Adopted Budget
Fiscal Year 2025

Tolomato Community Development District

July 29, 2024

Tolomato
Community Development District

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Tolomato
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Description	Adopted FY24	Actual Thru 6/30/24	Projected Next 3 Months	Projected Thru 9/30/24	Proposed Budget FY25	Proposed For Adoption FY25	Increase / (Decrease)
Revenues							
Maintenance Assessments	$ 7,925,127	$ 7,949,558	$ 35,000	7,984,558	$ 8,052,754	$ 8,070,897	18,143
Interest Income	340,974	$ 288,580	93,000	381,580	280,000	260,419	(19,581)
Pond/WaterCost Share	92,253	$ 77,606	14,648	92,253	105,600	105,600	-
Community Cost Share	15,080	$ 12,609	3,771	16,380	15,100	16,380	1,280
Administrative Fees	34,575	$ 25,825	6,000	31,825	33,000	33,000	-
Rental of Facilities	303,654	$ 249,755	55,000	304,755	300,000	300,000	-
Non-Resident User Fee	89,295	$ 51,295	20,000	71,295	95,000	60,800	(34,200)
Facility Access Card/Guest Pass Fees	69,375	$ 54,965	28,000	82,965	68,000	80,000	12,000
Resident Events & Activities	111,039	$ 85,874	30,000	115,874	112,000	112,000	-
Fitness & Personal Training Fees	76,860	$ 59,070	20,000	79,070	75,000	75,000	-
Sponsorship Revenue	101,800	$ 62,500	21,000	83,500	100,000	100,000	-
Food Beverages & Taxable Sales Splash	600,000	$ 361,552	290,000	651,552	600,000	650,000	50,000
Food Beverages & Taxable Sales Spray	660,000	$ 446,801	275,000	721,801	660,000	720,000	60,000
Taxable Sales Special Events	70,000	$ 22,156	6,000	28,156	70,000	30,000	(40,000)
Bar Packages - Rentals	5,200	$ 3,025	2,000	5,025	10,000	10,000	-
Less: Costs of Goods Sold	(673,288)	$ (385,602)	(286,500)	(672,102)	(670,000)	(662,700)	7,300
Swim Lessons / Lifeguard Training	65,000	$ 45,810	13,000	58,810	65,000	65,000	-
Other Revenues	15,000	12,628	2,372	15,000	15,000	15,000	-
Total Revenues	**$ 9,901,943**	**$ 9,424,008**	**$ 628,291**	**$ 10,052,298**	**$ 9,986,454**	**$ 10,041,396**	**$ 54,942**

Tolomato
Community Development District

Description	Adopted FY24	Actual Thru 6/30/24	Projected Next 3 Months	Projected Thru 9/30/24	Proposed Budget FY25	Proposed For Adoption FY25	Increase / (Decrease)
Expenditures							-
Administrative							-
Supervisor Fees	$ 9,000	$ 5,400	$ 3,000	$ 8,400	$ 12,000	$ 12,000	$ -
Administrative Wages	455,515	279,893	122,500	402,393	647,139	633,389	(13,750)
Taxes & Benefits	99,238	61,838	28,865	90,703	135,899	135,899	-
Engineering	13,591	11,023	2,500	13,523	13,000	13,000	-
Attorney	37,425	25,396	8,000	33,396	40,000	34,000	(6,000)
Dissemination	12,300	12,700	-	12,700	12,500	12,500	-
Annual Audit	30,500	25,500	-	25,500	30,000	30,000	-
Trustee Fees	39,396	49,498	-	49,498	40,000	50,000	10,000
Professional Fees	17,525	1,525	16,000	17,525	3,000	3,000	-
Administration - GMS	201,557	170,954	50,103	221,057	-	-	-
GMS Management Fees	65,000	48,750	16,251	65,001	65,000	65,000	-
Telephone/Internet	78,530	59,411	18,600	78,011	72,000	78,000	6,000
Postage	5,194	3,373	500	3,873	5,000	5,000	-
Insurance (E&O Supervisors Liability)	15,676	11,756	3,918	15,674	16,000	16,000	-
Advertising & Printing	6,461	591	500	1,091	10,000	10,000	-
Travel	888	1,036	300	1,336	1,000	1,000	-
Legal Advertising	3,019	687	300	987	3,000	3,000	-
Other Current Charges	1,500	-	1,500	1,500	3,000	3,000	-
Merchant Charges	83,259	39,694	27,584	67,278	76,480	77,912	1,432
Property Taxes	141	141	-	141	800	800	-
Office Supplies	19,058	14,876	5,500	20,376	24,000	24,000	-
Repair & Maintenance	8,000	4,219	3,800	8,019	8,000	8,000	-
Equipment Rental	200	-	200	200	200	200	-
Dues, Licenses & Subscriptions	13,499	8,791	2,000	10,791	6,000	11,000	5,000
IT Services	161,820	117,712	40,500	158,212	187,542	187,542	-
Staff Training			10,000	10,000	-	10,000	10,000
Capital Outlay	43,522	9,022	10,000	19,022	20,000	20,000	-
Miscellaneous	2,998	498	2,500	2,998	5,000	5,000	-
Staff Bonus Pool	102,000	-	102,000	102,000	102,000	102,000	-
Total Administrative Expenses	**$ 1,526,812**	**$ 964,284**	**$ 476,921**	**$ 1,441,205**	**$ 1,538,560**	**$ 1,551,242**	**$ 12,682**

Tolomato
Community Development District

Description	Adopted FY24	Actual Thru 6/30/24	Projected Next 3 Months	Projected Thru 9/30/24	Proposed Budget FY25	Proposed For Adoption FY25	Increase / (Decrease)
Landscaping							
Field							
Insurance	$ 104,128	$ 78,096	$ 25,000	$ 103,096	$ 106,000	$ 106,000	$ -
Miscellaneous Field	4,500	-	1,000	1,000	5,000	1,000	(4,000)
Contingency	800	-	-	-	1,000	-	(1,000)
Capital Outlay	500	-	-	-	1,000	-	(1,000)
Employees							
Landscaping Wages	1,331,472	975,872	406,000	1,381,872	1,464,620	1,464,620	-
Taxes & Benefits	301,039	250,155	101,500	351,655	292,924	292,924	-
Employee Screening	857	296	200	496	1,019	1,019	-
Job Supplies							
Chemicals, Fertilizer & Seed	240,000	156,971	85,000	241,971	255,000	255,000	-
Sod, Pinestraw, Mulch & Ground Cover	122,000	74,491	50,000	124,491	130,000	130,000	-
Direct Supplies	97,399	77,477	19,922	97,399	100,000	100,000	-
Debris Removal	12,000	5,084	6,916	12,000	15,000	15,000	-
Fuel	70,000	43,228	20,000	63,228	75,000	75,000	-
Consultants and Contractors							
Safety	2,000	-	1,200	1,200	2,000	2,000	-
Other Contracted Services	50,825	28,935	21,890	50,825	40,000	40,000	-
Vehicle Expense							-
Vehicle Expense	16,137	12,337	1,200	13,537	12,000	12,000	-
Administrative							
Ice/Water	3,028	2,210	1,100	3,310	3,000	3,000	-
Uniforms	2,031	1,608	200	1,808	2,000	2,000	-
Utilities	3,983	2,758	1,000	3,758	5,000	5,000	-
Other Expenses	2,082	582	300	882	2,000	2,000	-
Equipment							
Equipment	132,000	47,749	84,251	132,000	80,000	80,000	-
Equipment Repair	5,000	4,077	923	5,000	5,000	5,000	-
Rental - Equipment	37,429	31,179	3,500	34,679	22,000	35,000	13,000
Rental - Other	938	938	-	938	5,000	2,000	(3,000)
Total Landscaping Exp	**$ 2,540,148**	**$ 1,794,041**	**$ 831,102**	**$ 2,625,143**	**$ 2,624,563**	**$ 2,628,563**	**$ 4,000**

Tolomato
Community Development District

Description	Adopted FY24	Actual Thru 6/30/24	Projected Next 3 Months	Projected Thru 9/30/24	Proposed Budget FY25	Proposed For Adoption FY25	Increase / (Decrease)
Roadway							
Plant Replacement & Annuals	$ 17,126	$ 11,673	$ 6,000	$ 17,673	$ 20,000	$ 20,000	$ -
Replacements From Uninsured Damage	3,000	-	2,000	2,000	5,000	5,000	-
Lighting Replacements & Gen. Maint.	26,625	21,375	3,000	24,375	25,000	25,000	-
Lighting - FPL Maintenance	171,583	135,801	40,500	176,301	172,000	178,000	6,000
Lighting - FPL Capital	107,862	80,793	27,000	107,793	107,793	107,793	-
Utilities - FPL & JEA	221,628	156,065	54,000	210,065	220,000	220,000	-
Irrigation Repairs	55,405	31,584	7,000	38,584	60,000	60,000	-
Repairs - Hardscape	26,950	29,096	3,500	32,596	16,000	16,000	-
Pump Maintenance	73,234	65,234	10,000	75,234	60,000	75,000	15,000
Reclaim Water	76,771	46,327	25,000	71,327	85,000	85,000	-
Pond Maintenance (Water Quality)	119,801	74,665	26,000	100,665	125,000	125,000	-
Signage Repair & Replacement	15,122	10,155	1,500	11,655	20,000	20,000	-
Total Roadway Expenses	**$ 915,107**	**$ 662,768**	**$ 205,500**	**$ 868,268**	**$ 915,793**	**$ 936,793**	**$ 21,000**
Environmental							
Greenway Monitoring & Maint	$ 7,635	$ -	$ 7,635	$ 7,635	$ 8,500	$ 8,500	$ -
CR210 Creation Area Monitoring & Maint	22,000	15,600	6,400	22,000	22,000	22,000	-
Gopher Tortoise Area Monitoring & Maint.	15,500	14,850	650	15,500	15,500	15,500	-
Crosstown Dr. /Greenway U.E. Mon. & Maint.	7,100	-	7,100	7,100	11,703	11,703	-
Racetrack Rd. Monitoring & Maint.	45,800	22,900	22,900	45,800	21,700	21,700	-
Nocatee South Enhancement Monitoring	23,332	13,332	10,000	23,332	30,875	30,875	
Total Environmental Expenses	**$ 121,367**	**$ 66,682**	**$ 54,685**	**$ 121,367**	**$ 110,278**	**$ 110,278**	**$ -**
Maintenance							
Maintenance Staff	$ 270,093	$ 189,347	$ 87,500	$ 276,847	$ 303,741	$ 303,741	$ -
Operations & Support Staff	143,294	107,082	31,500	138,582	128,934	128,934	-
Security Services Staff	66,788	44,109	21,000	65,109	79,570	79,570	-
Taxes & Benefits	105,899	78,288	33,600	111,888	102,449	117,816	15,367
Contracted Services	8,261	9,376	3,000	12,376	10,000	10,000	-
Supplies	59,990	75,573	50,000	125,573	40,000	60,000	20,000
Equipment	18,606	23,145	1,500	24,645	7,000	7,000	-
Other Expenses	5,000	1,046	1,500	2,546	8,000	3,000	(5,000)
Total Maintenance Expenses	**$ 677,931**	**$ 527,966**	**$ 229,600**	**$ 757,566**	**$ 679,694**	**$ 710,061**	**$ 30,367**

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Description	Adopted FY24	Actual Thru 6/30/24	Projected Next 3 Months	Projected Thru 9/30/24	Proposed Budget FY25	Proposed For Adoption FY25	Increase / (Decrease)
Facility Rentals							
Facility Rental Staff	$ 57,924	$ 46,908	$ 17,500	$ 64,408	$ 67,167	$ 67,167	$ -
Taxes & Benefits	12,571	10,903	4,025	14,928	14,105	14,105	-
General Supplies	3,321	2,098	500	2,598	6,000	6,000	-
Repairs & Maintenance	5,715	2,166	500	2,666	10,000	10,000	-
Elevator	7,703	5,278	800	6,078	8,000	8,000	-
Advertising & Printing	100	-	100	100	300	300	-
Other Expenses	500	-	200	200	1,000	1,000	-
Capital Outlay	55,582	13,582	215,000	228,582	4,000	4,000	-
Total Facility Rentals Expenses	**$ 143,415**	**$ 80,935**	**$ 238,625**	**$ 319,560**	**$ 110,572**	**$ 110,572**	**$ -**
Recreation & Events							
Recreation Staff Wages	$ 167,482	$ 121,728	$ 45,500	$ 167,228	$ 175,042	$ 175,042	$ -
Fitness Club/Pickleball Staff	182,907	143,488	59,500	202,988	185,000	185,000	-
Swim Lesson Instructors	16,000	7,117	8,883	16,000	16,000	16,000	-
Events Staff	65,876	47,780	18,000	65,780	70,000	70,000	-
Taxes & Benefits	83,379	56,649	24,000	80,649	89,208	80,288	(8,921)
Special Events & Activities	230,659	179,053	50,000	229,053	240,000	240,000	-
Special Events Facility & Equipment	11,304	8,264	2,000	10,264	12,000	12,000	-
Utilities - Fitness Ctr, Noc Rm & Admin	22,505	14,046	3,300	17,346	23,000	23,000	-
Refuse Service	18,752	13,929	4,000	17,929	20,000	20,000	-
General Supplies	11,606	9,546	1,800	11,346	11,000	11,000	-
Fitness Equipment Maintenance	17,901	15,982	4,000	19,982	18,000	20,000	2,000
Other Expense	2,774	1,716	1,000	2,716	2,000	2,000	-
Cable	6,557	4,598	1,500	6,098	8,000	8,000	-
Advertising & Printing	4,193	1,738	1,200	2,938	2,500	2,500	-
General Maintenance	6,932	6,745	500	7,245	7,000	7,000	-
Recreation Equipment	25,799	14,847	10,000	24,847	20,000	20,000	-
Total Recreation & Events Expenses	**$ 874,625**	**$ 647,226**	**$ 235,183**	**$ 882,409**	**$ 898,751**	**$ 891,830**	**$ (6,921)**

