

*Holly Hill Road East
Community Development District*

Agenda

June 15, 2021

AGENDA

Holly Hill Road East

Community Development District

219 East Livingston Street, Orlando, Florida 32801

Phone: 407-841-5524 – Fax: 407-839-1526

June 8, 2021

**Board of Supervisors
Holly Hill Road East
Community Development District**

Dear Board Members:

A meeting of the Board of Supervisors of **Holly Hill Road East Community Development District** will be held **Tuesday, June 15, 2021 at 2:15 PM** at **The Holiday Inn, 200 Cypress Gardens Blvd., Winter Haven, FL 33880**. Masks are required to be worn at the meeting venue.

Those members of the public wishing to attend the meeting can do so using the information below:

Zoom Video Link: <https://zoom.us/j/92392871562>

Zoom Call-In Information: 1-646-876-9923

Meeting ID: 923 9287 1562

Following is the advance agenda for the meeting:

Board of Supervisors Meeting

1. Roll Call
2. Public Comment Period (¹Speakers will fill out a card and submit it to the District Manager prior to the beginning of the meeting)
3. Organizational Matters
 - A. Acceptance of Resignation from Scott Shapiro
 - B. Appointment to Fill the Vacant Board Seat
 - C. Administration of Oath to Newly Appointed Supervisor
 - D. Consideration of Resolution 2021-05 Electing Officers

¹ Comments will be limited to three (3) minutes

4. Approval of Minutes of the May 18, 2021 Board of Supervisors Meeting
5. Consideration of Conveyance Documents for Citrus Reserve
6. Staff Reports
 - A. Attorney
 - B. Engineer
 - C. Field Manager's Report
 - D. District Manager's Report
 - i. Approval of Check Register
 - ii. Balance Sheet & Income Statement
7. Other Business
8. Supervisors Requests and Audience Comments
9. Adjournment

SECTION III

SECTION A

I, Scott Shapiro, tender my resignation from the board of supervisors of the Holly Hill Road East CDD, effective immediately.

Thank you,

Scott Shapiro

Scott Shapiro
Supervisor

SECTION D

RESOLUTION 2021-05

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE HOLLY HILL ROAD EAST COMMUNITY DEVELOPMENT DISTRICT ELECTING THE OFFICERS OF THE DISTRICT, AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the Holly Hill Road East Community Development District (the “District”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*; and

WHEREAS, pursuant to Chapter 190, *Florida Statutes*, the Board of Supervisors (“**Board**”), shall organize by electing one of its members as Chair and by electing a Secretary, and such other officers as the Board may deem necessary.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE HOLLY HILL ROAD EAST COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. DISTRICT OFFICERS. The following persons are elected to the offices shown:

Chairperson	_____
Vice Chairperson	_____
Secretary	_____
Assistant Secretary	_____
Assistant Secretary	_____
Assistant Secretary	_____
Assistant Secretary	_____
Assistant Secretary	_____

SECTION 2. CONFLICTS. All Resolutions or parts of Resolutions in conflict herewith are hereby repealed to the extent of such conflict.

SECTION 3. EFFECTIVE DATE. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED this 15th day of June 2021

ATTEST:

**HOLLY HILL ROAD EAST COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

Chairperson, Board of Supervisors

MINUTES

**MINUTES OF MEETING
HOLLY HILL ROAD EAST
COMMUNITY DEVELOPMENT DISTRICT**

The regular Meeting of the Board of Supervisors of the Holly Hill Road East Community Development District was held on Tuesday, **May 18, 2021** at 3:30 p.m. at The Holiday Inn, 200 Cypress Gardens Blvd., Winter Haven, Florida.

Present and constituting a quorum were:

Rennie Heath	Vice Chairwoman
Patrick Marone	Assistant Secretary
Lauren Schwenk	Assistant Secretary

Also, present were:

Jill Burns	District Manager, GMS
Roy Van Wyk	Hopping, Green & Sams
Clayton Smith	GMS
Marshall Tindall	GMS

The following is a summary of the discussions and actions taken at the May 18, 2021, Holly Hill Road East Community Development District's Regular Board of Supervisor's Meeting.

