645,000	5.000%	16,125.00	95,000.00	
11/01/2043	-		13,750.00	-	124,875.00
05/01/2044	550,000	5.000%	13,750.00	100,000.00	
11/01/2044	-		11,250.00	-	125,000.00
05/01/2045	450,000	5.000%	11,250.00	105,000.00	
11/01/2045	-		8,625.00	-	124,875.00
05/01/2046	345,000	5.000%	8,625.00	110,000.00	
11/01/2046	-		5,875.00	-	124,500.00
05/01/2047	235,000	5.000%	5,875.00	115,000.00	
11/01/2047	-		3,000.00	-	123,875.00
05/01/2048	120,000	5.000%	3,000.00	120,000.00	
11/01/2048	-				
		Total	$ 1,782,478.51	$ 1,930,000.00	$ 3,589,478.51