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Community Development District

Description	Adopted FY24	Actual Thru 6/30/24	Projected Next 3 Months	Projected Thru 9/30/24	Proposed Budget FY25	Proposed For Adoption FY25	Increase / (Decrease)
Waterparks and Pool Staffing							
Wages							
Waterpark Management	$ 135,413	$ 86,412	$ 34,314	$ 120,726	$ 149,138	$ 149,138	$ -
Park Services	76,500	30,412	41,000	71,412	76,500	76,500	-
Pool Tech	116,936	91,559	30,000	121,559	125,000	125,000	-
Pool Attendants	495,470	207,740	253,500	461,240	524,000	524,000	-
Zip Line Staff	21,630	4,281	16,000	20,281	21,630	21,630	-
Taxes & Benefits	131,910	47,582	48,726	96,308	144,203	116,515	(27,688)
Training & Education	12,233	15,342	50	15,392	12,500	12,500	-
Uniforms	12,756	11,267	-	11,267	12,000	12,000	-
Employee Screening	1,708	496	200	696	2,000	2,000	-
Total Splash Waterpark Expenses	**$ 1,004,557**	**$ 495,090**	**$ 423,790**	**$ 918,880**	**$ 1,066,970**	**$ 1,039,282**	**$ (27,688)**
							$ -
Splash Waterpark and Swim Club							
Advertising & Printing	14,005	13,208	1,000	14,208	12,000	12,000	-
Dues & Subscriptions	2,805	4,285	-	4,285	3,600	4,500	900
Insurance	50,000	41,987	13,995	55,982	52,000	56,000	4,000
Licenses & Permits	7,500	5,700	1,500	7,200	7,500	7,500	-
Pest Control	17,998	12,636	5,100	17,736	18,000	18,000	-
Professional Fees	1,500	-	1,500	1,500	1,500	1,500	-
Computer Services	10,156	9,271	2,700	11,971	6,365	10,260	3,895
Rental Expense	13,172	9,039	2,500	11,539	11,000	11,000	-
Repairs & Maintenance	110,175	113,006	3,000	116,006	83,000	83,000	-
Pool Chemicals	105,000	61,756	38,000	99,756	105,000	105,000	-
General Supplies	55,000	31,139	6,000	37,139	55,000	45,000	(10,000)
Travel & Meetings	842	845	-	845	1,000	1,000	-
Utilities	177,124	130,476	45,000	175,476	186,000	186,000	-
Fuel	24,904	17,514	6,800	24,314	27,000	27,000	-
Capital Outlay	50,022	9,022	86,584	95,606	16,000	16,000	-
Other Expenses	2,132	1,390	600	1,990	2,000	2,000	-
Total Splash Waterpark Expenses	**$ 642,335**	**$ 461,273**	**$ 214,279**	**$ 675,552**	**$ 586,965**	**$ 585,760**	**$ (1,205)**

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Description	Adopted FY24	Actual Thru 6/30/24	Projected Next 3 Months	Projected Thru 9/30/24	Proposed Budget FY25	Proposed For Adoption FY25	Increase / (Decrease)
Greenleaf Amenity							
Utilities	$ 1,957	$ 1,413	$ 483	$ 1,896	$ 2,600	$ 2,600	$ -
Supplies	1,500	-	$ 300	300	1,500	1,500	-
Repairs & Maintenance	5,799	3,963	$ 2,000	5,963	7,000	7,000	-
Insurance	5,600	4,703	$ 1,569	6,272	5,600	6,400	800
Other Expenses	2,000	-	$ 500	500	2,000	500	(1,500)
							-
Total Greenleaf Amenity Expenses	**$ 16,855**	**$ 10,078**	**$ 4,852**	**$ 14,930**	**$ 18,700**	**$ 18,000**	**$ (700)**
Cypress Trail Amenity							
Pool Chemicals	17,982	11,685	5,550	17,235	20,000	20,000	-
Utilities	22,380	16,087	5,800	21,887	26,000	26,000	-
Supplies	5,000	1,371	600	1,971	5,000	5,000	-
Repairs & Maintenance	19,354	15,238	4,000	19,238	20,000	20,000	-
Insurance	6,270	4,703	1,569	6,272	6,500	6,500	-
Other Expenses	2,000	0	500	500	2,000	500	(1,500)
Total Cypress Trail Amenity Expenses	**$ 72,986**	**$ 49,083**	**$ 18,019**	**$ 67,102**	**$ 79,500**	**$ 78,000**	**$ (1,500)**
Twenty Mile Amenity							
Pool Chemicals	20,000	14,006	6,000	20,006	20,000	20,000	-
Utilities	25,001	18,091	6,900	24,991	26,000	26,000	-
Supplies	5,000	1,322	800	2,122	5,000	3,000	(2,000)
Repairs & Maintenance	25,000	26,416	500	26,916	25,000	25,000	-
Insurance	6,270	4,703	1,569	6,272	6,500	6,500	-
Other Expenses	2,000	-	500	500	2,000	500	(1,500)
Total Twenty Mile Amenity Expenses	**$ 83,270**	**$ 64,537**	**$ 16,269**	**$ 80,806**	**$ 84,500**	**$ 81,000**	**$ (3,500)**

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Description	Adopted FY24	Actual Thru 6/30/24	Projected Next 3 Months	Projected Thru 9/30/24	Proposed Budget FY25	Proposed For Adoption FY25	Increase / (Decrease)
Crosswater Amenity							
Pool Chemicals	24,000	15,827	8,000	23,827	24,000	24,000	-
Utilities	26,173	16,695	5,100	21,795	26,000	24,000	(2,000)
Supplies	3,000	1,236	800	2,036	4,000	4,000	-
Repairs & Maintenance	10,000	14,132	1,500	15,632	10,000	10,000	-
Insurance	5,486	4,115	1,371	5,486	4,900	5,600	700
Other Expenses	1,000	-	500	500	2,000	2,000	-
Total Crosswater Amenity Expenses	**$ 69,659**	**$ 52,005**	**$ 17,271**	**$ 69,276**	**$ 70,900**	**$ 69,600**	**$ (1,300)**
Settlers Pond Amenity							
Utilities	$ 5,019	$ 3,718	$ 1,200	$ 4,918	$ 5,000	$ 5,000	$ -
Supplies	2,500	-	800	800	3,000	1,200	(1,800)
Repairs & Maintenance	3,421	1,397	800	2,197	5,000	5,000	-
Insurance	6,718	5,038	1,680	6,718	6,900	6,900	-
Pond Maintenance	11,476	9,326	3,500	12,826	10,000	14,000	4,000
Other Expenses	3,000	-	500	500	3,000	500	(2,500)
Total Settlers Pond Anenity Expense	**$ 32,134**	**$ 19,479**	**$ 8,480**	**$ 27,959**	**$ 32,900**	**$ 32,600**	**$ (300)**
Seabrook Park							
Pool Chemicals	10,000	7,247	8,500	15,747	24,000	24,000	-
Utilities	11,000	8,626	5,100	13,726	26,000	26,000	-
Supplies	4,977	4,707	1,200	5,907	4,000	4,000	-
Repairs & Maintenance	1,561	4,811	-	4,811	2,000	2,000	-
Insurance	2,800	2,519	2,520	5,039	5,600	5,600	-
Other Expenses	500		100	100	1,000	500	(500)
Total Crosswater Amenity Expenses	**$ 30,838**	**$ 27,911**	**$ 17,420**	**$ 45,331**	**$ 62,600**	**$ 62,100**	**$ (500)**

Tolomato
Community Development District

Description	Adopted FY24	Actual Thru 6/30/24	Projected Next 3 Months	Projected Thru 9/30/24	Proposed Budget FY25	Proposed For Adoption FY25	Increase / (Decrease)
Media							
Media Staff	$ 46,966	$ 34,688	$ 12,705	$ 47,393	$ 48,204	$ 48,204	$ -
Taxes & Benefits	7,004	3,357	1,906	5,263	10,123	7,231	(2,892)
Supplies	2,644	144	600	744	6,000	4,000	(2,000)
Repairs & Maintenance	200	-	100	100	500	500	-
Equipment	2,500	125	2,000	2,125	3,000	3,000	-
Total Media Expenses	**$ 59,314**	**$ 38,313**	**$ 17,311**	**$ 55,624**	**$ 67,827**	**$ 62,935**	**$ (4,892)**
Spray Park							
Employee Screening	500	-	150	150	500	500	-
Advertising & Printing	200	-	-	-	200	200	-
Insurance	29,110	21,833	7,278	29,111	29,000	29,000	-
Licenses & Permits	2,000	-	800	800	2,000	2,000	-
Pest Control	3,480	1,628	348	1,976	2,500	2,500	-
Rental Expense	3,000	-	2,000	2,000	3,000	1,500	(1,500)
Repairs & Maintenance	61,608	75,560	1,500	77,060	25,000	25,000	-
Pool Chemicals	62,200	43,499	24,000	67,499	64,200	70,000	5,800
General Supplies	17,300	11,786	3,500	15,286	20,000	20,000	-
Utilities	109,000	58,783	32,000	90,783	109,000	100,000	(9,000)
Capital Outlay	8,625	6,524	2,000	8,524	10,000	10,000	-
Other Expenses	1,000	-	500	500	1,000	500	(500)
Total Spray Park Expenses	**$ 298,023**	**$ 219,613**	**$ 74,076**	**$ 293,689**	**$ 266,400**	**$ 261,200**	**$ (5,200)**

Tolomato
Community Development District

Description	Adopted FY24	Actual Thru 6/30/24	Projected Next 3 Months	Projected Thru 9/30/24	Proposed Budget FY25	Proposed For Adoption FY25	Increase / (Decrease)
Food & Beverage							
Wages							
Food Management	$ 11,538	$ 11,538	$ -	$ 11,538	$ -	$ 35,000	$ 35,000
Bar Staff	167,826	103,660	63,000	166,660	175,400	175,400	-
Food Staff	264,739	129,500	129,000	258,500	286,825	286,825	-
Taxes & Benefits	70,508	31,427	28,800	60,227	73,956	79,556	5,600
Employee Screening	580	80	50	130	500	500	-
Advertising & Printing	500	-	200	200	750	750	-
Dues & Subscriptions	1,060	660	-	660	500	500	-
Insurance	24,072	18,054	6,018	24,072	25,000	25,000	-
Licenses & Permits	1,100	-	1,100	1,100	1,100	1,100	-
Pest Control	500	181	200	381	500	500	-
Computer Services	1,000	883	300	1,183	1,000	1,000	-
Rental Expense	1,000	1,080	1,000	2,080	2,500	2,500	-
General Maintenance	20,000	22,308	1,600	23,908	21,000	21,000	-
General Supplies	20,000	16,035	3,000	19,035	22,000	22,000	-
Training & Education	1,026	1,026	200	1,226	1,000	1,000	-
Uniforms	1,000	377	250	627	1,000	1,000	-
Equipment	4,479	-	15,000	15,000	3,200	3,200	
Other Expense	1,000	464	-	464	1,000	1,000	-
Total Food & Beverage Expenses	**$ 591,928**	**$ 337,274**	**$ 249,718**	**$ 586,992**	**$ 617,231**	**$ 657,831**	**$ 40,600**
Annual Reserves							
Infrastructure Reserve	$ 126,875	$ 95,156	$ 31,719	$ 126,876	$ 128,750	$ 128,750	$ -
Landscape Reserve	25,000	$ 18,750	6,250	25,000	25,000	25,000	-
Total Annual Reserves	**$ 151,875**	**$ 113,906**	**$ 37,969**	**$ 151,876**	**$ 153,750**	**$ 153,750**	**$ -**
Total Expenditures	**$ 9,853,180**	**$ 6,632,465**	**$ 3,371,070**	**$ 10,003,535**	**$ 9,986,454**	**$ 10,041,397**	**$ 54,943**
Excess Revenues/(Expenditures)	**$ 48,763**	**$ 2,791,543**	**$ (2,742,779)**	**$ 48,764**	**$ 0**	**$ (0)**	**$ (0)**

Tolomato
Community Development District
ADOPTED BUDGET
Fiscal Year 2025

REVENUES:

Maintenance Assessments

The District will levy a non ad-valorem special assessment on all assessable property within the District to fund a portion 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 and Community Cost Share

The District has entered into numerous cost sharing agreements for stormwater maintenance related to multiple ponds. The District and various land owners share a percentage of all expenses with the repair and maintenance of these ponds to fund their proportionate share by September 30 for the upcoming fiscal year. At the conclusion of the fiscal year, actual costs will be compared to 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 also has entered into a cost sharing agreement for maintenance of certain landscaping areas owned by the homeowners association, but within close proximity to District owned or maintained areas where the District can better and more efficiently provide continuity of maintenance.

Administrative Fees

The District will charge an Administrative Fee for the calculation of Payoffs and Paydowns on Series A 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, Seabrook Park pavilion, and other District accessories may also 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 and other possible vendor fees as well.

Fitness and Personal Training Fees

The District offers a variety of classes at the Fitness Center, as well as personal training services 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 and beverages at the Splash waterpark.

Food Beverages and Taxable Sales – Spray Park

The District sells Food and beverages at the Spray waterpark.

Taxable Sales Special Events and Bar Packages

The District sells Food and beverages at District events and events hosted on District property. The District also sells bar packages for certain rentals.

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.

Tolomato
Community Development District
ADOPTED BUDGET
Fiscal Year 2025

EXPENDITURES:

Administrative:

Supervisor Fees

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

Administrative Wages

Wages for General Manager, Human Resources, accounting, Resident Services staff members, and Communications department staff.

Taxes & Benefits

These expenses represent the Employer's share of Social Security and Medicare taxes withheld from the Board of Supervisors checks as well as taxes and benefits from administrative wages. This also includes Workers Compensation insurance allocation.

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 operating and maintenance contracts, etc.

Dissemination Fees

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

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 funds.

