

**Exhibit A-1**  
**GRAND PRAIRIE PUBLIC IMPROVEMENT DISTRICT NO. 1**  
**Westchester**  
**Five Year Service Plan 2024 - 2028 BUDGET**

**Income based on Assessment Rate of \$0.09 per \$100 of appraised value.**  
**The FY 2023 rate was \$0.09 per \$100 of appraised value**  
**Service Plan projects a 10% increase in assessed value per year.**

<b>INCOME:</b>		Value	Assess Rate	Revenue		
<b>Appraised Value</b>		\$1,410,725,470	\$ 0.09	\$ 1,269,653		
<b>Description</b>	<b>Account</b>	<b>2024</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>
<b>Beginning Balance (Projected)</b>		<b>\$ 809,000</b>	<b>\$ 595,910</b>	<b>\$ 583,371</b>	<b>\$ 707,759</b>	<b>\$ 1,156,653</b>
P.I.D. Assessment	42620	\$ 1,269,653	\$ 1,396,618	\$ 1,536,280	\$ 1,689,908	\$ 1,858,899
City Contribution	49780	58,256	58,256	58,256	58,256	58,256
<b>TOTAL INCOME</b>		<b>\$ 1,327,909</b>	<b>\$ 1,454,874</b>	<b>\$ 1,594,536</b>	<b>\$ 1,748,164</b>	<b>\$ 1,917,155</b>
<b>Amount Available</b>		<b>\$ 2,136,909</b>	<b>\$ 2,050,785</b>	<b>\$ 2,177,907</b>	<b>\$ 2,455,923</b>	<b>\$ 3,073,808</b>

<b>EXPENSES:</b>		<b>2024</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>
<b>Description</b>						
Office Supplies	60020	\$ 1,800	\$ 1,800	\$ 1,800	\$ 1,800	\$ 1,800
Decorations	60132	40,000	40,000	40,000	40,000	40,000
Beautification	60490	200,000	200,000	200,000	200,000	200,000
Wall Maintenance	60776	75,000	75,000	50,000	50,000	50,000
Professional Engineering Services	61041	12,000	12,000	12,000	12,000	12,000
Mowing Contractor	61225	307,789	323,178	339,337	356,304	374,119
Tree Services	61226	80,000	80,000	80,000	80,000	80,000
Collection Service (\$2.90/Acct)	61380	9,860	9,860	9,860	9,860	9,860
Misc.	61485	1,000	1,000	1,000	1,000	1,000
Admin./Management	61510	29,700	31,185	32,744	34,381	36,101
Postage	61520	50	50	50	50	50
Electric Power	62030	6,300	6,615	6,946	7,293	7,658
Water Utility	62035	175,000	183,750	192,938	202,584	212,714
Irrigation System Maint.	63065	75,000	75,000	75,000	75,000	75,000
Decorative Lighting Maintenance	63146	18,000	18,000	18,000	18,000	18,000
Property Insurance Premium	64080	6,000	6,300	6,615	6,946	7,293
Liability Insurance Premium	64090	3,500	3,675	3,859	4,052	4,254
Fencing*	68061	500,000	400,000	400,000	200,000	200,000
Construction	68540	-	-	-	-	-
<b>TOTAL EXPENSES</b>		<b>\$ 1,540,999</b>	<b>\$ 1,467,413</b>	<b>\$ 1,470,148</b>	<b>\$ 1,299,270</b>	<b>\$ 1,329,848</b>
<b>Ending Balance*</b>		<b>\$ 595,910</b>	<b>\$ 583,371</b>	<b>\$ 707,759</b>	<b>\$ 1,156,653</b>	<b>\$ 1,743,959</b>

**Avg. Annual Assessment by Home Value:**

Value	Yrly Assmnt.	
\$100,000	\$90	Avg. Property Value: \$ 414,919
\$200,000	\$180	Avg. Property Assessment: \$ 373
\$300,000	\$270	No. of Properties: 3,400
\$400,000	\$360	
\$500,000	\$450	
\$600,000	\$540	

\*Future wall replacements

PROMULGATED BY THE TEXAS REAL ESTATE COMMISSION (TREC)

11-08-2021



**ADDENDUM CONTAINING NOTICE OF OBLIGATION  
TO PAY IMPROVEMENT DISTRICT  
ASSESSMENT TO City of Grand Prairie, TEXAS  
(insert name of municipality or county levying assessment)  
CONCERNING THE FOLLOWING PROPERTY**

(insert property address)

As the purchaser of the real property described above, you are obligated to pay assessments to City of Grand Prairie, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within

Westchester PID (the "District") created under Subchapter A, Chapter 372, Local Government Code (insert Subchapter A, Chapter 372, Local Government Code, or Chapter 382, Local Government Code, as applicable)

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from City of Grand Prairie (insert name of municipality or county, as applicable). The exact amount of each annual installment will be approved each year by Grand Prairie City Council (insert name of city council or county commissioners court, as applicable) in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from City of Grand Prairie (insert name of municipality or county, as applicable).

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

Signature of Seller \_\_\_\_\_ Date \_\_\_\_\_ Signature of Seller \_\_\_\_\_ Date \_\_\_\_\_

The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

Signature of Buyer \_\_\_\_\_ Date \_\_\_\_\_ Signature of Buyer \_\_\_\_\_ Date \_\_\_\_\_



This form has been approved by the Texas Real Estate Commission for use with similarly approved or promulgated contract forms. Such approval relates to this form only. TREC forms are intended for use only by trained real estate license holders. No representation is made as to the legal validity or adequacy of any provision in any specific transactions. It is not suitable for complex transactions. Texas Real Estate Commission, P.O. Box 12188, Austin, TX 78711-2188, (512) 936-3000 (<http://www.trec.texas.gov>) TREC No. 53-0.

**Exhibit A**  
**GRAND PRAIRIE PUBLIC IMPROVEMENT DISTRICT NO. 2**  
**Whispering Oaks**  
**Five Year Service Plan 2024 - 2028 BUDGET**

Income based on Fixed Rate Assessment of \$475 per improved lot and \$237.50 per unimproved lot within the district.

**INCOME:**

Description	Account	2024	2025	2026	2027	2028
Beginning Balance (Estimated)		\$ 18,500	\$ 8,071	\$ 9,035	\$ 9,374	\$ 9,070
P.I.D. Assessment	42620	\$ 13,300	\$ 13,300	\$ 13,300	\$ 13,300	\$ 13,300
City Contribution	49780	1,003	1,003	1,003	1,003	1,003
<b>TOTAL INCOME</b>		<b>\$ 14,303</b>	<b>\$ 14,303</b>	<b>\$ 14,303</b>	<b>\$ 14,303</b>	<b>\$ 14,303</b>
<b>Amount Available</b>		<b>\$ 32,803</b>	<b>\$ 22,374</b>	<b>\$ 23,338</b>	<b>\$ 23,677</b>	<b>\$ 23,373</b>

**EXPENSES:**

Description		2024	2025	2026	2027	2028
Beautification	60490	\$ 1,700	\$ 1,700	\$ 1,700	\$ 1,700	\$ 1,700
Wall Maintenance**	60776	7,000	-	-	-	-
Security Cameras	61165	-	-	-	-	-
Mowing Contractor	61225	6,142	6,449	6,772	7,110	7,466
Collection Service (\$2.90/Acct)	61380	81	81	81	81	81
Misc.	61485	50	50	50	50	50
Admin./Management	61510	-	-	-	-	-
Postage	61520	14	14	14	14	14
Electric Power	62030	160	168	176	185	194
Water Utility	62035	775	814	854	897	942
Irrigation System Maint.	63065	500	500	500	500	500
Decorative Lighting Maintenance****	63146	5,000	-	-	-	-
Property Insurance Premium	64080	60	63	66	69	73
Liability Insurance Premium*	64090	3,250	3,500	3,750	4,000	4,250
Fencing	68601	-	-	-	-	-
Landscaping	68250	-	-	-	-	-
Irrigation System		-	-	-	-	-
<b>TOTAL EXPENSES</b>		<b>\$ 24,732</b>	<b>\$ 13,339</b>	<b>\$ 13,964</b>	<b>\$ 14,607</b>	<b>\$ 15,270</b>
<b>Ending Balance***</b>		<b>\$ 8,071</b>	<b>\$ 9,035</b>	<b>\$ 9,374</b>	<b>\$ 9,070</b>	<b>\$ 8,103</b>

Improved lots are based at \$475 per year.  
Unimproved lots are based at \$237.50 per year.