FIRST ORDER OF BUSINESS

Roll Call

Ms. Burns called the meeting to order. There were three members present constituting a quorum.

SECOND ORDER OF BUSINESS

Public Comment Period

Ms. Burns noted there were no members of the public present and no comments.

THIRD ORDER OF BUSINESS

**Approval of Minutes of the February 16,
2021 Board of Supervisors Meetings**

Ms. Burns presented the February 16, 2021 meeting minutes and asked for questions, comments, corrections, or concerns on the minutes. The Board had no changes.

On MOTION by Mr. Heath, seconded by Ms. Schwenk, with all in favor, the Minutes of the February 16, 2021 Board of Supervisors Meetings, were approved.

FOURTH ORDER OF BUSINESS

**Consideration of Resolution 2021-03
Setting the Public Hearing and Approving
the Proposed Fiscal Year 2022 Budget
(Suggested Date: August 17, 2021)**

Ms. Burns reviewed the Fiscal Year 2022 budget for the Board. She noted that they will not be increasing the assessments. The assessment amount per lot is \$833.54. Ms. Burns suggested holding the public hearing on the budget on August 17, 2021.

On MOTION by Mr. Heath, seconded by Ms. Schwenk, with all in favor, Resolution 2021-03 Setting the Public Hearing for August 17, 2021 and Approving the Proposed Fiscal Year 2022 Budget, was approved.

FIFTH ORDER OF BUSINESS

**Consideration of Resolution 2021-04
Designating a Date, Time, and Location
for a Landowners' Meeting and Election**

Ms. Burns suggested holding the Landowners' meeting at the Board's regular November meeting on November 16, 2021 at 3:30 p.m.

On MOTION by Mr. Heath, seconded by Ms. Schwenk, with all in favor, Resolution 2021-04 Designating a Date, Time, and Location for a Landowners' Meeting and Election on November 16, 2021 at 3:30 p.m. at their current location, was approved.

SIXTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Mr. Van Wyk had nothing further to report.

B. Engineer

There being none, the next item was followed.

C. Field Manager's Report

i. Consideration of Landscaping Quotes to Add Citrus Landing and Citrus Reserve

a. Prince Landscaping

b. Yellowstone Landscaping

Mr. Smith reviewed his monthly report for the Board. He noted that they need to add the Citrus Landing and Citrus Reserve area to the landscape contract. He presented the Prince and Yellowstone proposals.

On MOTION by Mr. Heath, seconded by Ms. Schwenk, with all in favor, the Prince Landscaping Proposal and Quote to Add Citrus Landing and Citrus Reserve, was approved.

On MOTION by Mr. Heath, seconded by Ms. Schwenk, with all in favor, Terminating the Agreement with Yellowstone, was approved.

D. District Manager's Report

i. Approval of Check Register

Ms. Burns presented the check register, the Board had no questions.

On MOTION by Mr. Heath, seconded by Ms. Schwenk, with all in favor, the Check Register, was approved.

ii. Balance Sheet & Income Statement

Ms. Burns stated the financials were in the packet for review and asked for any questions. There were none.

iii. Summary of Series 2020 AA3 Requisitions #44 to #49

Ms. Burns reviewed the requisitions, the Board had no questions.

On MOTION by Mr. Heath, seconded by Ms. Schwenk, with all in favor, the Series 2020 AA3 Requisitions #44 to #49, were ratified.

iv. Presentation of Number of Registered Voters – 267

Ms. Burns noted that there are currently 267 registered voters in the District. That trips the threshold of 250, however the District was established in July of 2017 so the six years is not up until July 2023. The Board will transition to residents at that time.

NINTH ORDER OF BUSINESS

Other Business

There being none, the next item followed.

TENTH ORDER OF BUSINESS

**Supervisors Requests and Audience
Comments**

Mr. Heath showed interest in transitioning the seats to Lennar. Ms. Burns will look into transitioning the Board seats.

ELEVENTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Heath, seconded by Mr. Marone, with all in favor, the meeting was adjourned.