Professional Fees

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

Administration – GMS

The District had contracted with Governmental Management Services, LLC (GMS) to provide a dedicated employee as well as management oversight services. No expenses are budgeted for fiscal year 2025.

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 of agenda packages, overnight deliveries, correspondence, vendor payments, etc.

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, printing computerized checks, stationary, envelopes etc.

Travel

Out of town travel for software training or other limited District purposes.

Legal Advertising

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

Other Current Charges

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

Merchant Charges

Charges for the use of credit cards by residents and others for the purchase of goods and services from the District.

Property Taxes

Represents taxes on certain property owned by the District in Duval County.

Office Supplies

Represents various office supplies purchased for the District.

Repair & Maintenance

For the maintenance of equipment used for office and administrative purposes

Equipment Rental

The District may rent equipment such as lifts, water trucks or other equipment.

Dues, Licenses & Subscriptions

The District is required to pay an annual fee to the Department of Community Affairs as well as license fees for the use of music and video.

IT Services

Expenditures for hosting of the District website, the Nocatee app, and other IT service costs, including an annual service agreement for CDD computer services.

Capital Outlay

Represents any minor capital expenditures the District may need to make during the Fiscal Year.

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:

Insurance

Represents estimated cost to provide insurance for assets of the District.

Miscellaneous Field

Other field related expenditures.

Contingency

Funds budgeted for unforeseen circumstances or expenses, such as major storm expenditures.

Capital Outlay

Represents any minor capital expenditures the District may need to make during the Fiscal Year, such as renovations or additions to the maintenance facilities.

Landscaping Wages

Wages associated with landscape services. The District has responsibilities for the maintenance of landscaping 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 landscape staff. This also includes Workers Compensation Insurance allocation.

Employee Screening

Costs for pre-employment screening.

Chemicals, Fertilizer & Seed

Costs for Chemicals, fertilizer and seed to maintain District grasses and plant beds.

Sod, Pine straw, Mulch & Ground Cover

Costs to replace sod throughout District property, replace pine straw annually, mulch and replace ground cover as needed.

Direct Supplies

Supplies used in direct field operations such as mower blades and parts, weed eating equipment, etc.

Debris Removal

Costs to dispose of debris from tree trimming and related activities.

Fuel

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

Safety Consultants

Costs for staff training on safety issues.

Other Contracted Services

Technical consultants on District trees, grasses and ground covers. Contracted tree trimming. Also includes costs for other landscape related 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 for landscape staff 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 office.

Equipment

Represents and capital expenditures the District may need to make during the Fiscal Year. This may include equipment needed for a new crew. Equipment may include three Toto mowers, two utility vehicles and one spray rig.

Equipment Repair

Costs for the repair and maintenance of District landscape equipment.

Rental - Equipment

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

Rental - Other

The District may have the need for temporary storage of supplies, materials, and equipment.

Roadway Expenses

Plant Replacement and Annuals

Replacement of trees and shrubs, as needed.

Replacements From Uninsured Damage

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

Lighting Replacements & General Maintenance

Represents various costs associated related to entrance way lighting.

Lighting - FPL Maintenance

Represents various costs associated related to the maintenance of FPL Lighting.

Lighting - FPL Capital

Capital costs associated with a contract with Florida Power And Light dated 3/7/03 for the provision of 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.

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.

Signage Repair and Replacement

Annual 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 Districts Wetlands as well as the required annual environmental services . Environmental services are provided by Terracon Consultants, Inc.

Maintenance

Represents costs for specific District staff to repair and assist in maintaining District assets such as parks and common areas as well as provide limited security surveillance over District properties.

Facility Rentals

Several District facilities are available for rental, including the Crosswater Hall banquet facilities, the Splash Waterpark cabana, and the event lawn, Greenleaf Pavilion, Cypress Trails Pavilion, Twenty Mile Post Pavilion, Seabrook Park pavilion, and other District accessories.

Recreation and Events

The District offers a variety of weekly events and activities to the community. A portion of these costs are 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 for various sports courts. Costs are for classes and camps are largely offset by related revenues.

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, attractions and related services.

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 part time staffing for pool attendants, 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 part time staffing for pool attendants, pool maintenance, as well as costs associated with maintenance of the pavilion and park areas. This also includes expenses for Twenty Mile Post parka nd pavilion.

Crosswater Amenity

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

Media

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 related services.

Food & Beverage

The District provides food and beverage service to the Splash and Spray Waterpark as well as Nocatee Station Field. This represents staffing and related overhead costs other than 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 event. Infrastructure Reserves are increased by 3% annually to account for increases in replacement costs.

Tolomato Community Development District
General Fund Assessments
Fiscal Year 2025

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 2024 Assessment Per Unit St Johns County	FY 2024 Assessment Per Unit Duval County	Total General Fund Assessments
SF 40	2,446	-			0.90	2,201	$ 544.60	$ 553.43	$ 1,332,084
SF 50	2,874	511			1.00	3,385	$ 605.10	$ 614.92	2,053,290
SF 60	1,722	343			1.10	2,272	$ 665.62	$ 676.42	1,378,212
SF 70	1,685	50			1.20	2,082	$ 726.13	$ 737.90	1,260,422
SF 80	491	-			1.30	638	$ 786.64	$ 799.39	386,238
SF 90	102	-			1.40	143	$ 847.15	$ 860.89	86,410
SF 100	217	-			1.50	326	$ 907.66	$ 922.38	196,962
Subtotal	9,537	904				11,047			6,693,618
Multifamily Products									
Townhouses	751	90			0.80	673	$ 484.09	$ 491.94	407,826
Condos	284	0			0.80	227	$ 423.57	$ 430.44	120,294
Apartments	244	1,352			0.60	958	$ 363.06	$ 368.95	587,407
Subtotal	1,279	1,442				1,858			1,115,527
Non-Residential Products									
Professional & Corporate Office	612.26	129.60			0.59	434	$ 353.98	$ 359.72	263,350
Commercial/Retail	425.26	42.72			0.47	220	$ 284.40	$ 289.01	133,288
Assisted Living	77.76	0.00			0.40	31	$ 242.04	$ 245.97	18,821
Senior Independent Living	174.53	0.00			0.45	79	$ 272.29	$ 276.71	47,523
Continuing Care Retirement Com		33.05			4.71	156		$ 2,896.20	95,719
Recreation	5.81	0.00			1.80	10	$ 1,089.19	$ 1,106.85	6,328
Self-Storage	221.61	100.04			0.15	48	$ 90.77	$ 92.24	29,342
Hotel (rooms)	102.00	0.00			0.26	27	$ 157.33	$ 159.88	16,047
Churches	88.00	114.78			0.34	69	$ 205.74	$ 209.08	42,102
Schools	-	0.00			0.87	-	$ -	$ -	-
Club Houses	79.20	30.77			0.94	103	$ 565.77	$ 574.94	62,501
Non-MDP Acres			80.76	68.34	0.45	67	$ 272.29	$ 276.71	40,901
Subtotal	1,786	451	81	68		1,176			755,923
Total	12,602	2,797	81	68		14,080			8,565,069

Excess Collections	40,000
Less Collections & Discounts St Johns County 6%	(432,866)
Less Collections & Discounts Duval County 7.5%	(101,305)
Net Assessments	**$ 8,070,897**

Tolomato
Community Development District

Debt Service Fund
Series 2022A

Description	FY2024 Adopted Budget	Actual through Thru 6/30/24	Projected Next 3 Months	Total Projected 9/30/2024	FY2025 Proposed Budget
REVENUES:					
Special Assessments	$ 2,609,181	$ 2,627,158	$ -	$ 2,627,158	$ 2,607,511
Carry Forward Surplus	$ 644,006	$ 645,881	$ -	$ 645,881	$ 700,038
Bond Proceeds	$ -	$ -	$ -	$ -	$ -
Prepayments	$ -	$ -	$ -	$ -	$ -
Interest Income	$ 35,000	$ 65,834	$ 5,000	$ 70,834	$ 35,000
TOTAL REVENUES	$ 3,288,187	$ 3,338,873	$ 5,000	$ 3,343,873	$ 3,342,549
EXPENDITURES:					
Series 2022A					
Interest 11/1	$ 580,575	$ 580,575	$ -	$ 580,575	$ 558,525
Interest - 5/1	$ 580,575	$ 580,500	$ -	$ 580,500	$ 558,525
Principal - 5/1	$ 1,465,000	$ 1,465,000	$ -	$ 1,465,000	$ 1,510,000
Special call	$ -	$ 5,000	$ -	$ 5,000	$ -
Other Debt Service Costs	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 2,626,150	$ 2,631,075	$ -	$ 2,631,075	$ 2,627,050
OTHER SOURCES/(USES):					
Interfund Transfer In / (Out)	$ -	$ (12,760)	$ -	$ (12,760)	$ -
Reserve Transfer In	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 2,626,150	$ 2,643,835	$ -	$ 2,643,835	$ 2,627,050
EXCESS REVENUES/(EXP)	$ 662,037	$ 695,038	$ 5,000	$ 700,038	$ 715,499
				Interest 11/1/2025	$ 535,875

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 2025

	Total ERUs	Total Series 2022A Debt Assigned	Current Unamortized Series2022A Debt	Total Series 2022A Annual Debt Service Assessments
Totals		$ 34,245,000	31,290,000	$ 2,612,300
Debt Assigned				
Del Webb Ponte Vedra	616.90	$ 11,511,395	10,518,077	$ 878,120
Anthem Ridge	80.40	1,466,777	1,340,209	111,890
Freedom Landing	248.50	4,669,013	4,266,124	356,165
Heritage Trace	199.70	3,736,456	3,414,037	285,027
Liberty Cove	123.30	2,413,176	2,204,943	184,083
Pioneer Village	146.40	2,830,889	2,586,612	215,948
Settlers Landing	331.40	6,288,159	5,745,554	479,677
Franklin Square	60.80	1,329,135	1,214,444	101,390
Grand Total Debt		**$ 34,245,000**	**$ 31,290,000**	**$ 2,612,300**
			Estimated shortfall due to accumulated paydowns/payoffs	$ (4,789)
			Adjusted Assessments	**$ 2,607,511**

TOLOMATO
COMMUNITY DEVELOPMENT DISTRICT

Series 2022A, Special Assessment Revenue Bonds
Amortization Schedule
updated 9/25/23

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		$ 29,780,000
1-Nov-25	$ 29,780,000	$ 535,875			$ 29,780,000
1-May-26	$ 29,780,000	$ 535,875	$ 1,555,000		$ 28,225,000
1-Nov-26	$ 28,225,000	$ 512,550			$ 28,225,000
1-May-27	$ 28,225,000	$ 512,550	$ 1,605,000		$ 26,620,000
1-Nov-27	$ 26,620,000	$ 488,475			$ 26,620,000
1-May-28	$ 26,620,000	$ 488,475	$ 1,650,000		$ 24,970,000
1-Nov-28	$ 24,970,000	$ 463,725			$ 24,970,000
1-May-29	$ 24,970,000	$ 463,725	$ 1,705,000		$ 23,265,000
1-Nov-29	$ 23,265,000	$ 438,150			$ 23,265,000
1-May-30	$ 23,265,000	$ 438,150	$ 1,755,000		$ 21,510,000
1-Nov-30	$ 21,510,000	$ 411,825			$ 21,510,000
1-May-31	$ 21,510,000	$ 411,825	$ 1,810,000		$ 19,700,000
1-Nov-31	$ 19,700,000	$ 384,675			$ 19,700,000
1-May-32	$ 19,700,000	$ 384,675	$ 1,865,000		$ 17,835,000
1-Nov-32	$ 17,835,000	$ 356,700			$ 17,835,000
1-May-33	$ 17,835,000	$ 356,700	$ 1,930,000		$ 15,905,000
1-Nov-33	$ 15,905,000	$ 318,100			$ 15,905,000
1-May-34	$ 15,905,000	$ 318,100	$ 2,010,000		$ 13,895,000
1-Nov-34	$ 13,895,000	$ 277,900			$ 13,895,000
1-May-35	$ 13,895,000	$ 277,900	$ 2,090,000		$ 11,805,000
1-Nov-35	$ 11,805,000	$ 236,100			$ 11,805,000
1-May-36	$ 11,805,000	$ 236,100	$ 2,175,000		$ 9,630,000
1-Nov-36	$ 9,630,000	$ 192,600			$ 9,630,000
1-May-37	$ 9,630,000	$ 192,600	$ 2,265,000		$ 7,365,000
1-Nov-37	$ 7,365,000	$ 147,300			$ 7,365,000
1-May-38	$ 7,365,000	$ 147,300	$ 2,355,000		$ 5,010,000
1-Nov-38	$ 5,010,000	$ 100,200			$ 5,010,000
1-May-39	$ 5,010,000	$ 100,200	$ 2,455,000		$ 2,555,000
1-Nov-39	$ 2,555,000	$ 51,100			$ 2,555,000
1-May-40	$ 2,555,000	$ 51,100	$ 2,555,000		$ -
1-Nov-40					
		$ 13,569,021	$ 34,185,000		

Tolomato
Community Development District

Debt Service Fund
Series 2022B

Description	FY2024 Adopted Budget	Actual through Thru 6/30/24	Projected Next 3 Months	Total Projected 9/30/2024	FY2025 Proposed Budget
REVENUES:					
Special Assessments	$ 1,701,388	$ 1,711,282	$ -	$ 1,711,282	$ 1,699,676
Carry Forward Surplus	$ 378,452	$ 374,199	$ -	$ 374,199	$ 413,430
Prepayments	$ -	$ 21,788	$ -	$ 21,788	$ -
Interest Income	$ 40,000	$ 68,142	$ 5,000	$ 73,142	$ 40,000
TOTAL REVENUES	$ 2,119,840	$ 2,175,411	$ 5,000	$ 2,180,411	$ 2,153,106
EXPENDITURES:					
Series 2022B					
Interest 11/1	$ 341,947	$ 341,947	$ -	$ 341,947	$ 328,125
Interest - 5/1	$ 341,644	$ 341,795	$ -	$ 341,795	$ 328,125
Principal - 5/1	$ 1,030,000	$ 1,030,000	$ -	$ 1,030,000	$ 1,055,000
Special call - 5/1	$ -	$ 20,000	$ -	$ 20,000	$ -
Other Debt Service Costs	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 1,713,591	$ 1,733,742	$ -	$ 1,733,742	$ 1,711,250
OTHER SOURCES/(USES):					
Interfund Transfer In / (Out)	$ -	$ (33,239)	$ -	$ (33,239)	$ -
Reserve Transfer In	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 1,713,591	$ 1,766,981	$ -	$ 1,766,981	$ 1,711,250
EXCESS REVENUES/(EXP)	$ 406,249	$ 408,430	$ 5,000	$ 413,430	$ 441,856
				Interest 11/1/2025	$ 314,278