Avg. Property Value: \$ 368,735  
Avg. Property Assessment: \$ 475  
No. of Properties: 28

\*Includes Officers/Directors Liability & Supplemental Property/General Liability  
\*\*Fence staining  
\*\*\*Future fence replacement  
\*\*\*\*Entrance lighting

PROMULGATED BY THE TEXAS REAL ESTATE COMMISSION (TREC)

11-08-2021



**ADDENDUM CONTAINING NOTICE OF OBLIGATION  
 TO PAY IMPROVEMENT DISTRICT  
 ASSESSMENT TO City of Grand Prairie, TEXAS  
(insert name of municipality or county levying assessment)  
 CONCERNING THE FOLLOWING PROPERTY**

(insert property address)

As the purchaser of the real property described above, you are obligated to pay assessments to City of Grand Prairie, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within Whispering Oaks PID (the "District") created under Subchapter A, Chapter 372, Local Government Code (insert Subchapter A, Chapter 372, Local Government Code, or Chapter 382, Local Government Code, as applicable)

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from City of Grand Prairie (insert name of municipality or county, as applicable). The exact amount of each annual installment will be approved each year by Grand Prairie City Council (insert name of city council or county commissioners court, as applicable) in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from City of Grand Prairie (insert name of municipality or county, as applicable).

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

\_\_\_\_\_  
 Signature of Seller

\_\_\_\_\_  
 Date

\_\_\_\_\_  
 Signature of Seller

\_\_\_\_\_  
 Date

The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

\_\_\_\_\_  
 Signature of Buyer

\_\_\_\_\_  
 Date

\_\_\_\_\_  
 Signature of Buyer

\_\_\_\_\_  
 Date



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**Exhibit A**  
**GRAND PRAIRIE PUBLIC IMPROVEMENT DISTRICT NO. 4**  
**Brookfield**  
**Five Year Service Plan 2024 - 2028 BUDGET**

Income based on Assessment Rate of \$0.11 per \$100 of appraised value.  
The FY 2023 rate was \$0.11 per \$100 of appraised value  
Service Plan projects a 10% increase in assessed value per year.

<b>INCOME:</b>		Value	Assess Rate	Revenue		
<b>Appraised Value</b>		\$64,591,240	\$ 0.11	\$ 71,050		
<b>Description</b>	<b>Account</b>	<b>2024</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>
<b>Beginning Balance (Estimated)</b>		<b>\$ 49,000</b>	<b>\$ 59,141</b>	<b>\$ 84,524</b>	<b>\$ 115,769</b>	<b>\$ 153,558</b>
P.I.D. Assessment	42620	71,050	\$ 78,155	\$ 85,971	\$ 94,568	\$ 104,025
City Contribution	49780	4,244	4,244	4,244	4,244	4,244
<b>TOTAL INCOME</b>		<b>\$ 75,294</b>	<b>\$ 82,399</b>	<b>\$ 90,215</b>	<b>\$ 98,812</b>	<b>\$ 108,269</b>
<b>Amount Available</b>		<b>\$ 124,294</b>	<b>\$ 141,540</b>	<b>\$ 174,739</b>	<b>\$ 214,581</b>	<b>\$ 261,827</b>
<b>EXPENSES:</b>		<b>2024</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>
Office Supplies	60020	\$ 420	\$ 420	\$ 420	\$ 420	\$ 420
Decorations	60132	4,000	4,000	4,000	4,000	4,000
Beautification	60490	10,000	3,000	3,000	3,000	3,000
Wall Maintenance	60776	5,000	5,000	5,000	5,000	5,000
Professional Engineering Svcs*	61041	3,000	-	-	-	-
Mowing Contractor	61225	17,547	18,424	19,346	20,313	21,328
Collection Service (\$2.90/Acct)	61380	498.80	499	499	499	499
Admin./Management	61510	11,088	11,642	12,225	12,836	13,478
Electric Power	62030	500	525	551	579	608
Water Utility	62035	7,500	7,875	8,269	8,682	9,116
Irrigation System Maint.	63065	5,000	5,000	5,000	5,000	5,000
Property Insurance Premium	64080	400	420	441	463	486
Liability Insurance Premium	64090	200	210	221	232	243
		-	-	-	-	-
<b>TOTAL EXPENSES</b>		<b>\$ 65,154</b>	<b>\$ 57,016</b>	<b>\$ 58,970</b>	<b>\$ 61,023</b>	<b>\$ 63,178</b>
<b>Ending Balance**</b>		<b>\$ 59,141</b>	<b>\$ 84,524</b>	<b>\$ 115,769</b>	<b>\$ 153,558</b>	<b>\$ 198,649</b>

**Avg. Annual Assessment by Home Value:**

Value	Yrly Assmnt.	
\$200,000	\$ 220	
\$300,000	\$ 330	
\$400,000	\$ 440	Avg. Property Value: \$ 375,530
\$500,000	\$ 550	Avg. Property Assessment: \$ 413
		No. of Properties: 172

\*Reserve study  
\*\*Future wall repairs and replacements

PROMULGATED BY THE TEXAS REAL ESTATE COMMISSION (TREC)

11-08-2021



**ADDENDUM CONTAINING NOTICE OF OBLIGATION  
TO PAY IMPROVEMENT DISTRICT  
ASSESSMENT TO City of Grand Prairie, TEXAS  
(insert name of municipality or county levying assessment)  
CONCERNING THE FOLLOWING PROPERTY**

(insert property address)

As the purchaser of the real property described above, you are obligated to pay assessments to City of Grand Prairie, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within

Brookfield PID (the "District") created under Subchapter A, Chapter 372, Local Government Code (insert Subchapter A, Chapter 372, Local Government Code, or Chapter 382, Local Government Code, as applicable)

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from City of Grand Prairie (insert name of municipality or county, as applicable). The exact amount of each annual installment will be approved each year by Grand Prairie City Council (insert name of city council or county commissioners court, as applicable) in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from City of Grand Prairie (insert name of municipality or county, as applicable).

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

Signature of Seller \_\_\_\_\_ Date \_\_\_\_\_ Signature of Seller \_\_\_\_\_ Date \_\_\_\_\_

The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

Signature of Buyer \_\_\_\_\_ Date \_\_\_\_\_ Signature of Buyer \_\_\_\_\_ Date \_\_\_\_\_



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**Exhibit A**  
**GRAND PRAIRIE PUBLIC IMPROVEMENT DISTRICT NO. 6**  
**Walingford Village**  
**Five Year Service Plan 2024 - 2028 BUDGET**

**Income based on Assessment Rate of \$0.085 per \$100 of appraised value.**  
**The FY 2023 rate was \$0.085 per \$100 of appraised value**  
**Service Plan projects a 10% increase in assessed value per year.**

<b>INCOME:</b>		Value	Assess Rate	Revenue		
<b>Appraised Value</b>		\$70,283,820	\$ 0 085	\$ 59,741		
<b>Description</b>	<b>Account</b>	<b>2024</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>
<b>Beginning Balance (Estimated)</b>		<b>\$ 57,000</b>	<b>\$ 21,360</b>	<b>\$ 45,579</b>	<b>\$ 74,674</b>	<b>\$ 109,218</b>
P.I.D. Assessment	42620	\$ 59,741	\$ 65,715	\$ 72,287	\$ 79,516	\$ 87,467
City Contribution	49780	1,493	1,493	1,493	1,493	1,493
<b>TOTAL INCOME</b>		<b>\$ 61,234</b>	<b>\$ 67,208</b>	<b>\$ 73,780</b>	<b>\$ 81,009</b>	<b>\$ 88,960</b>
<b>Amount Available</b>		<b>\$ 118,234</b>	<b>\$ 88,568</b>	<b>\$ 119,359</b>	<b>\$ 155,683</b>	<b>\$ 198,178</b>