Secretary/Assistant Secretary

Chairman/Vice Chairman

SECTION V

LEGEND:

- PCP - PERMANENT CONTROL POINT - SET PK NAIL & DISK "PCP LB-8126" - UNLESS OTHERWISE NOTED
- PRM - PERMANENT REFERENCE MONUMENT - SET 4" X 4" CONCRETE MONUMENT AND CAP "PRM LB-8126"
- FCM - FOUND CONCRETE MONUMENT AS NOTED
- ± AND - MORE OR LESS / PLUS OR MINUS
- CT - CURVE LABEL (SEE CURVE TABLES)
- (CALC) - INFORMATION CALCULATED FROM FIELD MEASUREMENTS
- CB - CHORD BEARING
- CD - CHORD DISTANCE
- E - CENTERLINE
- D/A - CENTRAL ANGLE (DELTA)
- (I) - INFORMATION AS MEASURED BETWEEN FIELD MONUMENTATION
- FEMA - FEDERAL EMERGENCY MANAGEMENT AGENCY
- ID - IDENTIFICATION
- (D) - INFORMATION PER LEGAL DESCRIPTION
- L - ARC LENGTH
- L1 - LINE LABEL (SEE LINE TABLES)
- N&D - NAIL AND DISK
- No./ - NUMBER
- (NR) - NON-RADIAL
- OR/DR - OFFICIAL RECORDS
- FB - PLAT BOOK
- PC - PAGE(S)
- PK - PARKER KALON NAIL
- PSM - PROFESSIONAL SURVEYOR & MAPPER
- (RAD) - RADIAL
- R/W - RIGHT-OF-WAY
- R - RADIUS
- T - TANGENT LENGTH

SURVEYOR'S NOTES:

- BEARINGS BASED ON THE SOUTH BOUNDARY OF "NORTHROSE ESTATES" AS RECORDED IN PLAT BOOK 187, PAGES 8-10 (INCLUSIVE), PUBLIC RECORDS OF POLK COUNTY, FLORIDA, HAVING A GRID BEARING OF SOUTH 89°44'01" EAST BETWEEN FIELD MONUMENTATION.
- UNLESS OTHERWISE NOTED A 5/8" IRON ROD AND CAP "PENNONI LB-8126" MONUMENTATION SET AT ALL LOT CORNERS, POINTS OF INTERSECTION, AND CHANGES OF DIRECTION OF LINE WITHIN THE SUBDIVISION WHICH DO NOT REQUIRE A PRM OR PCP.
- THIS PLAT IS BASED ON A RECENT SURVEY MADE BY PENNONI ASSOCIATES, INC. IN COMPLIANCE WITH CHAPTER 177, FLORIDA STATUTES.
- PCP'S SET IN AN IMPERVIOUS SURFACE ARE A PK NAIL AND DISK "PENNONI LB-8126", UNLESS OTHERWISE NOTED.
- LANDS IN THE VICINITY OF THE DRAINAGE/RETENTION AREAS AND SWALES MAY BE SUBJECT TO TEMPORARY STANDING WATER WHEN CONDITIONS DECREASE THE RATE OF PERCOLATION AND DRAINAGE RUNOFF.
- PROPERTY OWNERS ARE RESPONSIBLE FOR MAINTENANCE OF VEGETATION (WOODS) IN THE RETENTION AREAS AND DRAINAGE SWALES LYING WITHIN THEIR RESPECTIVE LOT AND THE DESIGN IS TO BE LEFT UNCHANGED.
- ALL PLATTED UTILITY EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES IN ACCORDANCE WITH FLORIDA STATUTE 177.091 (28).
- THE PLATTED LANDS ARE LOCATED WITHIN ZONES "A" AND "X" ACCORDING TO THE FLOOD INSURANCE RATE MAP FOR POLK COUNTY, COMMUNITY PANEL NUMBER 12105022200, EFFECTIVE DATE OF 12/22/2018.
- CONSTRUCTION AND EASEMENT AGREEMENT RECORDED IN O.R. BOOK 10885, PAGE 604, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. THE "TEMPORARY CONSTRUCTION EASEMENT" IS DEPICTED ON SHEETS 2, 3 AND 4 OF THIS PLAT. THE RECORDED DOCUMENT CONTAINS THE FOLLOWING STATEMENT: "UPON THE OCCURRENCE OF THE UTILITY STATION FACILITIES DEDICATION, THE TEMPORARY CONSTRUCTION EASEMENT SHALL AUTOMATICALLY BE EXTINGUISHED AND OF NO FURTHER FORCE OR EFFECT AND DEVELOPER SHALL BE RELEASED FROM AND NO LONGER A PARTY TO THIS AGREEMENT, EFFECTIVE AS OF THE DATE OF THE UTILITY STATION FACILITIES DEDICATION".
- MAINTENANCE OF DESIGN FUNCTION OF STORMWATER MANAGEMENT SYSTEM AND MAINTENANCE OF VEGETATIVE GROWTH IN THE DRAINAGE EASEMENTS AND ROAD RIGHT OF WAY IS THE RESPONSIBILITY OF THE LOT OWNERS AND/OR THE HOLLY HILL ROAD EAST COMMUNITY DEVELOPMENT DISTRICT AND SHALL NOT BE MAINTAINED BY PUBLIC/MUNICIPAL FUNDS.