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 2025

	Total ERUs	Total Series 2022B Debt Assigned	Current Unamortized Series 2022B Debt	Total Series 2022B Annual Debt Service Assessments
Totals		$ 23,335,000	$ 21,285,000	$ 1,701,388
Debt Assigned				
Del Webb Ponte Vedra Ph III	287.20	$ 5,921,574	$ 5,401,359	$ 431,750
Palm Crest	110.00	2,228,631	2,032,844	162,493
Seabrook Village I	309.10	6,501,841	5,930,649	474,059
Coral Ridge	225.60	4,461,650	4,069,690	325,305
Seabrook Village II	5.00	93,194	85,007	5,419
Crosswinds	186.50	4,128,110	3,765,452	302,361
Grand Total Debt		**$ 23,335,000**	**$ 21,285,000**	**$ 1,701,388**
Estimated shortfall due to accumulated paydowns/payoffs				$ (1,712)
Adjusted Assessments				**$ 1,699,676**

TOLOMATO
COMMUNITY DEVELOPMENT DISTRICT

Series 2022B, Special Assessment Revenue Bonds
Amortization Schedule
updated 12/30/23

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		$ 20,230,000.00
1-Nov-25	$ 20,230,000	$ 314,278.13			$ 20,230,000.00
1-May-26	$ 20,230,000	$ 314,278.13	$ 1,085,000.00		$ 19,145,000.00
1-Nov-26	$ 19,145,000	$ 300,037.50			$ 19,145,000.00
1-May-27	$ 19,145,000	$ 300,037.50	$ 1,110,000.00		$ 18,035,000.00
1-Nov-27	$ 18,035,000	$ 285,468.75			$ 18,035,000.00
1-May-28	$ 18,035,000	$ 285,468.75	$ 1,145,000.00		$ 16,890,000.00
1-Nov-28	$ 16,890,000	$ 268,293.75			$ 16,890,000.00
1-May-29	$ 16,890,000	$ 268,293.75	$ 1,180,000.00		$ 15,710,000.00
1-Nov-29	$ 15,710,000	$ 250,593.75			$ 15,710,000.00
1-May-30	$ 15,710,000	$ 250,593.75	$ 1,215,000.00		$ 14,495,000.00
1-Nov-30	$ 14,495,000	$ 232,368.75			$ 14,495,000.00
1-May-31	$ 14,495,000	$ 232,368.75	$ 1,250,000.00		$ 13,245,000.00
1-Nov-31	$ 13,245,000	$ 213,618.75			$ 13,245,000.00
1-May-32	$ 13,245,000	$ 213,618.75	$ 1,290,000.00		$ 11,955,000.00
1-Nov-32	$ 11,955,000	$ 194,268.75			$ 11,955,000.00
1-May-33	$ 11,955,000	$ 194,268.75	$ 1,330,000.00		$ 10,625,000.00
1-Nov-33	$ 10,625,000	$ 172,656.25			$ 10,625,000.00
1-May-34	$ 10,625,000	$ 172,656.25	$ 1,375,000.00		$ 9,250,000.00
1-Nov-34	$ 9,250,000	$ 150,312.50			$ 9,250,000.00
1-May-35	$ 9,250,000	$ 150,312.50	$ 1,420,000.00		$ 7,830,000.00
1-Nov-35	$ 7,830,000	$ 127,237.50			$ 7,830,000.00
1-May-36	$ 7,830,000	$ 127,237.50	$ 1,465,000.00		$ 6,365,000.00
1-Nov-36	$ 6,365,000	$ 103,431.25			$ 6,365,000.00
1-May-37	$ 6,365,000	$ 103,431.25	$ 1,515,000.00		$ 4,850,000.00
1-Nov-37	$ 4,850,000	$ 78,812.50			$ 4,850,000.00
1-May-38	$ 4,850,000	$ 78,812.50	$ 1,565,000.00		$ 3,285,000.00
1-Nov-38	$ 3,285,000	$ 53,381.25			$ 3,285,000.00
1-May-39	$ 3,285,000	$ 53,381.25	$ 1,615,000.00		$ 1,670,000.00
1-Nov-39	$ 1,670,000	$ 27,137.50			$ 1,670,000.00
1-May-40	$ 1,670,000	$ 27,137.50	$ 1,670,000.00		$ -
1-Nov-40					
		$ 7,743,697.39	$ 23,335,000.00		

Tolomato
Community Development District

Debt Service Fund
Series 2022C

Description	FY2024 Adopted Budget	Actual through Thru 6/30/24	Projected Next 3 Months	Total Projected 9/30/2024	FY2025 Proposed Budget
REVENUES:					
Special Assessments	$ 1,331,710	$ 1,334,537	$ -	$ 1,334,537	$ 1,330,510
Carry Forward Surplus	$ 477,895	$ 307,533	$ -	$ 307,533	$ 511,730
Bond Proceeds	$ -	$ -	$ -	$ -	$ -
Prepayments	$ -	$ 14,836	$ -	$ 14,836	$ -
Interest Income	$ 28,000	$ 53,226	$ 5,000	$ 58,226	$ 28,000
TOTAL REVENUES	$ 1,837,605	$ 1,710,132	$ 5,000	$ 1,715,132	$ 1,870,240
EXPENDITURES:					
Series 2022A					
Interest 11/1	$ 278,850	$ 278,850	$ -	$ 278,850	$ 267,860
Interest - 5/1	$ 278,850	$ 278,850	$ -	$ 122,229	$ 267,860
Principal - 5/1	$ 785,000	$ 785,000	$ -	$ 785,000	$ 805,000
Special call - 5/1	$ -	$ -	$ -	$ -	$ -
Other Debt Service Costs	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 1,342,700	$ 1,342,700	$ -	$ 1,186,079	$ 1,340,720
OTHER SOURCES/(USES):					
Interfund Transfer In / (Out)	$ -	$ (17,323)	$ -	$ (17,323)	$ -
Reserve Transfer In	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 1,342,700	$ 1,360,023	$ -	$ 1,203,402	$ 1,340,720
EXCESS REVENUES/(EXP)	$ 494,905	$ 350,109	$ 5,000	$ 511,730	$ 529,520
				Interest 11/1/2025	$ 256,590

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 St Johns County Assessments
Fiscal Year 2025

	Total ERUs	Total Series 2022C Debt Assigned	Current Unamortized Series 2022C Debt	Total Series 2022C Annual Debt Service Assessments
Totals		$ 18,015,000	$ 16,470,000	$ 1,331,710
Debt Assigned				
West End	165.10	$ 3,164,383	2,893,000	$ 233,919
TC North II	4.41	$ 116,698	106,690	$ 8,630
Palmetto Cove	73.20	$ 1,237,355	1,131,237	$ 91,468
Fleet Landing	146.01	$ 2,567,681	2,347,472	$ 189,809
Fleet Landing II	2.05	$ 169,798	155,236	$ 12,552
Wheelhouse West	4.65	$ 101,808	93,077	$ 7,528
Southwest Quad Burbank	4.68	$ 123,864	113,241	$ 9,163
Grocer West - St Johns Cour	7.84	$ 394,547	360,710	$ 29,176
Grocer West - Duval	16.06	$ 425,165	388,702	$ 31,453
TC North II	16.74	$ 208,314	190,449	$ 15,404
Adventure Retail	23.07	$ 370,668	338,879	$ 27,410
Sunshine South PV Group	14.05	$ 174,736	159,751	$ 12,921
Thompson Thrift Apts	187.20	$ 3,369,600	3,080,617	$ 249,639
Unassigned		$ 5,590,383	5,110,941	$ 412,638
Grand Total Debt		**$ 18,015,000**	**$ 16,470,000**	**$ 1,331,710**
			Estimated shortfall due to accumulated paydowns/payoffs	$ (1,200)
			Adjusted Assessments	**$ 1,330,510**

TOLOMATO
COMMUNITY DEVELOPMENT DISTRICT

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

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		$ 16,470,000.00
1-Nov-24	$ 16,470,000	$ 267,860.00			$ 16,470,000.00
1-May-25	$ 16,470,000	$ 267,860.00	$ 805,000.00		$ 15,665,000.00
1-Nov-25	$ 15,665,000	$ 256,590.00			$ 15,665,000.00
1-May-26	$ 15,665,000	$ 256,590.00	$ 830,000.00		$ 14,835,000.00
1-Nov-26	$ 14,835,000	$ 244,970.00			$ 14,835,000.00
1-May-27	$ 14,835,000	$ 244,970.00	$ 850,000.00		$ 13,985,000.00
1-Nov-27	$ 13,985,000	$ 233,070.00			$ 13,985,000.00
1-May-28	$ 13,985,000	$ 233,070.00	$ 875,000.00		$ 13,110,000.00
1-Nov-28	$ 13,110,000	$ 219,070.00			$ 13,110,000.00
1-May-29	$ 13,110,000	$ 219,070.00	$ 905,000.00		$ 12,205,000.00
1-Nov-29	$ 12,205,000	$ 204,590.00			$ 12,205,000.00
1-May-30	$ 12,205,000	$ 204,590.00	$ 935,000.00		$ 11,270,000.00
1-Nov-30	$ 11,270,000	$ 189,630.00			$ 11,270,000.00
1-May-31	$ 11,270,000	$ 189,630.00	$ 965,000.00		$ 10,305,000.00
1-Nov-31	$ 10,305,000	$ 174,190.00			$ 10,305,000.00
1-May-32	$ 10,305,000	$ 174,190.00	$ 995,000.00		$ 9,310,000.00
1-Nov-32	$ 9,310,000	$ 158,270.00			$ 9,310,000.00
1-May-33	$ 9,310,000	$ 158,270.00	$ 1,030,000.00		$ 8,280,000.00
1-Nov-33	$ 8,280,000	$ 140,760.00			$ 8,280,000.00
1-May-34	$ 8,280,000	$ 140,760.00	$ 1,065,000.00		$ 7,215,000.00
1-Nov-34	$ 7,215,000	$ 122,655.00			$ 7,215,000.00
1-May-35	$ 7,215,000	$ 122,655.00	$ 1,105,000.00		$ 6,110,000.00
1-Nov-35	$ 6,110,000	$ 103,870.00			$ 6,110,000.00
1-May-36	$ 6,110,000	$ 103,870.00	$ 1,140,000.00		$ 4,970,000.00
1-Nov-36	$ 4,970,000	$ 84,490.00			$ 4,970,000.00
1-May-37	$ 4,970,000	$ 84,490.00	$ 1,180,000.00		$ 3,790,000.00
1-Nov-37	$ 3,790,000	$ 64,430.00			$ 3,790,000.00
1-May-38	$ 3,790,000	$ 64,430.00	$ 1,220,000.00		$ 2,570,000.00
1-Nov-38	$ 2,570,000	$ 43,690.00			$ 2,570,000.00
1-May-39	$ 2,570,000	$ 43,690.00	$ 1,265,000.00		$ 1,305,000.00
1-Nov-39	$ 1,305,000	$ 22,185.00			$ 1,305,000.00
1-May-40	$ 1,305,000	$ 22,185.00	$ 1,305,000.00		$ -
1-Nov-40					
		$ 6,319,549.12	$ 18,015,000.00		

Tolomato
Community Development District

Debt Service Fund
Series 2022-1

Description	FY2024 Adopted Budget	Actual through Thru 6/30/24	Projected Next 3 Months	Total Projected 9/30/2024	FY2025 Proposed Budget
REVENUES:					
Special Assessments	$ 241,200	$ 242,728	$ -	$ 242,728	$ 241,200
Carry Forward Surplus	$ 85,450	$ 85,121	$ -	$ 85,121	$ 96,950
Bond Proceeds	$ -	$ -	$ -	$ -	$ -
Prepayments	$ -	$ -	$ -	$ -	$ -
Interest Income	$ 6,500	$ 10,034	$ 2,000	$ 12,034	$ 6,500
TOTAL REVENUES	$ 333,150	$ 337,883	$ 2,000	$ 339,883	$ 344,650
EXPENDITURES:					
Series 2022-1					
Interest 11/1	$ 76,610	$ 76,610	$ -	$ 76,610	$ 75,388
Interest - 5/1	$ 76,610	$ 76,610	$ -	$ 76,610	$ 75,388
Principal - 5/1	$ 85,000	$ 85,000	$ -	$ 85,000	$ 90,000
Special call - 5/1	$ -	$ -	$ -	$ -	$ -
Other Debt Service Costs	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 238,220	$ 238,220	$ -	$ 238,220	$ 240,776
OTHER SOURCES/(USES):					
Interfund Transfer In / (Out)	$ -	$ (4,713)	$ -	$ (4,713)	$ -
Reserve Transfer In	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 238,220	$ 242,933	$ -	$ 242,933	$ 240,776
EXCESS REVENUES/(EXP)	$ 94,930	$ 94,950	$ 2,000	$ 96,950	$ 103,874
				Interest 11/1/2025	$ 74,094

Tolomato Community Development District
Series 2022-1 St Johns County Assessments
Fiscal Year 2025