<b>EXPENSES:</b>		<b>2024</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>
<b>Description</b>						
Office Supplies	60020	\$ 100	\$ 100	\$ 100	\$ 100	\$ 100
Decorations	60132	-	-	-	-	-
Beautification*	60490	55,000	5,000	5,000	5,000	5,000
Wall Maintenance	60776	1,000	1,000	1,000	1,000	1,000
Mowing Contractor	61225	17,074	17,928	18,824	19,765	20,754
Collection Service (\$2.90/Acct)	61380	655	655	655	655	655
Misc.	61485	25	25	25	25	25
Admin./Management	61510	5,940	6,237	6,549	6,876	7,220
Postage	61520	300	300	300	300	300
Electric Power	62030	350	368	386	405	425
Water Utility	62035	2,000	2,100	2,205	2,315	2,431
Irrigation System Maint.	63065	1,500	1,500	1,500	1,500	1,500
Decorative Lighting Maintenance**	63146	6,000	500	500	500	500
Property Insurance Premium	63147	130	137	143	150	158
Liability Insurance Premium	64090	6,800	7,140	7,497	7,872	8,265
Architect'L/Engineering Servcs	68240	-	-	-	-	-
Landscaping	68250	-	-	-	-	-
<b>TOTAL EXPENSES</b>		<b>\$ 96,874</b>	<b>\$ 42,989</b>	<b>\$ 44,685</b>	<b>\$ 46,465</b>	<b>\$ 48,334</b>
<b>Ending Balance***</b>		<b>\$ 21,360</b>	<b>\$ 45,579</b>	<b>\$ 74,674</b>	<b>\$ 109,218</b>	<b>\$ 149,844</b>

**Avg. Annual Assessment by Home Value:**

Value	Yrly Assmnt.	
\$150,000	\$128	
\$200,000	\$170	
\$250,000	\$213	Avg. Property Value: \$ 310,990
\$300,000	\$255	Avg. Property Assessment: \$ 264
\$350,000	\$298	No. of Properties: 226

\*Flowerbed installation/renovation  
\*\*Monument lighting installation  
\*\*\*Future wall repairs/replacement

11-08-2021



PROMULGATED BY THE TEXAS REAL ESTATE COMMISSION (TREC)



**ADDENDUM CONTAINING NOTICE OF OBLIGATION  
TO PAY IMPROVEMENT DISTRICT  
ASSESSMENT TO City of Grand Prairie, TEXAS  
(insert name of municipality or county levying assessment)  
CONCERNING THE FOLLOWING PROPERTY**

(insert property address)

As the purchaser of the real property described above, you are obligated to pay assessments to City of Grand Prairie, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within Walingford Village PID (the "District") created under Subchapter A, Chapter 372, Local Government Code (insert name of public improvement district) (insert Subchapter A, Chapter 372, Local Government Code, or Chapter 382, Local Government Code, as applicable).

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from City of Grand Prairie (insert name of municipality or county, as applicable). The exact amount of each annual installment will be approved each year by Grand Prairie City Council (insert name of city council or county commissioners court, as applicable) in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from City of Grand Prairie (insert name of municipality or county, as applicable).

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

Signature of Seller \_\_\_\_\_ Date \_\_\_\_\_ Signature of Seller \_\_\_\_\_ Date \_\_\_\_\_

The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

Signature of Buyer \_\_\_\_\_ Date \_\_\_\_\_ Signature of Buyer \_\_\_\_\_ Date \_\_\_\_\_



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**Exhibit A**  
**GRAND PRAIRIE PUBLIC IMPROVEMENT DISTRICT NO. 7**  
**Lake Parks**  
**Five Year Service Plan 2024 - 2028 BUDGET**

Income based on Assessment Rate of \$0.11 per \$100 of appraised value.  
The FY 2023 rate was \$0.11 per \$100 of appraised value  
Service Plan projects a 10% increase in assessed value per year.

<b>INCOME:</b>		Value	Assess Rate	Revenue		
Appraised Value		\$520,013,188	\$ 0.11	\$ 572,015		
<b>Description</b>	<b>Account</b>	<b>2024</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>
Beginning Balance (Projected)		\$ 169,000	\$ 91,744	\$ 257,135	\$ 470,168	\$ 736,369
P.I.D. Assessment	42620	\$ 572,015	\$ 629,216	\$ 692,138	\$ 761,351	\$ 837,486
City Contribution	49780	21,269	21,269	21,269	21,269	21,269
<b>TOTAL INCOME</b>		<b>\$ 593,284</b>	<b>\$ 650,485</b>	<b>\$ 713,407</b>	<b>\$ 782,620</b>	<b>\$ 858,755</b>
<b>Amount Available</b>		<b>\$ 762,284</b>	<b>\$ 742,228</b>	<b>\$ 970,542</b>	<b>\$ 1,252,788</b>	<b>\$ 1,595,124</b>
<b>EXPENSES:</b>		<b>2024</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>
Office Supplies	60020	\$ 2,000	\$ 2,000	\$ 2,000	\$ 2,000	\$ 2,000
Decorations	60132	42,000	42,000	42,000	42,000	42,000
Beautification	60490	85,000	85,000	85,000	85,000	85,000
Wall Maintenance	60776	5,000	5,000	5,000	5,000	5,000
Mowing Contractor	61225	139,875	146,869	154,212	161,923	170,019
Collection Service	61380	3,865	3,865	3,865	3,865	3,865
Misc.	61485	1,400	1,400	1,400	1,400	1,400
Admin./Management	61510	20,790	21,830	22,921	24,067	25,270
Postage	61520	50	50	50	50	50
Electric Power	62030	16,000	16,800	17,640	18,522	19,448
Water Utility	62035	66,000	69,300	72,765	76,403	80,223
Pond/Canal Maintenance-Aquatic	63038	36,000	37,800	39,690	41,675	43,758
Pond/Canal Maintenance-Equip	63039	10,000	10,500	11,025	11,576	12,155
Irrigation System Maint.	63065	22,000	22,000	22,000	22,000	22,000
Playground/Picnic Area Maintenance	63135	8,160	8,160	8,160	8,160	8,160
Decorative Lighting Maintenance	63146	10,000	10,000	10,000	10,000	10,000
Property Insurance Premium	64080	1,200	1,260	1,323	1,389	1,459
Liability Insurance Premium	64090	1,200	1,260	1,323	1,389	1,459
Fencing	68061	-	-	-	-	-
Irrigation around Pond		-	-	-	-	-
Construction Miscellaneous	68151	-	-	-	-	-
Pond Improvement	68206	200,000	-	-	-	-
Construction	68540	-	-	-	-	-
<b>TOTAL EXPENSES</b>		<b>\$ 670,540</b>	<b>\$ 485,093</b>	<b>\$ 500,374</b>	<b>\$ 516,419</b>	<b>\$ 533,266</b>
<b>Ending Balance*</b>		<b>\$ 91,744</b>	<b>\$ 257,135</b>	<b>\$ 470,168</b>	<b>\$ 736,369</b>	<b>\$ 1,061,858</b>

**Avg. Annual Assessment by Home Value:**

<b>Value</b>	<b>Yrly Assmnt.</b>	
\$100,000	\$110	
\$200,000	\$220	
\$300,000	\$330	Avg. Property Value: \$ 407,215
\$400,000	\$440	Avg. Property Assessment: \$ 448
\$500,000	\$550	No. of Properties: 1,277
\$600,000	\$660	

\*Pond dredging, brick wall replacements (Matthew, Doryn, entrances)



**GRAND PRAIRIE PUBLIC IMPROVEMENT DISTRICT NO. 8**  
**Peninsula**  
**Five Year Service Plan 2024 - 2028 BUDGET**

Income based on Assessment Rate of \$0.115 per \$100 of appraised value.  
 Service Plan projects a 10% increase in assessed value per year.