	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	4,105,000	$ 241,200
Debt Assigned				
Preserve Lots	111.00	$ 3,005,888	2,886,356	$ 169,595
Waterfront Lots	45.00	$ 1,269,112	1,218,644	$ 71,605
Grand Total Debt		**$ 4,275,000**	**$ 4,105,000**	**$ 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
2/15/22	4,275,000				$ 4,275,000.00
1-May-22	$ 4,275,000	$ 32,862.35	$ -		$ 4,275,000.00
1-Nov-22	$ 4,275,000	$ 77,831.88			$ 4,275,000.00
1-May-23	$ 4,275,000	$ 77,831.88	$ 85,000.00		$ 4,190,000.00
1-Nov-23	$ 4,190,000	$ 76,610.00			$ 4,190,000.00
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	FY2024 Adopted Budget	Actual through Thru 6/30/24	Projected Next 3 Months	Total Projected 9/30/2024	FY2025 Proposed Budget
REVENUES:					
Special Assessments	$ 90,200	$ 90,826	$ -	$ 90,826	$ 90,200
Carry Forward Surplus	$ 34,830	$ 34,465	$ -	$ 34,465	$ 38,054
Bond Proceeds	$ -	$ -	$ -	$ -	$ -
Prepayments	$ -	$ -	$ -	$ -	$ -
Interest Income	$ 2,800	$ 3,861	$ 750	$ 4,611	$ 2,800
TOTAL REVENUES	$ 127,830	$ 129,152	$ 750	$ 129,902	$ 131,054
EXPENDITURES:					
Series 2022-2					
Interest 11/1	$ 27,543	$ 27,543	$ -	$ 27,543	$ 27,039
Interest - 5/1	$ 27,543	$ 27,543	$ -	$ 27,543	$ 27,039
Principal - 5/1	$ 35,000	$ 35,000	$ -	$ 35,000	$ 35,000
Special call - 5/1	$ -	$ -	$ -	$ -	$ -
Other Debt Service Costs	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 90,085	$ 90,086	$ -	$ 90,086	$ 89,079
OTHER SOURCES/(USES):					
Interfund Transfer In / (Out)	$ -	$ (1,762)	$ -	$ (1,762)	$ -
Reserve Transfer In	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 90,085	$ 91,848	$ -	$ 91,848	$ 89,079
EXCESS REVENUES/(EXP)	$ 37,745	$ 37,304	$ 750	$ 38,054	$ 41,975
				Interest 11/1/2025	$ 26,536

Tolomato Community Development District
Series 2022-2 St Johns County Assessments
Fiscal Year 2025

	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	1,480,000	$ 90,200
Debt Assigned				
Townhomes	55.25	$ 1,595,000	1,480,000	$ 90,200
Grand Total Debt		**$ 1,595,000**	**$ 1,480,000**	**$ 90,200**
Estimated shortfall due to accumulated paydowns/payoffs				$ -
Adjusted Assessments				**$ 90,200**

TOLOMATO
COMMUNITY DEVELOPMENT DISTRICT

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

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			$ 1,445,000.00
1-May-26	$ 1,445,000	$ 26,536.25	$ 35,000.00		$ 1,410,000.00
1-Nov-26	$ 1,410,000	$ 26,033.13			$ 1,410,000.00
1-May-27	$ 1,410,000	$ 26,033.13	$ 35,000.00		$ 1,375,000.00
1-Nov-27	$ 1,375,000	$ 25,530.00			$ 1,375,000.00
1-May-28	$ 1,375,000	$ 25,530.00	$ 35,000.00		$ 1,340,000.00
1-Nov-28	$ 1,340,000	$ 24,952.50			$ 1,340,000.00
1-May-29	$ 1,340,000	$ 24,952.50	$ 40,000.00		$ 1,300,000.00
1-Nov-29	$ 1,300,000	$ 24,292.50			$ 1,300,000.00
1-May-30	$ 1,300,000	$ 24,292.50	$ 40,000.00		$ 1,260,000.00
1-Nov-30	$ 1,260,000	$ 23,632.50			$ 1,260,000.00
1-May-31	$ 1,260,000	$ 23,632.50	$ 40,000.00		$ 1,220,000.00
1-Nov-31	$ 1,220,000	$ 22,972.50			$ 1,220,000.00
1-May-32	$ 1,220,000	$ 22,972.50	$ 40,000.00		$ 1,180,000.00
1-Nov-32	$ 1,180,000	$ 22,312.50			$ 1,180,000.00
1-May-33	$ 1,180,000	$ 22,312.50	$ 45,000.00		$ 1,135,000.00
1-Nov-33	$ 1,135,000	$ 21,525.00			$ 1,135,000.00
1-May-34	$ 1,135,000	$ 21,525.00	$ 45,000.00		$ 1,090,000.00
1-Nov-34	$ 1,090,000	$ 20,737.50			$ 1,090,000.00
1-May-35	$ 1,090,000	$ 20,737.50	$ 45,000.00		$ 1,045,000.00
1-Nov-35	$ 1,045,000	$ 19,950.00			$ 1,045,000.00
1-May-36	$ 1,045,000	$ 19,950.00	$ 50,000.00		$ 995,000.00
1-Nov-36	$ 995,000	$ 19,075.00			$ 995,000.00
1-May-37	$ 995,000	$ 19,075.00	$ 50,000.00		$ 945,000.00
1-Nov-37	$ 945,000	$ 18,200.00			$ 945,000.00
1-May-38	$ 945,000	$ 18,200.00	$ 50,000.00		$ 895,000.00
1-Nov-38	$ 895,000	$ 17,325.00			$ 895,000.00
1-May-39	$ 895,000	$ 17,325.00	$ 55,000.00		$ 840,000.00
1-Nov-39	$ 840,000	$ 16,362.50			$ 840,000.00
1-May-40	$ 840,000	$ 16,362.50	$ 55,000.00		$ 785,000.00
1-Nov-40	$ 785,000	$ 15,400.00			$ 785,000.00
1-May-41	$ 785,000	$ 15,400.00	$ 60,000.00		$ 725,000.00
1-Nov-41	$ 725,000	$ 14,350.00			$ 725,000.00
1-May-42	$ 725,000	$ 14,350.00	$ 60,000.00		$ 665,000.00
1-Nov-42	$ 665,000	$ 13,300.00			$ 665,000.00
1-May-43	$ 665,000	$ 13,300.00	$ 60,000.00		$ 605,000.00
1-Nov-43	$ 605,000	$ 12,100.00			$ 605,000.00
1-May-44	$ 605,000	$ 12,100.00	$ 65,000.00		$ 540,000.00
1-Nov-44	$ 540,000	$ 10,800.00			$ 540,000.00
1-May-45	$ 540,000	$ 10,800.00	$ 70,000.00		$ 470,000.00
1-Nov-45	$ 470,000	$ 9,400.00			$ 470,000.00
1-May-46	$ 470,000	$ 9,400.00	$ 70,000.00		$ 400,000.00
1-Nov-46	$ 400,000	$ 8,000.00			$ 400,000.00
1-May-47	$ 400,000	$ 8,000.00	$ 75,000.00		$ 325,000.00
1-Nov-47	$ 325,000	$ 6,500.00			$ 325,000.00
1-May-48	$ 325,000	$ 6,500.00	$ 75,000.00		$ 250,000.00
1-Nov-48	$ 250,000	$ 5,000.00			$ 250,000.00
1-May-49	$ 250,000	$ 5,000.00	$ 80,000.00		$ 170,000.00
1-Nov-49	$ 170,000	$ 3,400.00			$ 170,000.00
1-May-50	$ 170,000	$ 3,400.00	$ 85,000.00		$ 85,000.00
1-Nov-50	$ 85,000	$ 1,700.00			$ 85,000.00
1-May-51	$ 85,000	$ 1,700.00	$ 85,000.00		$ -
		$ 1,035,999.63	$ 1,595,000.00		

Tolomato
Community Development District

Debt Service Fund
Series 2019A

Description	FY2024 Adopted Budget	Actual through Thru 6/30/24	Projected Next 3 Months	Total Projected 9/30/2024	FY2025 Proposed Budget
REVENUES:					
Special Assessments	$ 4,406,108	$ 4,436,163	$ -	$ 4,436,163	$ 4,403,529
Bond Proceeds				$ -	
Carry Forward Surplus	$ 1,156,102	$ 1,184,929	$ -	$ 1,184,929	$ 1,339,535 [1]
Prepayments	$ -	$ -	$ -	$ -	$ -
Interest Income	$ 90,000	$ 153,893	$ 20,000	$ 173,893	$ 90,000
TOTAL REVENUES	$ 5,652,210	$ 5,774,985	$ 20,000	$ 5,794,985	$ 5,833,063
EXPENDITURES:					
Series 2019A					
Interest 11/1	$ 754,805	$ 752,804	$ -	$ 752,804	$ 720,693
Special call - 11/1	$ -	$ 20,000	$ -	$ 20,000	$ -
Interest - 5/1	$ 754,805	$ 752,646	$ -	$ 752,646	$ 720,693
Principal - 5/1	$ 2,930,000	$ 2,930,000	$ -	$ 2,930,000	$ 3,000,000
Special call - 5/1	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 4,439,610	$ 4,455,450	$ -	$ 4,455,450	$ 4,441,385
OTHER SOURCES/(USES):					
Interfund Transfer In / (Out)	$ -	$ -	$ -	$ -	$ -
Discount on Bond Purchase	$ -		$ -	$ -	$ -
TOTAL EXPENDITURES	$ 4,439,610	$ 4,455,450	$ -	$ 4,455,450	$ 4,441,385
EXCESS REVENUES	$ 1,212,600	$ 1,319,535	$ 20,000	$ 1,339,535	$ 1,391,678

Interest Payment - 11/1/2025 $ 720,693

[1] Carry forward is net of Reserve Fund requirement.

Tolomato Community Development District
Series 2019A Assessments - St Johns County
Fiscal Year 2025

	Total ERUs	Total Series 2019A Debt Assigned	Current Unamortized Series 2019A Debt	Total Series 2019A Debt Service Assessments
Totals		$ 60,900,000	$ 46,725,000	$ 4,044,771
Debt Assigned				
St Johns County				
Austin Park	129.40	$ 2,006,681	$ 1,539,609	$ 145,577
Coastal Oaks	1,047.40	$ 19,214,848	$ 14,742,426	$ 1,393,963
Del Webb Ponte Vedra	1,464.10	$ 29,563,642	$ 22,682,449	$ 2,144,728
Willowcove	436.20	$ 8,008,736	$ 6,144,634	$ 581,003
Tidewater	79.20	$ 2,106,093	$ 1,615,882	$ 152,789
Grand Total Debt		**$ 60,900,000**	**$ 46,725,000**	**$ 4,418,060**
			Estimated shortfall due to accumulated paydowns/payoffs	$ (14,531.25)
			Adjusted Assessments	**$ 4,403,529**

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 9/30/22

DATE	PRINCIPAL BALANCE	INTEREST	PRINCIPAL	TOTAL
28-Jun-19	60,900,000.00			$ 60,900,000.00
1-Nov-19	$ 60,900,000	$ 603,566.13	$ 610,000.00	$ 60,290,000.00
1-May-20	$ 60,290,000	$ 833,267.50	$ 2,225,000.00	$ 58,065,000.00
1-Nov-20	$ 58,065,000	$ 852,305.00		$ 58,065,000.00
1-May-21	$ 58,065,000	$ 852,305.00	$ 2,735,000.00	$ 55,330,000.00
1-Nov-21	$ 55,330,000	$ 820,630.00	$ -	$ 55,330,000.00
1-May-22	$ 55,330,000	$ 820,630.00	$ 2,795,000.00	$ 52,535,000.00
1-Nov-22	$ 52,535,000	$ 788,117.50	$ -	$ 52,535,000.00
1-May-23	$ 52,535,000	$ 788,117.50	$ 2,860,000.00	$ 49,675,000.00
1-Nov-23	$ 49,675,000	$ 754,805.00	$ 20,000.00	$ 49,655,000.00
1-May-24	$ 49,655,000	$ 754,805.00	$ 2,930,000.00	$ 46,725,000.00
1-Nov-24	$ 46,725,000	$ 720,692.50	$ -	$ 46,725,000.00
1-May-25	$ 46,725,000	$ 720,692.50	$ 3,000,000.00	$ 43,725,000.00
1-Nov-25	$ 43,725,000	$ 683,312.50	$ -	$ 43,725,000.00
1-May-26	$ 43,725,000	$ 683,312.50	$ 3,075,000.00	$ 40,650,000.00
1-Nov-26	$ 40,650,000	$ 644,626.25	$ -	$ 40,650,000.00
1-May-27	$ 40,650,000	$ 644,626.25	$ 3,155,000.00	$ 37,495,000.00
1-Nov-27	$ 37,495,000	$ 603,300.00	$ -	$ 37,495,000.00
1-May-28	$ 37,495,000	$ 603,300.00	$ 3,240,000.00	$ 34,255,000.00
1-Nov-28	$ 34,255,000	$ 558,935.00	$ -	$ 34,255,000.00
1-May-29	$ 34,255,000	$ 558,935.00	$ 3,330,000.00	$ 30,925,000.00
1-Nov-29	$ 30,925,000	$ 511,987.50	$ -	$ 30,925,000.00
1-May-30	$ 30,925,000	$ 511,987.50	$ 3,435,000.00	$ 27,490,000.00
1-Nov-30	$ 27,490,000	$ 455,312.50	$ -	$ 27,490,000.00
1-May-31	$ 27,490,000	$ 455,312.50	$ 3,550,000.00	$ 23,940,000.00
1-Nov-31	$ 23,940,000	$ 396,693.75	$ -	$ 23,940,000.00
1-May-32	$ 23,940,000	$ 396,693.75	$ 3,670,000.00	$ 20,270,000.00
1-Nov-32	$ 20,270,000	$ 336,056.25	$ -	$ 20,270,000.00
1-May-33	$ 20,270,000	$ 336,056.25	$ 3,795,000.00	$ 16,475,000.00
1-Nov-33	$ 16,475,000	$ 273,293.75	$ -	$ 16,475,000.00
1-May-34	$ 16,475,000	$ 273,293.75	$ 3,915,000.00	$ 12,560,000.00
1-Nov-34	$ 12,560,000	$ 208,406.25	$ -	$ 12,560,000.00
1-May-35	$ 12,560,000	$ 208,406.25	$ 4,050,000.00	$ 8,510,000.00
1-Nov-35	$ 8,510,000	$ 141,318.75	$ -	$ 8,510,000.00
1-May-36	$ 8,510,000	$ 141,318.75	$ 4,185,000.00	$ 4,325,000.00
1-Nov-36	$ 4,325,000	$ 71,850.00	$ -	$ 4,325,000.00
1-May-37	$ 4,325,000	$ 71,850.00	$ 4,325,000.00	$ -
1-Nov-37				$ -
		$ 19,080,118.63	$ 60,900,000.00	