INCOME:	Value	Assess Rate	Revenue			
Appraised Value	2,453,002,808	\$ 0.115	\$ 2,820,953			
<b>Description</b>	<b>Account</b>	<b>2024</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>
Beginning Balance (Estimated)	\$	121,480	\$ 82,231	\$ 85,730	\$ 233,786	\$ 480,182
P.I.D. Assessment	42620	\$ 2,820,953	3,180,855	3,110,214	3,495,659	3,935,277
Developer Participation (L V)	46110	5,900	6,195	6,505	6,830	7,171
City Contribution	49780	112,521	112,521	112,521	112,521	112,521
<b>TOTAL INCOME</b>		<b>\$ 2,939,374</b>	<b>\$ 3,299,571</b>	<b>\$ 3,229,240</b>	<b>\$ 3,615,010</b>	<b>\$ 4,054,969</b>
<b>Amount Available</b>		<b>\$ 3,060,854</b>	<b>\$ 3,381,802</b>	<b>\$ 3,314,970</b>	<b>\$ 3,848,796</b>	<b>\$ 4,535,151</b>

EXPENSES:	Description	Account	2024	2025	2026	2027	2028
Supplies	60020	\$	500	\$ 500	\$ 500	\$ 500	\$ 500
Decorations	60132		89,005	93,455	98,128	103,034	108,186
Beautification	60490		200,000	300,000	100,000	100,000	100,000
Wall Maintenance	60776		213,000	213,000	213,000	213,000	213,000
Professional Engineering Services	61041		-	-	-	-	-
Mowing	61225		685,250	719,513	755,488	793,263	832,926
Tree Services	61226		188,500	-	-	197,925	-
Collection Service	61380		13,538	13,848	14,158	14,468	14,778
Misc	61485		1,000	1,000	1,000	1,000	1,000
Accounting/Audit			-	-	-	-	-
Admin./Management	61510		30,030	31,532	33,108	34,763	36,502
Postage	61520		100	100	100	100	100
Banners	61601		-	-	-	-	-
Electric Power	62030		55,000	57,800	60,700	63,700	66,900
Water Utility	62035		300,000	315,000	331,000	348,000	365,000
Bldgs And Grounds Maint.	63010		2,000	2,000	2,000	2,000	2,000
Pavement Leveling	63031		21,000	22,100	23,200	24,400	25,600
Pond Maint-Dredging	63037		75,000	200,000	-	-	-
Pond Maint-Aquatic	63038		123,200	129,400	135,900	142,700	149,800
Pond Maint-Equipment	63039		45,000	47,300	49,700	52,200	54,800
Water Well Maintenance	63045		8,500	8,925	9,371	9,840	10,332
Irrigation System Maintenance	63065		210,000	220,500	231,525	243,101	255,256
Decorative Roadway Signs Maint	63115		3,500	3,500	3,500	3,500	3,500
Playgrounds/Picnic Area Maint.	63135		6,500	6,500	6,500	6,500	6,500
Decorative Lighting Maint.	63146		30,000	31,500	33,075	34,729	36,465
Property Insurance Premium	64080		6,000	6,300	6,615	6,946	7,293
Liability Insurance Premium	64090		6,000	6,300	6,615	6,946	7,293
Construction Miscellaneous	68151		-	-	-	-	-
Pond Improvement	68206		600,000	800,000	900,000	900,000	1,200,000
Fountains	68207		50,000	50,000	50,000	50,000	50,000
Street Signs	68210		-	-	-	-	-
Other Equipment	68360		-	-	-	-	-
Construction	68540		-	-	-	-	-
Irrigation Systems	68635		-	-	-	-	-
Water Wells (Tr To Wter, 5005)	90009		16,000	16,000	16,000	16,000	16,000
			-	-	-	-	-
<b>TOTAL EXPENSES</b>			<b>\$ 2,978,623</b>	<b>\$ 3,296,072</b>	<b>\$ 3,081,183</b>	<b>\$ 3,368,614</b>	<b>\$ 3,563,731</b>
<b>Ending Balance*</b>			<b>\$ 82,231</b>	<b>\$ 85,730</b>	<b>\$ 233,786</b>	<b>\$ 480,182</b>	<b>\$ 971,420</b>

**Avg. Annual Assessment by Home Value:**

Value	Yrly Assmnt		
\$100,000	\$115		
\$200,000	\$230		
\$300,000	\$345	Avg Property Value:	\$ 559,153
\$400,000	\$460	Avg. Property Assessment:	\$ 643
\$500,000	\$575	No of Properties:	4,387
\$600,000	\$690		
\$700,000	\$805		

\*Future wall replacement



**Exhibit A**  
**GRAND PRAIRIE PUBLIC IMPROVEMENT DISTRICT NO. 9**  
**High Hawk**  
**Five Year Service Plan 2024 - 2027 BUDGE8**

Income based on Assessment Rate of \$0.18 per \$100 of appraised value.  
The FY 2023 rate was \$0.18 per \$100 of appraised value  
Service Plan projects a 10% increase in assessed value per year.

<b>INCOME:</b>		Value	Assess Rate	Revenue		
<b>Appraised Value</b>		\$296,743,173	\$ 0 18	\$ 534,138		
<b>Description</b>	<b>Account</b>	<b>2024</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>
<b>Beginning Balance (Estimated)</b>		<b>\$ 291,000</b>	<b>\$ 79,084</b>	<b>\$ 281,972</b>	<b>\$ 431,827</b>	<b>\$ 733,937</b>
P I D. Assessment	42620	\$ 534,138	\$ 587,551	\$ 646,307	\$ 710,937	\$ 782,031
City Contribution	49780	4,035	4,035	4,035	4,035	4,035
<b>TOTAL INCOME</b>		<b>\$ 538,173</b>	<b>\$ 591,586</b>	<b>\$ 650,342</b>	<b>\$ 714,972</b>	<b>\$ 786,066</b>
<b>Amount Available</b>		<b>\$ 829,173</b>	<b>\$ 670,670</b>	<b>\$ 932,313</b>	<b>\$ 1,146,800</b>	<b>\$ 1,520,003</b>

<b>EXPENSES:</b>		<b>2024</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>
<b>Description</b>						
Office Supplies	60020	\$ 1,500	\$ 1,500	\$ 1,500	\$ 1,500	\$ 1,500
Decorations	60132	25,000	25,000	25,000	25,000	25,000
Public Relations	60160	4,500	4,500	4,500	4,500	4,500
Beautification <sup>1</sup>	60490	30,000	30,000	30,000	30,000	30,000
Graffiti Cleanup	60775	1,000	1,000	1,000	1,000	1,000
Wall Maintenance	60776	20,000	20,000	20,000	20,000	20,000
Professional Engineering Svc <sup>2</sup>	61041	4,000	-	-	-	4,000
Mowing Contractor	61225	105,158	110,416	115,937	121,734	127,820
Tree Services	61226	20,000	20,000	20,000	20,000	20,000
Collection Service	61380	1,955	1,955	1,955	1,955	1,955
Misc.	61485	500	500	500	500	500
Admin /Management	61510	13,860	14,553	15,281	16,045	16,847
Postage	61520	1,500	1,500	1,500	1,500	1,500
Building Security Expenses	61560	1,500	1,575	1,654	1,736	1,823
Electric Power	62030	8,000	8,400	8,820	9,261	9,724
Water Utility	62035	38,000	39,900	41,895	43,990	46,189
Bldgs & Grounds Maintenance	63010	17,500	17,500	17,500	17,500	17,500
Pond Maintenance-Aquatic	63038	4,500	4,725	4,961	5,209	5,470
Pond Maintenance-Equipment	63039	5,000	5,250	5,513	5,788	6,078
Irrigation System Maint.	63065	10,000	10,000	10,000	10,000	10,000
Roadway Markings/Signs Maint	63115	2,000	2,000	2,000	2,000	2,000
Playgrounds/Picnic Areas Maint	63135	7,500	7,500	7,500	7,500	7,500
Decorative Lighting Maintenance	63146	10,000	10,000	10,000	10,000	10,000
Restroom Maintenance	63190	6,000	6,300	6,615	6,946	7,293
Property Insurance Premium	64080	2,500	2,625	2,756	2,894	3,039
Liability Insurance Premium	64090	12,000	12,600	13,230	13,892	14,586
Fencing <sup>4</sup>	68061	368,616	-	-	-	972,086
Construction Miscellaneous <sup>3</sup>	68151	-	-	100,000	-	-
Lease Payment-Security Cameras	68901	28,000	29,400	30,870	32,414	34,034
		-	-	-	-	-
<b>TOTAL EXPENSES</b>		<b>\$ 750,089</b>	<b>\$ 388,699</b>	<b>\$ 500,486</b>	<b>\$ 412,862</b>	<b>\$ 1,401,944</b>
<b>Ending Balance*</b>		<b>\$ 79,084</b>	<b>\$ 281,972</b>	<b>\$ 431,827</b>	<b>\$ 733,937</b>	<b>\$ 118,060</b>

**Avg. Annual Assessment by Home Value:**

Value	Yrly Assmnt.		
\$100,000	\$ 180		
\$200,000	\$ 360		
\$300,000	\$ 540		
\$400,000	\$ 720	Avg Property Value.	\$ 460,781
\$500,000	\$ 900	Avg. Property Assessment:	\$ 829
\$600,000	\$ 1,080	No of Properties:	644

1 Includes tree replacements & landscape design

2 Reserve study (wall repairs/replacements)

3 Common area improvements

4 Wall repairs/replacement



**Exhibit A**  
**GRAND PRAIRIE PUBLIC IMPROVEMENT DISTRICT NO. 11**  
**Monterrey Park**  
**Five Year Service Plan 2024 - 2028 BUDGET**

Income based on Assessment Rate of \$0.11 per \$100 of appraised value.  
The FY 2023 rate was \$0.11 per \$100 of appraised value  
Service Plan projects a 10% increase in assessed value per year.