Tolomato
Community Development District

Debt Service Fund
Series 2019B

Description	FY2024 Adopted Budget	Actual through Thru 6/30/24	Projected Next 3 Months	Total Projected 9/30/2024	FY2025 Proposed Budget
REVENUES:					
Special Assessments	$ 1,552,500	$ 1,564,326	$ -	$ 1,564,326	$ 1,554,979
Bond Proceeds				$ -	
Carry Forward Surplus	$ 439,684	$ 444,758	$ -	$ 444,758	$ 505,629 [1]
Prepayments	$ -	$ -	$ -	$ -	$ -
Interest Income	$ 30,000	$ 52,973	$ 5,000	$ 57,973	$ 30,000
TOTAL REVENUES	$ 2,022,184	$ 2,062,057	$ 5,000	$ 2,067,057	$ 2,090,608
EXPENDITURES:					
Series 2019B					
Interest 11/1	$ 283,214	$ 283,214	$ -	$ 283,214	$ 273,264
Special call - 11/1	$ -	$ -	$ -	$ -	$ -
Interest - 5/1	$ 283,214	$ 283,214	$ -	$ 283,214	$ 273,264
Principal - 5/1	$ 995,000	$ 995,000	$ -	$ 995,000	$ 1,010,000
Special call - 5/1	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 1,561,428	$ 1,561,428	$ -	$ 1,561,428	$ 1,556,528
OTHER SOURCES/(USES):					
Interfund Transfer In / (Out)	$ -		$ -	$ -	$ -
Discount on Bond Purchase	$ -		$ -	$ -	$ -
TOTAL EXPENDITURES	$ 1,561,428	$ 1,561,428	$ -	$ 1,561,428	$ 1,556,528
EXCESS REVENUES	$ 460,756	$ 500,629	$ 5,000	$ 505,629	$ 534,081

Interest Payment - 11/1/2025 $ 263,164

[1] Carry forward is net of Reserve Fund requirement.

Tolomato Community Development District
Series 2019B Assessments
Fiscal Year 2025

	Total ERUs	Total Series 2019B Debt Assigned	Current Unamortized Series 2019B Debt	Total Series 2019B Debt Service Assessments
Totals		$ 24,360,000	$ 19,600,000	$ 1,554,979
Debt Assigned				
St Johns County				
Twenty Mile	883.20	$ 17,052,434	$ 13,720,349	$ 1,079,711
Daniel Park	19.80	$ 395,723	$ 318,398	$ 25,056
The Palms TH	85.60	$ 1,935,000	$ 1,556,897	$ 124,772
Duval County				
Timberland Ridge	59.20	$ 1,156,843	$ 930,793	$ 73,248
The Palms SF	190.50	$ 3,820,000	$ 3,073,563	$ 252,192
Grand Total Debt		**$ 24,360,000**	**$ 19,600,000**	**$ 1,554,979**
			Estimated shortfall due to accumulated paydowns/payoffs	$ -
			Adjusted Assessments	**$ 1,554,979**

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 3/30/21

DATE	PRINCIPAL BALANCE	INTEREST	PRINCIPAL	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	$ 273,263.75	$ 1,010,000.00	$ 18,590,000.00
1-Nov-25	$ 18,590,000	$ 263,163.75		$ 18,590,000.00
1-May-26	$ 18,590,000	$ 263,163.75	$ 1,030,000.00	$ 17,560,000.00
1-Nov-26	$ 17,560,000	$ 252,348.75	$ -	$ 17,560,000.00
1-May-27	$ 17,560,000	$ 252,348.75	$ 1,055,000.00	$ 16,505,000.00
1-Nov-27	$ 16,505,000	$ 240,480.00	$ -	$ 16,505,000.00
1-May-28	$ 16,505,000	$ 240,480.00	$ 1,080,000.00	$ 15,425,000.00
1-Nov-28	$ 15,425,000	$ 228,060.00	$ -	$ 15,425,000.00
1-May-29	$ 15,425,000	$ 228,060.00	$ 1,105,000.00	$ 14,320,000.00
1-Nov-29	$ 14,320,000	$ 214,800.00		$ 14,320,000.00
1-May-30	$ 14,320,000	$ 214,800.00	$ 1,140,000.00	$ 13,180,000.00
1-Nov-30	$ 13,180,000	$ 197,700.00	$ -	$ 13,180,000.00
1-May-31	$ 13,180,000	$ 197,700.00	$ 1,170,000.00	$ 12,010,000.00
1-Nov-31	$ 12,010,000	$ 180,150.00	$ -	$ 12,010,000.00
1-May-32	$ 12,010,000	$ 180,150.00	$ 1,205,000.00	$ 10,805,000.00
1-Nov-32	$ 10,805,000	$ 162,075.00		$ 10,805,000.00
1-May-33	$ 10,805,000	$ 162,075.00	$ 1,245,000.00	$ 9,560,000.00
1-Nov-33	$ 9,560,000	$ 143,400.00	$ -	$ 9,560,000.00
1-May-34	$ 9,560,000	$ 143,400.00	$ 1,275,000.00	$ 8,285,000.00
1-Nov-34	$ 8,285,000	$ 124,275.00	$ -	$ 8,285,000.00
1-May-35	$ 8,285,000	$ 124,275.00	$ 1,320,000.00	$ 6,965,000.00
1-Nov-35	$ 6,965,000	$ 104,475.00	$ -	$ 6,965,000.00
1-May-36	$ 6,965,000	$ 104,475.00	$ 1,355,000.00	$ 5,610,000.00
1-Nov-36	$ 5,610,000	$ 84,150.00	$ -	$ 5,610,000.00
1-May-37	$ 5,610,000	$ 84,150.00	$ 1,400,000.00	$ 4,210,000.00
1-Nov-37	$ 4,210,000	$ 63,150.00		$ 4,210,000.00
1-May-38	$ 4,210,000	$ 63,150.00	$ 1,445,000.00	$ 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	$ -			
		$ 8,105,063.14	$ 24,360,000.00	

Tolomato
Community Development District

Debt Service Fund
Series 2019C

Description	FY2024 Adopted Budget	Actual through Thru 6/30/24	Projected Next 3 Months	Total Projected 9/30/2024	FY2025 Proposed Budget
REVENUES:					
Special Assessments	$ 1,061,614	$ 1,068,348	$ -	$ 1,068,348	$ 1,061,614
Bond Proceeds		$ -		$ -	
Carry Forward Surplus	$ 425,125	$ 422,601	$ -	$ 422,601	$ 481,259 [1]
Prepayments	$ -	$ -	$ -	$ -	$ -
Interest Income	$ 30,000	$ 48,812	$ 6,000	$ 54,812	$ 30,000
TOTAL REVENUES	$ 1,516,739	$ 1,539,761	$ 6,000	$ 1,545,761	$ 1,572,873
EXPENDITURES:					
Series 2019C					
Interest 11/1	$ 267,356	$ 267,356	$ -	$ 267,356	$ 258,214
Special call - 11/1	$ -	$ -	$ -	$ -	$ -
Interest - 5/1	$ 267,356	$ 267,356	$ -	$ 267,356	$ 258,214
Principal - 5/1	$ 530,000	$ 530,000	$ -	$ 530,000	$ 550,000
Special call - 5/1	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 1,064,713	$ 1,064,712	$ -	$ 1,064,712	$ 1,066,428
OTHER SOURCES/(USES):					
Interfund Transfer In / (Out)	$ -	$ 210	$ -	$ 210	$ -
Discount on Bond Purchase	$ -		$ -	$ -	$ -
TOTAL EXPENDITURES	$ 1,064,713	$ 1,064,502	$ -	$ 1,064,502	$ 1,066,428
EXCESS REVENUES	$ 452,027	$ 475,259	$ 6,000	$ 481,259	$ 506,446

Interest Payment - 11/1/2025 $ 263,164

[1] Carry forward is net of Reserve Fund requirement.

Tolomato Community Development District
Series 2019C Assessments
Fiscal Year 2025

	Total ERUs	Total Series 2019C Debt Assigned	Current Unamortized Series 2019C Debt	Total Series 2019C Debt Service Assessments
Totals		$ 15,865,000	$ 12,175,000	$ 1,057,570
Debt Assigned				
St Johns County				
Twenty Mile	398.80	$ 6,574,876	$ 5,045,642	$ 474,816
Daniel Park	8.70	$ 151,544	$ 116,297	$ 10,944
Oakwood	34.40	$ 685,936	$ 526,396	$ 49,536
Town Center West Residential	130.00	$ 2,344,957	$ 1,799,549	$ 169,340
Pyrotek	17.4	$ 99,700	$ 76,511	$ 7,200
Planet Swim	5	$ 73,911	$ 56,720	$ 5,338
Wheelhouse Storage	7.21	$ 83,037	$ 63,724	$ 5,997
Starling Assisted Living	31.1	$ 361,796	$ 277,647	$ 26,128
Starling Independent Living	78.54	$ 514,926	$ 395,161	$ 37,186
Crosswater School	29.42	$ 359,804	$ 276,118	$ 25,984
K9s For Warriors	26.76	$ 306,663	$ 235,337	$ 22,146
Planet Swim - Tennis	5.45	$ 80,558	$ 61,821	$ 5,818
TC North, LLC	24.91	$ 587,033	$ 450,496	$ 42,395
Truist Bank	2.35	$ 61,150	$ 46,927	$ 4,415
Baptist/YMCA	77.88	$ 894,685	$ 686,592	$ 64,608
Paid Off		$ 1,145,894	$ 879,373	$ 82,759
				-
Duval County				
Timberland Ridge	78.40	$ 1,345,284	$ 1,032,388	$ 97,152
Amsdell Storage	15.79	$ 193,246	$ 148,299	$ 13,956
Grand Total Debt		**$ 15,865,000**	**$ 12,175,000**	**$ 1,145,717**
			Estimated shortfall due to accumulated paydowns/payoffs	$ (84,103)
			Adjusted Assessments	**$ 1,061,614**

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 3/29/23

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		

Tolomato
Community Development District

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

Description	FY2024 Adopted Budget	Actual through Thru 6/30/24	Projected Next 3 Months	Total Projected 9/30/2024	FY2025 Proposed Budget
REVENUES:					
Special Assessments	$ 2,506,541	$ 2,523,474	$ -	$ 2,523,474	$ 2,508,587
Bond Proceeds				$ -	
Carry Forward Surplus	$ 838,148	$ 845,581	$ -	$ 845,581	$ 961,114 (1)
Prepayments	$ -	$ 18,298	$ -	$ 18,298	$ -
Interest Income	$ 55,000	$ 91,153	$ 10,000	$ 101,153	$ 55,000
TOTAL REVENUES	$ 3,399,689	$ 3,478,506	$ 10,000	$ 3,488,506	$ 3,524,701
EXPENDITURES:					
Series 2018A-1 and 2018A-2					
Interest 11/1	$ 601,243	$ 601,243	$ -	$ 601,243	$ 580,803 (2)
Special call - 11/1	$ -	$ 5,000	$ -	$ 5,000	$ -
Interest - 5/1	$ 601,149	$ 601,149	$ -	$ 601,149	$ 580,803 (2)
Principal - 5/1	$ 1,305,000	$ 1,305,000	$ -	$ 1,305,000	$ 1,350,000 (2)
Special call - 5/1	$ -	$ 15,000	$ -	$ 15,000	$ -
Other Debt Service Costs	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 2,507,393	$ 2,527,392	$ -	$ 2,527,392	$ 2,511,605
OTHER SOURCES/(USES):					
Interfund Transfer In / (Out)	$ -	$ -	$ -		$ -
Reserve Transfer In	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 2,507,393	$ 2,527,392	$ -	$ 2,527,392	$ 2,511,605
EXCESS REVENUES	$ 892,296	$ 951,114	$ 10,000	$ 961,114	$ 1,013,096