<b>INCOME:</b>		Value	Assess Rate	Revenue		
Appraised Value (Estimated)		\$59,065,710	\$ 0.11	\$ 64,972		
<b>Description</b>	<b>Account</b>	<b>2024</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>
Beginning Balance (Estimated)		\$ 196,000	\$ 87,088	\$ 81,728	\$ 82,436	\$ 89,873
P.I.D. Assessment	42620	\$ 64,972	\$ 71,469	\$ 78,616	\$ 86,478	\$ 95,126
<b>TOTAL INCOME</b>		<b>\$ 64,972</b>	<b>\$ 71,469</b>	<b>\$ 78,616</b>	<b>\$ 86,478</b>	<b>\$ 95,126</b>
<b>Amount Available</b>		<b>\$ 260,972</b>	<b>\$ 158,557</b>	<b>\$ 160,344</b>	<b>\$ 168,914</b>	<b>\$ 184,999</b>

<b>EXPENSES:</b>		<b>2024</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>
<b>Description</b>						
Office Supplies	60020	\$ 20	\$ 21	\$ 22	\$ 23	\$ 24
Decorations	60132	9,500	9,975	9,975	9,975	9,975
Beautification	60490	6,000	6,300	6,300	6,300	6,300
Wall Maintenance	60776	10,000	10,500	10,500	10,500	10,500
Mowing Contractor	61225	8,654	9,086	9,541	10,018	10,519
Collection Service (\$2.90/Acct)	61380	586	586	586	586	586
Misc.	61485	500	525	525	525	525
Fees/Administration	61510	7,500	7,875	7,875	7,875	7,875
Postage	61520	350	368	368	368	368
Electric Power	62030	400	420	441	463	486
Water Utility	62035	3,500	3,675	3,859	4,052	4,254
Irrigation System Maint.	63065	2,000	2,100	2,100	2,100	2,100
Decorative Lighting Maintenance	63146	2,500	2,625	2,625	2,625	2,625
Property Insurance Premium	64080	275	289	303	318	334
Liability Insurance Premium	64090	7,700	8,085	8,489	8,913	9,359
Fencing*	68061	100,000	-	-	-	100,000
Lease Payment-Security Cameras	68901	14,400	14,400	14,400	14,400	14,400
		-	-	-	-	-
<b>TOTAL EXPENSES</b>		<b>\$ 173,884</b>	<b>\$ 76,829</b>	<b>\$ 77,908</b>	<b>\$ 79,041</b>	<b>\$ 180,230</b>
<b>Ending Balance*</b>		<b>\$ 87,088</b>	<b>\$ 81,728</b>	<b>\$ 82,436</b>	<b>\$ 89,873</b>	<b>\$ 4,769</b>

**Avg. Annual Assessment by Home Value:**

Value	Yrly Assmnt.		
\$100,000	\$110		
\$200,000	\$220		
\$300,000	\$330	Avg. Property Value:	\$ 292,405
\$400,000	\$440	Avg. Property Assessment:	\$ 322
\$500,000	\$550	No. of Properties:	\$ 202

\*Brick wall replacement

11-08-2021



PROMULGATED BY THE TEXAS REAL ESTATE COMMISSION (TREC)

**ADDENDUM CONTAINING NOTICE OF OBLIGATION  
TO PAY IMPROVEMENT DISTRICT**



**ASSESSMENT TO City of Grand Prairie, TEXAS  
(insert name of municipality or county levying assessment)  
CONCERNING THE FOLLOWING PROPERTY**

(insert property address)

As the purchaser of the real property described above, you are obligated to pay assessments to City of Grand Prairie, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within

Monterrey Park PID (the "District") created under Subchapter A, Chapter 372, Local Government Code  
(insert name of public improvement district) (insert Subchapter A, Chapter 372, Local Government Code, or Chapter 382, Local Government Code, as applicable)

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from City of Grand Prairie (insert name of municipality or county, as applicable). The exact amount of each annual installment will be approved each year by Grand Prairie City Council (insert name of city council or county commissioners court, as applicable) in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from City of Grand Prairie (insert name of municipality or county, as applicable).

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

Signature of Seller \_\_\_\_\_ Date \_\_\_\_\_ Signature of Seller \_\_\_\_\_ Date \_\_\_\_\_

The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

Signature of Buyer \_\_\_\_\_ Date \_\_\_\_\_ Signature of Buyer \_\_\_\_\_ Date \_\_\_\_\_



This form has been approved by the Texas Real Estate Commission for use with similarly approved or promulgated contract forms. Such approval relates to this form only. TREC forms are intended for use only by trained real estate license holders. No representation is made as to the legal validity or adequacy of any provision in any specific transactions. It is not suitable for complex transactions. Texas Real Estate Commission, P.O. Box 12188, Austin, TX 78711-2188, (512) 936-3000 (<http://www.trec.texas.gov>) TREC No. 53-0.



**Exhibit A**  
**GRAND PRAIRIE PUBLIC IMPROVEMENT DISTRICT NO. 12**  
**Parkview**  
**Five Year Service Plan 2024 - 2028**

Income based on Assessment Rate of \$0.215 per \$100 of appraised value.  
The FY 2023 rate was \$0.215 per \$100 of appraised value  
Service Plan projects a 10% increase in assessed value per year.

<b>INCOME:</b>		Value	Assess Rate	Revenue		
<b>Appraised Value</b>		\$61,349,346	\$ 0.215	\$ 131,901		
<b>Description</b>	<b>Account</b>	<b>2024</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>
<b>Beginning Balance (Estimated)</b>		<b>\$ 162,000</b>	<b>\$ 190,141</b>	<b>\$ 227,753</b>	<b>\$ 275,970</b>	<b>\$ 336,046</b>
P.I.D. Assessment	42620	\$ 131,901	\$ 145,091	\$ 159,600	\$ 175,560	\$ 193,116
Developer Participation/Projects	46110	10,000	10,000	10,000	10,000	10,000
City Contribution	49780	725	725	725	725	725
<b>TOTAL INCOME</b>		<b>\$ 142,626</b>	<b>\$ 155,816</b>	<b>\$ 170,325</b>	<b>\$ 186,285</b>	<b>\$ 203,841</b>
<b>Amount Available</b>		<b>\$ 304,626</b>	<b>\$ 345,957</b>	<b>\$ 398,079</b>	<b>\$ 462,255</b>	<b>\$ 539,888</b>

<b>EXPENSES:</b>		<b>2024</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>
<b>Description</b>						
Office Supplies	60020	\$ 100	\$ 100	\$ 100	\$ 100	\$ 100
Decorations	60132	1,500	1,500	1,500	1,500	1,500
Beautification	60490	6,000	6,000	6,000	6,000	6,000
Wall Maintenance	60776	25,000	25,000	25,000	25,000	25,000
Mowing Contractor	61225	39,006	40,956	43,004	45,154	47,412
Collection Service	61380	662	662	662	662	662
Misc.	61485	225	225	225	225	225
Admin./Management	61510	7,572	7,951	8,348	8,766	9,204
Postage	61520	120	120	120	120	120
Electric Power	62030	2,000	2,100	2,205	2,315	2,431
Water Utility	62035	25,000	26,250	27,563	28,941	30,388
Irrigation System Maint.	63065	5,000	5,000	5,000	5,000	5,000
Decorative Lighting Maintenance	63146	1,500	1,500	1,500	1,500	1,500
Property Insurance Premium	64080	550	578	606	637	669
Liability Insurance Premium	64090	250	263	276	289	304
Fencing	68061	-	-	-	-	-
		-	-	-	-	-
<b>TOTAL EXPENSES</b>		<b>\$ 114,485</b>	<b>\$ 118,204</b>	<b>\$ 122,109</b>	<b>\$ 126,209</b>	<b>\$ 130,514</b>
<b>Ending Balance*</b>		<b>\$ 190,141</b>	<b>\$ 227,753</b>	<b>\$ 275,970</b>	<b>\$ 336,046</b>	<b>\$ 409,374</b>