Interest Payment 11/1/2025 $ 558,994

(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 2025

	Total ERUs	Total Series 2018A Debt Assigned	Current Unamortized Series 2018A Debt	Total Series 2018A Debt Service Assessments
Totals		$ 35,125,000	$ 29,110,000	$ 2,382,280
Debt Assigned				
St Johns County				
Greenleaf CC, LLC (The Learning Experience)	4.70	$ 130,194	$ 107,899	$ 8,830
LB Ponte Vedra, LLC (Chase Bank parcel)	2.51	46,323	38,390	3,141
Waypoint Church	4.08	45,460	37,676	3,083
NTC-Reg, LLC	66.17	1,733,291	1,436,472	117,637
Regency II	3.85	107,837	89,371	7,241
First Coast Energy	3.48	100,196	83,038	6,795
Vystar Credit Union	2.12	60,930	50,496	4,132
Redus One, LLC	118.18	403,684	334,555	27,379
Crosswater Community Church	29.92	-	-	-
Dreamfinders Homes (Willowcove)	40.80	993,079	823,019	67,354
Sandy Ridge North Residential	332.74	14,944,010	12,384,915	1,013,546
David Weekley Office	3.86	47,096	39,031	3,194
TC Development Residential	284.40	10,981,589	9,101,041	744,804
Town Square Office	16.82	271,606	225,095	18,421
TC Park	0.32	8,788	7,283	596
Flagler Health	22.06	286,712	237,614	19,446
AEA Ponte Vedra	5.69	159,284	132,007	10,695
Gate Additional Development Rights	0.83	23,225	19,247	1,622
Watson Realty	3.54	42,455	35,185	2,879
Wen South, LLC	1.70	47,130	39,059	3,197
NTC-Office, LLC (Silverfield)	17.40	212,273	175,922	14,397
NTC Office II	18.88	226,425	187,651	15,357
Pavilion Health	3.77	45,992	38,116	3,119
Kelly Pointe	171.00	3,374,616	2,796,728	228,875
The Link	13.05	159,206	131,943	10,798
Tavernier Professional Office	5.77	70,447	58,383	4,778
CVS	6.99	193,753	160,574	13,141
Hotel	26.52	296,185	245,464	20,145
Dentist	9.28	113,213	93,826	7,678
Paid Off - Trust Partners		-	-	-
Grand Total Debt		**$ 35,125,000**	**$ 29,110,000**	**$ 2,382,280**
		Estimated shortfall due to accumulated paydowns/payoffs		$ (1,107)
		Adjusted Assessments		**$ 2,381,173**

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 2025

	Total ERUs	Total Series 2018A Debt Assigned	Current Unamortized Series 2018A Debt	Total Series 2018A Debt Service Assessments
Totals		$ 2,100,000	$ 1,642,203	$ 171,749
Debt Assigned				
Waypoint Church	46.92	$ 387,110	$ 302,721	$ 31,660
Diocese of St. Augustine	42.50	$ -	$ -	$ -
Flagler Development	394.87	$ 1,170,791	$ 915,560	$ 95,754
Paid Off		$ 275,336		$ 22,518
Paid Off	34.80	$ 266,763		$ 21,817
Grand Total Debt		**$ 2,100,000**	**$ 1,218,280**	**$ 171,749**
			Estimated shortfall due to accumulated paydowns/payoffs	$ (44,335)
			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 Series 2018A-1, Special Assessment Revenue Bonds

COMMUNITY DEVELOPMENT DISTRICT Amortization Schedule
Updated 9/25/23

DATE	PRINCIPAL BALANCE	RATE	INTEREST	PRINCIPAL	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	1,881,168.75
05/01/2023	24,795,000	2.500%	429,931.25	1,030,000.00	
11/01/2023	23,755,000		416,884.38		1,876,815.63
05/01/2024	23,755,000	2.625%	416,790.63	1,055,000.00	
11/01/2024	22,700,000		402,943.75		1,874,734.38
05/01/2025	22,700,000	2.750%	402,943.75	1,085,000.00	
11/01/2025	21,615,000		388,025.00		1,875,968.75
05/01/2026	21,615,000	3.000%	388,025.00	1,120,000.00	
11/01/2026	20,495,000		371,225.00		1,879,250.00
05/01/2027	20,495,000	3.125%	371,225.00	1,150,000.00	
11/01/2027	19,345,000		353,256.25		1,874,481.25
05/01/2028	19,345,000	3.250%	353,256.25	1,190,000.00	
11/01/2028	18,155,000		333,918.75		1,877,175.00
05/01/2029	18,155,000	3.500%	333,918.75	1,230,000.00	
11/01/2029	16,925,000		312,393.75		1,876,312.50
05/01/2030	16,925,000	3.500%	312,393.75	1,275,000.00	
11/01/2030	15,650,000		290,081.25		1,877,475.00
05/01/2031	15,650,000	3.500%	290,081.25	1,320,000.00	
11/01/2031	14,330,000		266,981.25		1,877,062.50
05/01/2032	14,330,000	3.500%	266,981.25	1,365,000.00	
11/01/2032	12,965,000		243,093.75		1,875,075.00
05/01/2033	12,965,000	3.750%	243,093.75	1,415,000.00	
11/01/2033	11,550,000		216,562.50		1,874,656.25
05/01/2034	11,550,000	3.750%	216,562.50	1,470,000.00	
11/01/2034	10,080,000		189,000.00		1,875,562.50
05/01/2035	10,080,000	3.750%	189,000.00	1,525,000.00	
11/01/2035	8,555,000		160,406.25		1,874,406.25
05/01/2036	8,555,000	3.750%	160,406.25	1,585,000.00	
11/01/2036	6,970,000		130,687.50		1,876,093.75
05/01/2037	6,970,000	3.750%	130,687.50	1,645,000.00	
11/01/2037	5,325,000		99,843.75		1,875,531.25
05/01/2038	5,325,000	3.750%	99,843.75	1,710,000.00	
11/01/2038	3,615,000		67,781.25		1,877,625.00
05/01/2039	3,615,000	3.750%	67,781.25	1,775,000.00	
11/01/2039	1,840,000		34,500.00		1,877,281.25
05/01/2040	1,840,000	3.750%	34,500.00	1,840,000.00	
11/01/2040	-				1,874,500.00
		Total	$ 9,856,175.01	$ 25,795,000.00	$ 35,651,175.01

TOLOMATO
COMMUNITY DEVELOPMENT DISTRICT

Series 2018A-2, Special Assessment Revenue Bonds

Amortization Schedule
Updated 10/18/21

DATE	PRINCIPAL BALANCE	RATE	INTEREST	PRINCIPAL	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	
11/01/2024	$ 6,410,000		$ 177,858.75		$ 627,217.50
05/01/2025	$ 6,410,000	5.200%	$ 177,858.75	$ 265,000.00	
11/01/2025	$ 6,145,000		$ 170,968.75		$ 623,827.50
05/01/2026	$ 6,145,000	5.200%	$ 170,968.75	$ 275,000.00	
11/01/2026	$ 5,870,000		$ 163,818.75		$ 624,787.50
05/01/2027	$ 5,870,000	5.200%	$ 163,818.75	$ 290,000.00	
11/01/2027	$ 5,580,000		$ 156,278.75		$ 630,097.50
05/01/2028	$ 5,580,000	5.200%	$ 156,278.75	$ 310,000.00	
11/01/2028	$ 5,270,000		$ 148,218.75		$ 629,497.50
05/01/2029	$ 5,270,000	5.625%	$ 148,218.75	$ 325,000.00	
11/01/2029	$ 4,945,000		$ 139,078.13		$ 632,296.88
05/01/2030	$ 4,945,000	5.625%	$ 139,078.13	$ 345,000.00	
11/01/2030	$ 4,600,000		$ 129,375.00		$ 633,453.13
05/01/2031	$ 4,600,000	5.625%	$ 129,375.00	$ 365,000.00	
11/01/2031	$ 4,235,000		$ 119,109.38		$ 633,484.38
05/01/2032	$ 4,235,000	5.625%	$ 119,109.38	$ 385,000.00	
11/01/2032	$ 3,850,000		$ 108,281.25		$ 632,390.63
05/01/2033	$ 3,850,000	5.625%	$ 108,281.25	$ 405,000.00	
11/01/2033	$ 3,445,000		$ 96,890.63		$ 635,171.88
05/01/2034	$ 3,445,000	5.625%	$ 96,890.63	$ 430,000.00	
11/01/2034	$ 3,015,000		$ 84,796.88		$ 636,687.51
05/01/2035	$ 3,015,000	5.625%	$ 84,796.88	$ 455,000.00	
11/01/2035	$ 2,560,000		$ 72,000.00		$ 636,796.88
05/01/2036	$ 2,560,000	5.625%	$ 72,000.00	$ 480,000.00	
11/01/2036	$ 2,080,000		$ 58,500.00		$ 640,500.00
05/01/2037	$ 2,080,000	5.625%	$ 58,500.00	$ 510,000.00	
11/01/2037	$ 1,570,000		$ 44,156.25		$ 642,656.25
05/01/2038	$ 1,570,000	5.625%	$ 44,156.25	$ 540,000.00	
11/01/2038	$ 1,030,000		$ 28,968.75		$ 643,125.00
05/01/2039	$ 1,030,000	5.625%	$ 28,968.75	$ 570,000.00	
11/01/2039	$ 460,000		$ 12,937.50		$ 501,906.25
05/01/2040	$ 460,000	5.625%	$ 12,937.50	$ 460,000.00	
11/01/2040	$ -				
		Total	$ 4,368,448.79	$ 7,120,000.00	$ 11,225,511.29

Tolomato
Community Development District

Debt Service Fund
Series 2018B

Description	FY2024 Adopted Budget	Actual through Thru 6/30/24	Projected Next 3 Months	Total Projected 9/30/2024	FY2025 Proposed Budget
REVENUES:					
Special Assessments	$ 1,025,061	$ 1,028,456	$ -	$ 1,028,456	$ 1,023,813
Bond Proceeds		$ -		$ -	
Carry Forward Surplus	$ 366,189	$ 362,240	$ -	$ 362,240	$ 336,653 (1)
Prepayments	$ -	$ 13,929	$ -	$ 13,929	$ -
Interest Income	$ 24,000	$ 42,269	$ 3,000	$ 45,269	$ 24,000
TOTAL REVENUES	$ 1,415,250	$ 1,446,894	$ 3,000	$ 1,449,894	$ 1,384,466
EXPENDITURES:					
Series 2018B-1 and Series 2018B-2					
Interest - 11/1	$ 234,378	$ 234,378	$ -	$ 234,378	$ 225,194
Interest - 5/1	$ 233,863	$ 283,863	$ -	$ 283,863	$ 225,194
Principal - 5/1	$ 550,000	$ 550,000	$ -	$ 550,000	$ 575,000
Special call - 5/1	$ -	$ 15,000	$ -	$ 15,000	$ -
Special call - 11/1	$ -	$ 30,000	$ -	$ 30,000	$ -
TOTAL EXPENDITURES	$ 1,018,241	$ 595,000	$ -	$ 1,113,241	$ 1,025,388
OTHER SOURCES/(USES):					
Interfund Transfer In / (Out)	$ -	$ -	$ -		$ -
Reserve Transfer In	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 1,018,241	$ 595,000	$ -	$ 1,113,241	$ 1,025,388
EXCESS REVENUES	$ 397,010	$ 851,894	$ 3,000	$ 336,653	$ 359,078

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

Interest Payment 11/1/2025 $ 215,834

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 2025

	Total ERUs	Total Series 2018B Debt Assigned	Current Unamortized Series 2018B Debt	Total Series 2018B Annual Debt Service Assessments
Totals		$ 2,628,877	1,929,736	$ 182,075
Debt Assigned				
Twenty Mile Pointe and Island	96.90	$ 1,565,544	1,149,193	$ 110,276
Lakeside Phase III (Partial)	27.50	$ 425,121	312,062	$ 29,946
NTC East Retail	19.74	$ 526,495	386,475	$ 37,086
Gate Petroleum	4.19	$ 111,717	82,006	$ 7,870
Grand Total Debt		**$ 2,628,877**	**$ 1,929,736**	**$ 185,177**
			Estimated shortfall due to accumulated paydowns/payoffs	$ (1,248)
			Adjusted Assessments	**$ 183,929**

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 2025

	Total ERUs	Total Series 2018B Debt Assigned	Current Unamortized Series 2018B Debt	Total Series 2018B Annual Debt Service Assessments
Totals		$ 12,186,122	11,450,000	$ 843,628
Debt Assigned				
Brookwood	107.00	$ 1,859,908	$ 1,747,557	$ 131,011
Cypress Trails	307.40	$ 5,357,613	$ 5,033,978	$ 377,388
The Villas	72.00	$ 1,422,522	$ 1,336,592	$ 100,202
Artisan Lakes	202.80	$ 3,546,079	$ 3,331,872	$ 249,784
Grand Total Debt		**$ 12,186,122**	**$ 11,450,000**	**$ 858,386**
			Estimated shortfall due to accumulated paydowns/payoffs	$ (18,502)
			Adjusted Assessments	**$ 839,884**

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 9/25/23

DATE	PRINCIPAL BALANCE	RATE	INTEREST	PRINCIPAL	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	$ 530,000	
11/01/2019	$ 10,055,000		$ 168,256	$ 15,000	$ 885,213
05/01/2020	$ 10,040,000	2.000%	$ 164,778	$ 420,000	
11/01/2020	$ 9,620,000		$ 160,834		$ 745,613
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	$ 30,000	$ 729,206
05/01/2023	$ 8,820,000	2.500%	$ 152,409	$ 395,000	
11/01/2023	$ 8,425,000		$ 147,472		$ 694,881
05/01/2024	$ 8,425,000	2.625%	$ 146,956	$ 405,000	
11/01/2024	$ 8,020,000		$ 141,641		$ 693,597
05/01/2025	$ 8,020,000	2.750%	$ 141,641	$ 420,000	
11/01/2025	$ 7,600,000		$ 135,866		$ 697,506
05/01/2026	$ 7,600,000	3.000%	$ 135,866	$ 430,000	
11/01/2026	$ 7,170,000		$ 129,416		$ 695,281
05/01/2027	$ 7,170,000	3.125%	$ 129,416	$ 445,000	
11/01/2027	$ 6,725,000		$ 122,463		$ 696,878
05/01/2028	$ 6,725,000	3.250%	$ 122,463	$ 455,000	
11/01/2028	$ 6,270,000		$ 115,069		$ 692,531
05/01/2029	$ 6,270,000	3.500%	$ 115,069	$ 475,000	
11/01/2029	$ 5,795,000		$ 106,756		$ 696,825
05/01/2030	$ 5,795,000	3.500%	$ 106,756	$ 490,000	
11/01/2030	$ 5,305,000		$ 98,181		$ 694,938
05/01/2031	$ 5,305,000	3.500%	$ 98,181	$ 505,000	
11/01/2031	$ 4,800,000		$ 89,344		$ 692,525
05/01/2032	$ 4,800,000	3.500%	$ 89,344	$ 525,000	
11/01/2032	$ 4,275,000		$ 80,156		$ 694,500
05/01/2033	$ 4,275,000	3.750%	$ 80,156	$ 545,000	
11/01/2033	$ 3,730,000		$ 69,938		$ 695,094
05/01/2034	$ 3,730,000	3.750%	$ 69,938	$ 565,000	
11/01/2034	$ 3,165,000		$ 59,344		$ 694,281
05/01/2035	$ 3,165,000	3.750%	$ 59,344	$ 585,000	
11/01/2035	$ 2,580,000		$ 48,375		$ 692,719
05/01/2036	$ 2,580,000	3.750%	$ 48,375	$ 610,000	
11/01/2036	$ 1,970,000		$ 36,938		$ 695,313
05/01/2037	$ 1,970,000	3.750%	$ 36,938	$ 635,000	
11/01/2037	$ 1,335,000		$ 25,031		$ 696,969
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	$ 4,484,557.57	$ 10,585,000.00	$ 14,376,807.57