**Avg. Annual Assessment by Home Value:**

Value	Yrly Assmnt.		
\$100,000	\$215		
\$200,000	\$430		
\$300,000	\$645	Avg. Property Value:	\$ 272,664
\$400,000	\$860	Avg. Property Assessment:	\$ 586
\$500,000	\$1,075	No. of Properties:	225

\*Future wall replacement



**Exhibit A**  
**GRAND PRAIRIE PUBLIC IMPROVEMENT DISTRICT NO. 13**  
**Country Club Park**  
**Five Year Service Plan 2024 - 2028 BUDGET**

**Income based on Assessment Rate of \$0.08 per \$100 of appraised value.**  
**The FY 2023 rate was \$0.08 per \$100 of appraised value**  
**Service Plan projects a 10% increase in assessed value per year.**

<b>INCOME:</b>		Value	Assess Rate	Revenue		
<b>Appraised Value</b>		\$193,929,950	\$ 0.08	\$ 155,144		
<b>Description</b>	<b>Account</b>	<b>2024</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>
<b>Beginning Balance (Estimated)</b>		<b>\$ 137,000</b>	<b>\$ 46,020</b>	<b>\$ 34,214</b>	<b>\$ 32,542</b>	<b>\$ 42,397</b>
P.I.D. Assessment	42620	\$ 155,144	\$ 170,658	\$ 187,724	\$ 206,497	\$ 227,146
<b>TOTAL INCOME</b>		<b>\$ 155,144</b>	<b>\$ 170,658</b>	<b>\$ 187,724</b>	<b>\$ 206,497</b>	<b>\$ 227,146</b>
<b>Amount Available</b>		<b>\$ 292,144</b>	<b>\$ 216,678</b>	<b>\$ 221,939</b>	<b>\$ 239,039</b>	<b>\$ 269,544</b>

<b>EXPENSES:</b>		<b>2024</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>
<b>Description</b>	<b>Account</b>					
Office Supplies	60020	\$ 1,000	\$ 1,020	\$ 1,040	\$ 1,061	\$ 1,082
Decorations	60132	20,000	20,400	20,808	21,224	21,649
Public Relations	60160	1,000	1,000	1,000	1,000	1,000
Beautification	60490	30,000	10,000	10,200	10,404	10,612
Wall Maintenance	60776	20,000	20,400	20,808	21,224	21,649
Mowing Contractor	61225	25,000	26,250	27,563	28,941	30,388
Collection Service (\$2.90/Acct)	61380	1,624	1,624	1,624	1,624	1,624
Misc.	61485	100	100	100	100	100
Fees/Administration	61510	18,000	18,900	19,845	20,837	21,879
Postage And Delivery Charges	61520	5,000	5,000	5,000	5,000	5,000
Electric Power	62030	1,500	1,575	1,654	1,736	1,823
Water Utility	62035	6,000	6,300	6,615	6,946	7,293
Mailbox Maintenance	63042	5,000	5,250	5,513	5,788	6,078
Irrigation System Maint.	63065	15,000	5,000	5,100	5,202	5,306
Decorative Lighting Maintenance	63146	2,000	2,000	2,000	2,000	2,000
Property Insurance Premium	64080	450	473	496	521	547
Liability Insurance Premium	64090	450	473	496	521	547
Landscaping	68250	40,000	-	-	-	-
Irrigation System	68635	-	-	-	-	10,000
Lease Payment-Security Cameras	68901	54,000	56,700	59,535	62,512	65,637
		-	-	-	-	-
<b>TOTAL EXPENSES</b>		<b>246,124</b>	<b>182,464</b>	<b>189,396</b>	<b>196,641</b>	<b>214,214</b>
<b>Ending Balance*</b>		<b>\$ 46,020</b>	<b>\$ 34,214</b>	<b>\$ 32,542</b>	<b>\$ 42,397</b>	<b>\$ 55,330</b>

**Avg. Annual Assessment by Home Value:**

Value	Yrly Assmnt.		
\$100,000	\$ 80		
\$200,000	\$ 160		
\$300,000	\$ 240	Avg. Property Value:	\$ 346,303
\$400,000	\$ 320	Avg. Property Assessment:	\$ 277
\$500,000	\$ 400	No. of Properties:	560
\$600,000	\$ 480		
\$700,000	\$ 560		

\*Future wall replacement

PROMULGATED BY THE TEXAS REAL ESTATE COMMISSION (TREC)

11-08-2021



**ADDENDUM CONTAINING NOTICE OF OBLIGATION  
TO PAY IMPROVEMENT DISTRICT**



**ASSESSMENT TO City of Grand Prairie, TEXAS  
(insert name of municipality or county levying assessment)  
CONCERNING THE FOLLOWING PROPERTY**

(insert property address)

As the purchaser of the real property described above, you are obligated to pay assessments to City of Grand Prairie, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within

Country Club Park PID (the "District") created under Subchapter A, Chapter 372, Local Government Code  
(insert name of public improvement district) (insert Subchapter A, Chapter 372, Local Government Code, or Chapter 382, Local Government Code, as applicable)

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from City of Grand Prairie (insert name of municipality or county, as applicable). The exact amount of each annual installment will be approved each year by Grand Prairie City Council (insert name of city council or county commissioners court, as applicable) in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from City of Grand Prairie (insert name of municipality or county, as applicable).

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

Signature of Seller

Date

Signature of Seller

Date

The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

Signature of Buyer

Date

Signature of Buyer

Date



This form has been approved by the Texas Real Estate Commission for use with similarly approved or promulgated contract forms. Such approval relates to this form only. TREC forms are intended for use only by trained real estate license holders. No representation is made as to the legal validity or adequacy of any provision in any specific transactions. It is not suitable for complex transactions. Texas Real Estate Commission, P.O. Box 12188, Austin, TX 78711-2188, (512) 936-3000 (<http://www.trec.texas.gov>) TREC No. 53-0.

**Exhibit A**  
**GRAND PRAIRIE PUBLIC IMPROVEMENT DISTRICT NO. 15**  
**Oak Hollow/Sheffield Village**  
**Five Year Service Plan 2024 - 2028 BUDGET**

**Income based on Assessment Rate of \$0.065 per \$100 of appraised value.**  
**The FY 2023 rate was \$0.065 per \$100 of appraised value**  
**Service Plan projects a 10% increase in assessed value per year.**

<b>INCOME:</b>		Value	Assess Rate	Revenue		
<b>Appraised Value</b>		645,076,117	\$ 0.065	\$ 419,299		
<b>Description</b>	<b>Account</b>	<b>2024</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>
<b>Beginning Balance (Estimated)</b>		<b>\$ 69,000</b>	<b>\$ 111,296</b>	<b>\$ 283,366</b>	<b>\$ 493,896</b>	<b>\$ 746,615</b>
P.I.D. Assessment	42620	\$ 419,299	\$ 461,229	\$ 507,352	\$ 558,088	\$ 613,896
Trsf In/Parks Venue (3170)	49780	17,920	17,920	17,920	17,920	17,920
<b>TOTAL INCOME</b>		<b>\$ 437,219</b>	<b>\$ 479,149</b>	<b>\$ 525,272</b>	<b>\$ 576,008</b>	<b>\$ 631,816</b>
<b>Amount Available</b>		<b>\$ 506,219</b>	<b>\$ 590,445</b>	<b>\$ 808,638</b>	<b>\$ 1,069,904</b>	<b>\$ 1,378,432</b>

<b>EXPENSES:</b>						
<b>Description</b>		<b>2024</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>
Office Supplies	60020	\$ 1,800	\$ 1,800	\$ 1,800	\$ 1,800	\$ 1,800
Decorations	60132	53,000	30,000	30,000	30,000	30,000
Beautification	60490	20,000	20,000	20,000	20,000	20,000
Graffiti Cleanup	60775	500	500	500	500	500
Wall Maintenance	60776	35,000	35,000	35,000	35,000	35,000
Mowing Contractor	61225	94,831	99,573	104,551	109,779	115,268
Tree Services	61226	10,000	10,000	10,000	10,500	12,000
Collection Service	61380	6,819	6,819	6,819	6,819	6,819
Misc.	61485	2,000	2,000	2,000	2,000	2,000
Admin./Management	61510	19,199	20,159	21,167	22,225	23,336
Postage	61520	200	200	200	200	200
Electric Power	62030	1,575	1,654	1,736	1,823	1,914
Water Utility	62035	19,000	19,950	20,948	21,995	23,095
Irrigation System Maint.	63065	25,000	25,000	25,000	25,000	25,000
Roadway Markings/Signs*	63115	75,000	3,000	3,150	3,308	3,473
Decorative Lighting Maintenance	63146	5,000	5,250	5,513	5,788	6,078
Property Insurance Premium	64080	2,000	2,100	2,205	2,315	2,431
Liability Insurance Premium	64090	1,500	1,575	1,654	1,736	1,823
Landscaping**	68250	-	-	-	-	-
Irrigation Systems	68635	-	-	-	-	-
Lease Payment-Security Cameras	68901	22,500	22,500	22,500	22,500	22,500
		-	-	-	-	-
<b>TOTAL EXPENSES</b>		<b>\$ 394,924</b>	<b>\$ 307,079</b>	<b>\$ 314,742</b>	<b>\$ 323,288</b>	<b>\$ 333,237</b>
<b>Ending Balance***</b>		<b>\$ 111,296</b>	<b>\$ 283,366</b>	<b>\$ 493,896</b>	<b>\$ 746,615</b>	<b>\$ 1,045,195</b>

**Avg. Annual Assessment by Home Value:**

Value	Yrly Assmnt.		
\$100,000	\$65		
\$200,000	\$130		
\$300,000	\$195	Avg. Property Value:	\$ 291,890
\$400,000	\$260	Avg. Property Assessment:	\$ 190
\$500,000	\$325	No. of Properties:	2,210

\*Wrought iron sign project, phase 3

\*\*Entry monument and flowerbed renovations

\*\*\*Wall replacement/repairs

PROMULGATED BY THE TEXAS REAL ESTATE COMMISSION (TREC)

11-08-2021



**ADDENDUM CONTAINING NOTICE OF OBLIGATION  
TO PAY IMPROVEMENT DISTRICT  
ASSESSMENT TO City of Grand Prairie, TEXAS  
(insert name of municipality or county levying assessment)  
CONCERNING THE FOLLOWING PROPERTY**

(insert property address)

As the purchaser of the real property described above, you are obligated to pay assessments to City of Grand Prairie, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within

Oak Hollow/Sheffield Village PID (the "District") created under Subchapter A, Chapter 372, Local Government Code (insert name of public improvement district) (insert Subchapter A, Chapter 372, Local Government Code, or Chapter 382, Local Government Code, as applicable)

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from City of Grand Prairie (insert name of municipality or county, as applicable). The exact amount of each annual installment will be approved each year by Grand Prairie City Council (insert name of city council or county commissioners court, as applicable) in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from City of Grand Prairie (insert name of municipality or county, as applicable).

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

Signature of Seller

Date

Signature of Seller

Date

The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

Signature of Buyer

Date

Signature of Buyer

Date



This form has been approved by the Texas Real Estate Commission for use with similarly approved or promulgated contract forms. Such approval relates to this form only. TREC forms are intended for use only by trained real estate license holders. No representation is made as to the legal validity or adequacy of any provision in any specific transactions. It is not suitable for complex transactions. Texas Real Estate Commission, P.O. Box 12188, Austin, TX 78711-2188, (512) 936-3000 (<http://www.trec.texas.gov>) TREC No. 53-0.

**Exhibit A**  
**GRAND PRAIRIE PUBLIC IMPROVEMENT DISTRICT NO. 16**  
**Lone Star Meadows**  
**Five Year Service Plan 2024 - 2028 BUDGET**

Income based on Assessment Rate of \$0.085 per \$100 of appraised value.  
The FY 2023 rate was \$0.085 per \$100 of appraised value  
Service Plan projects a 10% increase in assessed value per year.

<b>INCOME:</b>		Value	Assess Rate	Revenue		
<b>Appraised Value</b>		\$141,808,630	\$ 0.085	\$ 120,537		
<b>Description</b>	<b>Account</b>	<b>2024</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>
<b>Beginning Balance (Estimated)</b>		<b>\$ 118,000</b>	<b>\$ 187,795</b>	<b>\$ 267,997</b>	<b>\$ 359,728</b>	<b>\$ 464,229</b>
P.I.D. Assessment	42620	\$ 120,537	\$ 132,591	\$ 145,850	\$ 160,435	\$ 176,479
City Contribution	49780	1,213	1,213	1,213	1,213	1,213
<b>TOTAL INCOME</b>		<b>\$ 121,750</b>	<b>\$ 133,804</b>	<b>\$ 147,063</b>	<b>\$ 161,648</b>	<b>\$ 177,692</b>
<b>Amount Available</b>		<b>\$ 239,750</b>	<b>\$ 321,599</b>	<b>\$ 415,060</b>	<b>\$ 521,377</b>	<b>\$ 641,921</b>

<b>EXPENSES:</b>		<b>2024</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>
<b>Description</b>						
Office Supplies	60020	\$ 100	\$ 100	\$ 100	\$ 100	\$ 100
Decorations	60132	2,000	2,000	2,000	2,000	2,000
Beautification	60490	10,000	10,000	10,000	10,000	10,000
Wall Maintenance	60776	5,000	5,000	5,000	5,000	5,000
Mowing Contractor	61225	14,793	15,533	16,309	17,125	17,981
Collection Service (\$2.90/Acct)	61380	1,302	1,302	1,302	1,302	1,302
Miscellaneous Services	61485	50	50	50	50	50
Fees/Administration	61510	6,600	6,930	7,277	7,640	8,022
Postage	61520	260	260	260	260	260
Electric Power	62030	-	-	-	-	-
Water Utility	62035	5,250	5,513	5,788	6,078	6,381
Irrigation System Maint.	63065	5,000	5,250	5,513	5,788	6,078
Roadway Markings/Signs Maint	63115	300	300	300	300	300
Decorative Lighting Maintenance	63146	-	-	-	-	-
Property Insurance Premium	64080	550	578	606	637	669
Liability Insurance Premium	64090	750	788	827	868	912
Fencing	68061	-	-	-	-	-
<b>TOTAL EXPENSES</b>		<b>51,955</b>	<b>53,602</b>	<b>55,332</b>	<b>57,148</b>	<b>59,055</b>
<b>Ending Balance*</b>		<b>\$ 187,795</b>	<b>\$ 267,997</b>	<b>\$ 359,728</b>	<b>\$ 464,229</b>	<b>\$ 582,866</b>

**Avg. Annual Assessment by Home Value:**

Value	Yrly Assmnt.		
\$200,000	\$ 170		
\$250,000	\$ 213		
\$300,000	\$ 255	Avg. Property Value:	\$ 315,832
\$350,000	\$ 298	Avg. Property Assessment:	\$ 268
\$400,000	\$ 340	No. of Properties:	449
\$450,000	\$ 383		
\$500,000	\$ 425		

\*Future fence replacement





**Exhibit A**  
**GRAND PRAIRIE PUBLIC IMPROVEMENT DISTRICT NO. 17**  
**Berkshire Park**  
**Five Year Service Plan 2024 - 2028 BUDGET**

Income based on Assessment Rate of \$0.12 per \$100 of appraised value.  
The FY 2023 rate was \$0.12 per \$100 of appraised value  
Service Plan projects a 10% increase in assessed value per year.

<b>INCOME:</b>		Value	Assess Rate	Revenue		
<b>Appraised Value</b>		\$45,063,120	\$ 0.12	\$ 54,076		

  

Description	Account	2024	2025	2026	2027	2028
<b>Beginning Balance (Estimated)</b>	<b>Number</b>	<b>\$ 5,500</b>	<b>\$ 5,300</b>	<b>\$ 6,299</b>	<b>\$ 11,978</b>	<b>\$ 40,868</b>
P.I.D. Assessment	42620	\$ 54,076	\$ 59,483	\$ 65,432	\$ 71,975	\$ 79,172
City Contribution	49780	2,034	2,034	2,034	2,034	2,034
<b>TOTAL INCOME</b>		<b>\$ 56,110</b>	<b>\$ 61,517</b>	<b>\$ 67,466</b>	<b>\$ 74,009</b>	<b>\$ 81,206</b>
<b>Amount Available</b>		<b>\$ 61,610</b>	<b>\$ 66,817</b>	<b>\$ 73,764</b>	<b>\$ 85,987</b>	<b>\$ 122,074</b>