TOLOMATO
COMMUNITY DEVELOPMENT DISTRICT

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

Updated 4/1/22

DATE	PRINCIPAL BALANCE	RATE	INTEREST	PRINCIPAL	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		$ 325,000.01
05/01/2022	$ 3,855,000	4.625%	$ 95,996.88	$ 140,000.00	
11/01/2022	$ 3,715,000		$ 90,143.75		$ 326,140.63
05/01/2023	$ 3,715,000	4.625%	$ 90,143.75	$ 140,000.00	
11/01/2023	$ 3,575,000		$ 86,906.25		$ 317,050.00
05/01/2024	$ 3,575,000	4.625%	$ 86,906.25	$ 145,000.00	
11/01/2024	$ 3,430,000		$ 83,553.13		$ 315,459.38
05/01/2025	$ 3,430,000	4.625%	$ 83,553.13	$ 155,000.00	
11/01/2025	$ 3,275,000		$ 79,968.75		$ 318,521.88
05/01/2026	$ 3,275,000	4.625%	$ 79,968.75	$ 160,000.00	
11/01/2026	$ 3,115,000		$ 76,268.75		$ 316,237.50
05/01/2027	$ 3,115,000	4.625%	$ 76,268.75	$ 170,000.00	
11/01/2027	$ 2,945,000		$ 72,337.50		$ 318,606.25
05/01/2028	$ 2,945,000	4.625%	$ 72,337.50	$ 175,000.00	
11/01/2028	$ 2,770,000		$ 68,290.63		$ 315,628.13
05/01/2029	$ 2,770,000	5.125%	$ 68,290.63	$ 185,000.00	
11/01/2029	$ 2,585,000		$ 63,550.00		$ 316,840.63
05/01/2030	$ 2,585,000	5.125%	$ 63,550.00	$ 195,000.00	
11/01/2030	$ 2,390,000		$ 58,553.13		$ 317,103.13
05/01/2031	$ 2,390,000	5.125%	$ 58,553.13	$ 205,000.00	
11/01/2031	$ 2,185,000		$ 53,300.00		$ 316,853.13
05/01/2032	$ 2,185,000	5.125%	$ 53,300.00	$ 215,000.00	
11/01/2032	$ 1,970,000		$ 47,790.63		$ 316,090.63
05/01/2033	$ 1,970,000	5.125%	$ 47,790.63	$ 225,000.00	
11/01/2033	$ 1,745,000		$ 42,025.00		$ 314,815.63
05/01/2034	$ 1,745,000	5.125%	$ 42,025.00	$ 240,000.00	
11/01/2034	$ 1,505,000		$ 35,875.00		$ 317,900.00
05/01/2035	$ 1,505,000	5.125%	$ 35,875.00	$ 250,000.00	
11/01/2035	$ 1,255,000		$ 29,468.75		$ 315,343.75
05/01/2036	$ 1,255,000	5.125%	$ 29,468.75	$ 265,000.00	
11/01/2036	$ 990,000		$ 22,678.13		$ 317,146.88
05/01/2037	$ 990,000	5.125%	$ 22,678.13	$ 280,000.00	
11/01/2037	$ 710,000		$ 15,503.13		$ 318,181.26
05/01/2038	$ 710,000	5.125%	$ 15,503.13	$ 295,000.00	
11/01/2038	$ 415,000		$ 7,943.75		$ 318,446.88
05/01/2039	$ 415,000	5.125%	$ 7,943.75	$ 310,000.00	
11/01/2039	$ 105,000				
		Total	$ 2,690,045.36	$ 4,125,000	$ 6,497,101.61

Tolomato
Community Development District

Debt Service Fund
Series 2018 Expansion

Description	FY2024 Adopted Budget	Actual through Thru 6/30/24	Projected Next 3 Months	Total Projected 9/30/2024	FY2025 Proposed Budget
REVENUES:					
Special Assessments	$ 125,200	$ 126,068	$ -	$ 126,068	$ 125,200
Bond Proceeds		$ -		$ -	
Carry Forward Surplus	$ 100,531	$ 68,865	$ -	$ 68,865	$ 73,076 (1)
Prepayments	$ -	$ -	$ -	$ -	$ -
Interest Income	$ 2,200	$ 6,102	$ 500	$ 6,602	$ 2,200
TOTAL REVENUES	$ 227,931	$ 201,035	$ 500	$ 201,535	$ 200,476
EXPENDITURES:					
Series 2018 Expansion					
Interest - 11/1	$ 43,008	$ 43,008	$ -	$ 43,008	$ 42,138
Interest - 5/1	$ 43,008	$ 43,008	$ -	$ 43,008	$ 42,138
Principal - 5/1	$ 40,000	$ 40,000	$ -	$ 40,000	$ 40,000
Special call - 5/1	$ -	$ -	$ -	$ -	$ -
Other Debt Service Costs	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 126,015	$ 40,000	$ -	$ 126,016	$ 124,275
OTHER SOURCES/(USES):					
Interfund Transfer In / (Out)	$ -	$ (2,443)	$ -	$ (2,443)	$ -
Reserve Transfer In	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ 126,015	$ 42,443	$ -	$ 128,459	$ 124,275
EXCESS REVENUES	$ 101,915	$ 158,592	$ 500	$ 73,076	$ 76,201
				Interest Payment 11/1/2025	$ 41,268

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

Tolomato Community Development District
Series 2018 Expansion St Johns County Asmts
Fiscal Year 2025

	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	$ 1,765,000	$ 125,200
Debt Assigned				
The Colony at Twenty Mile	98.80	$ 1,930,000	$ 1,765,000	$ 125,200
Grand Total Debt		**$ 1,930,000**	**$ 1,765,000**	**$ 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

Tolomato
Community Development District

Debt Service Fund
Series 2015-2

Description	FY2024 Adopted Budget	Actual through Thru 6/30/24	Projected Next 3 Months	Total Projected 9/30/2024	FY2025 Proposed Budget
REVENUES:					
Special Assessments	$ -	$ -	$ -	$ -	$ 2,990,413
Carry Forward Surplus	$ -	$ -	$ -	$ -	$ -
Other	$ -	$ -	$ -	$ -	$ -
Prepayments	$ -	$ -	$ -	$ -	$ -
Interest Income	$ -	$ -	$ -	$ -	$ 5,000
TOTAL REVENUES	$ -	$ -	$ -	$ -	$ 2,995,413
EXPENDITURES:					
Series 2015-2					
Interest 11/1	$ -	$ -	$ -	$ -	$ 944,424
Interest - 5/1	$ -	$ -	$ -	$ -	$ 975,471
Principal - 5/1	$ -	$ -	$ -	$ -	$ 1,075,000
Special call - 5/1	$ -	$ -	$ -	$ -	$ -
Other Debt Service Costs	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ -	$ -	$ -	$ -	$ 2,994,895
OTHER SOURCES/(USES):					
Interfund Transfer In / (Out)	$ -	$ -	$ -	$ -	$ -
Reserve Transfer In	$ -	$ -	$ -	$ -	$ -
TOTAL EXPENDITURES	$ -	$ -	$ -	$ -	$ 2,994,895
EXCESS REVENUES/(EXP)	$ -	$ -	$ -	$ -	$ 518

Interest Payment 11/1/2025 $ 939,942 (1)

Series 2015-2
Represents unexchanged bonds secured by the pledged revenues assigned to properties owned by SONOC Company, LLC, located in the southern part of the District, which was part of the previously issued Series 2007 bonds. This was assigned into the Series 2007-2 forbearance bonds and then restructured into the Series 2015-2 ten year capital appreciation bonds. These bonds had a value of $15,248,334 at reissuance and accrete to a maximum value of $29,515,000

Assessments will begin in FY 2025.
Bonds are subjec1 to a Benefit Analysis on November 1, 2025 which may result in the permanent extinguishment of a portion of the debt.

(1) The Series 2015-2 bonds have no Debt Service Reserve Account established for the November 2024 interest payment.

Tolomato Community Development District
Series 2015-2 St Johns County Assessments
Fiscal Year 2025

	Total ERUs	Total Series 2015-2 Debt Assigned	Current Unamortized Series2015-2 Debt	Total Series 2015-2 Annual Debt Service Assessments
Total at Full Accretion		$ 29,515,000	29,515,000	$ 2,990,413
Debt Assigned				
Seabrook II and III (remaining)	410.50	$ 7,957,918	7,957,918	$ 806,286
Unassigned		$ 21,557,082	21,557,082	$ 2,184,127
Grand Total Debt		**$ 29,515,000**	**$ 29,515,000**	**$ 2,990,413**
			Estimated shortfall due to accumulated paydowns/payoffs	$ -
			Adjusted Assessments	**$ 2,990,413**

Certain of the Seabrook Phase II and Phase III units had been assigned to Series 2022B.
Remaining units are assigned to Series 2015-2.
Assessments will begin in FY 2025.

TOLOMATO
COMMUNITY DEVELOPMENT DISTRICT

Series 2015-2, Special Assessment Revenue Bonds
Amortization Schedule

DATE	PRINCIPAL BALANCE	RATE	ACCRETED INTEREST	INTEREST EXPENSE	PRINCIPAL	TOTAL
9/5/2014	$ 15,248,334	6.61%	-			$ 15,248,334
11/1/2014	15,248,334	6.61%	154,956			15,403,290
5/1/2015	15,403,290	6.61%	509,079			15,912,369
11/1/2015	15,912,369	6.61%	525,904			16,438,273
5/1/2016	16,438,273	6.61%	543,285			16,981,558
11/1/2016	16,981,558	6.61%	561,240			17,542,798
5/1/2017	17,542,798	6.61%	579,789			18,122,588
11/1/2017	18,122,588	6.61%	598,952			18,721,539
5/1/2018	18,721,539	6.61%	618,747			19,340,286
11/1/2018	19,340,286	6.61%	639,196			19,979,482
5/1/2019	19,979,482	6.61%	660,322			20,639,804
11/1/2019	20,639,804	6.61%	682,146			21,321,950
5/1/2020	21,321,950	6.61%	704,690			22,026,640
11/1/2020	22,026,640	6.61%	727,980			22,754,621
5/1/2021	22,754,621	6.61%	752,040			23,506,661
11/1/2021	23,506,661	6.61%	776,895			24,283,556
5/1/2022	24,283,556	6.61%	802,572			25,086,128
11/1/2022	25,086,128	6.61%	829,097			25,915,224
5/1/2023	25,915,224	6.61%	856,498			26,771,722
11/1/2023	26,771,722	6.61%	884,805			27,656,528
5/1/2024	27,656,528	6.61%	914,048			28,570,576
11/1/2024	28,570,576	6.61%	944,424			29,515,000
5/1/2025	29,515,000	6.61%		975,471	1,075,000	28,440,000
11/1/2025	28,440,000	6.61%		939,942		28,440,000
5/1/2026	28,440,000	6.61%		939,942	1,145,000	27,295,000
11/1/2026	27,295,000	6.61%		902,100		27,295,000
5/1/2027	27,295,000	6.61%		902,100	1,225,000	26,070,000
11/1/2027	26,070,000	6.61%		861,613		26,070,000
5/1/2028	26,070,000	6.61%		861,613	1,310,000	24,760,000
11/1/2028	24,760,000	6.61%		818,318		24,760,000
5/1/2029	24,760,000	6.61%		818,318	1,400,000	23,360,000
11/1/2029	23,360,000	6.61%		772,048		23,360,000
5/1/2030	23,360,000	6.61%		772,048	1,495,000	21,865,000
11/1/2030	21,865,000	6.61%		722,638		21,865,000
5/1/2031	21,865,000	6.61%		722,638	1,595,000	20,270,000
11/1/2031	20,270,000	6.61%		669,923		20,270,000
5/1/2032	20,270,000	6.61%		669,923	1,705,000	18,565,000
11/1/2032	18,565,000	6.61%		613,573		18,565,000
5/1/2033	18,565,000	6.61%		613,573	1,820,000	16,745,000
11/1/2033	16,745,000	6.61%		553,422		16,745,000
5/1/2034	16,745,000	6.61%		553,422	1,945,000	14,800,000
11/1/2034	14,800,000	6.61%		489,140		14,800,000
5/1/2035	14,800,000	6.61%		489,140	2,080,000	12,720,000
11/1/2035	12,720,000	6.61%		420,396		12,720,000
5/1/2036	12,720,000	6.61%		420,396	2,220,000	10,500,000
11/1/2036	10,500,000	6.61%		347,025		10,500,000
5/1/2037	10,500,000	6.61%		347,025	2,370,000	8,130,000
11/1/2037	8,130,000	6.61%		268,696		8,130,000
5/1/2038	8,130,000	6.61%		268,696	2,535,000	5,595,000
11/1/2038	5,595,000	6.61%		184,915		5,595,000
5/1/2039	5,595,000	6.61%		184,915	2,705,000	2,890,000
11/1/2039	2,890,000	6.61%		95,514		2,890,000
5/1/2040	2,890,000	6.61%		95,514	2,890,000	(0)
			$ 14,266,666	$ 18,294,001	$ 29,515,000	