Description		2024	2025	2026	2027	2028
Office Supplies	60020	\$ 100	\$ 100	\$ 100	\$ 100	\$ 100
Decorations	60132	500	500	500	500	500
Beautification*	60490	3,000	3,000	3,000	10,000	10,000
Wall Maintenance**	60776	27,000	30,000	30,000	5,000	5,000
Mowing Contractor	61225	11,550	12,128	12,734	13,371	14,039
Collection Service (\$2.90/Acct)	61380	400	400	400	400	400
Misc.	61485	50	50	50	50	50
Postage	61520	100	100	100	100	100
Electric Power	62030	210	221	232	243	255
Water Utility	62035	3,000	3,150	3,308	3,473	3,647
Irrigation System Maint.	63065	1,000	1,000	1,000	1,000	1,000
Decorative Lighting Maintenance	63146	-	-	-	-	-
Property Insurance Premium	64080	300	315	331	347	365
Liability Insurance Premium	64090	4,600	4,830	5,072	5,325	5,591
Lease Payment-Security Cameras	68901	4,500	4,725	4,961	5,209	5,470
		-	-	-	-	-
<b>TOTAL EXPENSES</b>		<b>\$ 56,310</b>	<b>\$ 60,518</b>	<b>\$ 61,787</b>	<b>\$ 45,118</b>	<b>\$ 46,517</b>
<b>Ending Balance**</b>		<b>\$ 5,300</b>	<b>\$ 6,299</b>	<b>\$ 11,978</b>	<b>\$ 40,868</b>	<b>\$ 75,558</b>

Avg. Annual Assessment by Home Value:

Value	Yrly Assmnt.		
\$200,000	\$ 240		
\$300,000	\$ 360		
\$400,000	\$ 480	Avg. Property Value:	\$ 326,544
\$500,000	\$ 600	Avg. Property Assessment:	\$ 392
\$600,000	\$ 720	No of Properties:	138

\*Includes flowerbed renovations

\*\*Brick wall repairs/replacement-Arkansas/Robinson and Bentwood

PROMULGATED BY THE TEXAS REAL ESTATE COMMISSION (TREC)

11-08-2021



**ADDENDUM CONTAINING NOTICE OF OBLIGATION  
TO PAY IMPROVEMENT DISTRICT  
ASSESSMENT TO City of Grand Prairie, TEXAS  
(insert name of municipality or county levying assessment)  
CONCERNING THE FOLLOWING PROPERTY**

(insert property address)

As the purchaser of the real property described above, you are obligated to pay assessments to City of Grand Prairie, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within

Berkshire Park PID (the "District") created under Subchapter A, Chapter 372,  
(insert name of public improvement district) Local Government Code  
(insert Subchapter A, Chapter 372, Local Government Code, or Chapter 382, Local Government Code, as applicable)

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from City of Grand Prairie  
(insert name of municipality or county, as applicable).  
The exact amount of each annual installment will be approved each year by Grand Prairie City Council  
(insert name of city council or county commissioners court, as applicable) in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from City of Grand Prairie  
(insert name of municipality or county, as applicable).

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

\_\_\_\_\_  
Signature of Seller

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature of Seller

\_\_\_\_\_  
Date

The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

\_\_\_\_\_  
Signature of Buyer

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature of Buyer

\_\_\_\_\_  
Date



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**Exhibit A**  
**GRAND PRAIRIE PUBLIC IMPROVEMENT DISTRICT NO. 18**  
**Crescent Heights**  
**Five Year Service Plan 2024 - 2028 BUDGET**

Income based on Assessment Rate of \$0.16 per \$100 of appraised value.

The FY 2023 rate was \$0.16 per \$100 of appraised value

Service Plan projects a 10% increase in assessed value per year.

INCOME:	Value	Assess Rate	Revenue			
Appraised Value	\$26,525,200	\$ 0.16	\$ 42,440			
	2024	2025	2026	2027	2028	
Beginning Balance (Estimated)	\$ 11,000	\$ 18,764	\$ 32,185	\$ 49,658	\$ 71,618	
Description	Acct. No.					
P.I.D. Assessment	42620	\$ 42,440	\$ 46,684	\$ 51,353	\$ 56,488	\$ 62,137
City Contribution	49780	1,588	1,588	1,588	1,588	1,588
<b>TOTAL INCOME</b>	<b>\$ 44,028</b>	<b>\$ 48,272</b>	<b>\$ 52,941</b>	<b>\$ 58,076</b>	<b>\$ 63,725</b>	
<b>Amount Available</b>	<b>\$ 55,028</b>	<b>\$ 67,037</b>	<b>\$ 85,126</b>	<b>\$ 107,734</b>	<b>\$ 135,343</b>	

EXPENSES:		2024	2025	2026	2027	2028
Description						
Office Supplies	60020	\$ 100	\$ 100	\$ 100	\$ 100	\$ 100
Decorations	60132	1,000	1,000	1,000	1,000	1,000
Beautification	60490	7,000	5,000	5,000	5,000	5,000
Wall Maintenance	60776	1,000	1,000	1,000	1,000	1,000
Mowing Contractor	61225	7,000	7,350	7,718	8,103	8,509
Collection Service (\$2.90/Acct)	61380	264	264	264	264	264
Misc.	61485	500	500	500	500	500
Postage	61520	100	100	100	100	100
Electric Power	62030	250	263	276	289	304
Water Utility	62035	4,200	4,410	4,631	4,862	5,105
Streets,Roads,Highway Maint.*	63030	12,300	12,300	12,300	12,300	12,300
Irrigation System Maint.	63065	1,000	1,000	1,000	1,000	1,000
Roadway Markings/Signs Maint	63115	1,000	1,000	1,000	1,000	1,000
Decorative Lighting Maintenance	63146	250	250	250	250	250
Property Insurance Premium	64080	200	210	221	232	243
Liability Insurance Premium	64090	100	105	110	116	122
		-	-	-	-	-
<b>TOTAL EXPENSES</b>		<b>\$ 36,264</b>	<b>\$ 34,851</b>	<b>\$ 35,468</b>	<b>\$ 36,116</b>	<b>\$ 36,796</b>
<b>Ending Balance*</b>		<b>\$ 18,764</b>	<b>\$ 32,185</b>	<b>\$ 49,658</b>	<b>\$ 71,618</b>	<b>\$ 98,547</b>

**Avg. Annual Assessment by Home Value:**

Value	Yrly Assmnt		
\$100,000	\$ 160		
\$150,000	\$ 240	Avg. Property Value	\$ 291,486
\$200,000	\$ 320	Avg. Assessment:	\$ 466
\$250,000	\$ 400	No. of Properties (at completion):	91
\$300,000	\$ 480		
\$350,000	\$ 560		
\$400,000	\$ 640		

\*The estimated cost to reconstruct ½ of the roadway along the property lines with 8" of concrete paving would be approximately \$350,000; an annual maintenance cost would be 10% of that or \$35,000 per year.

The estimated cost to reconstruct ½ of the roadway along the property lines with 6" of concrete paving would be approximately \$123,000; an annual maintenance cost would be 10% of that or \$12,300 per year.

PROMULGATED BY THE TEXAS REAL ESTATE COMMISSION (TREC)

11-08-2021



**ADDENDUM CONTAINING NOTICE OF OBLIGATION  
TO PAY IMPROVEMENT DISTRICT  
ASSESSMENT TO City of Grand Prairie, TEXAS  
(insert name of municipality or county levying assessment)  
CONCERNING THE FOLLOWING PROPERTY**

(insert property address)

As the purchaser of the real property described above, you are obligated to pay assessments to City of Grand Prairie, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within

Crescent Heights PID (the "District") created under Subchapter A, Chapter 372, Local Government Code (insert Subchapter A, Chapter 372, Local Government Code, or Chapter 382, Local Government Code, as applicable)

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from City of Grand Prairie (insert name of municipality or county, as applicable). The exact amount of each annual installment will be approved each year by Grand Prairie City Council (insert name of city council or county commissioners court, as applicable) in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from City of Grand Prairie (insert name of municipality or county, as applicable).

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

Signature of Seller

Date

Signature of Seller

Date

The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

Signature of Buyer

Date

Signature of Buyer

Date



This form has been approved by the Texas Real Estate Commission for use with similarly approved or promulgated contract forms. Such approval relates to this form only. TREC forms are intended for use only by trained real estate license holders. No representation is made as to the legal validity or adequacy of any provision in any specific transactions. It is not suitable for complex transactions. Texas Real Estate Commission, P.O. Box 12188, Austin, TX 78711-2188, (512) 936-3000 (<http://www.trec.texas.gov>) TREC No. 53-0.