TRACT USAGE TABLE

TRACTS A & B ARE BUFFER AREAS / OPEN SPACE, AND WALL/FENCE/LANDSCAPE/SIGN AREAS, TO BE OWNED AND MAINTAINED BY THE HOLLY HILL ROAD EAST COMMUNITY DEVELOPMENT DISTRICT.

TRACT C IS AN OPEN SPACE, DRAINAGE, WETLAND, PRESERVATION, UPLAND BUFFER, DRAINAGE/RETENTION, RECREATION AREA TO BE OWNED AND MAINTAINED BY THE HOLLY HILL ROAD EAST COMMUNITY DEVELOPMENT DISTRICT.

TRACTS D, E AND I ARE AN OPEN SPACE, DRAINAGE, DRAINAGE/RETENTION AREAS TO BE OWNED AND MAINTAINED BY THE HOLLY HILL ROAD EAST COMMUNITY DEVELOPMENT DISTRICT.

TRACT F IS A UTILITY STATION AND APPURTENANCES TRACT DEDICATED TO, AND TO BE OWNED AND MAINTAINED BY THE CITY OF DAVENPORT.

TRACTS G AND H ARE BUFFER AND OPEN SPACE AREAS TO BE OWNED AND MAINTAINED BY THE HOLLY HILL ROAD EAST COMMUNITY DEVELOPMENT DISTRICT.

FLOOD HAZARD WARNING:

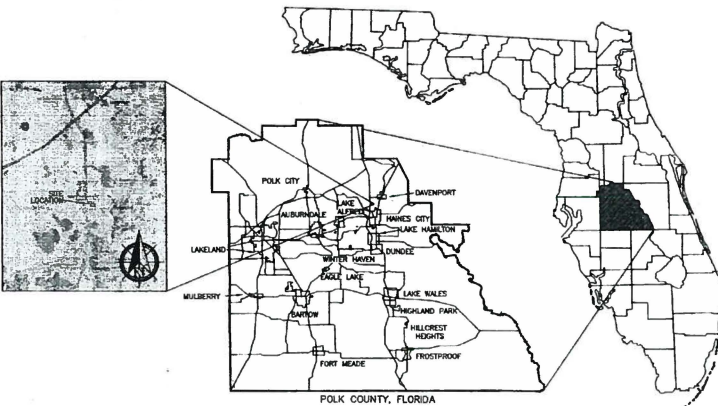
THIS PROPERTY MAY BE SUBJECT TO FLOODING. YOU SHOULD CONTACT POLK COUNTY AND OBTAIN THE LATEST INFORMATION ON FLOOD ELEVATIONS AND RESTRICTIONS BEFORE MAKING PLANS FOR THE USE OF THIS PROPERTY. EVEN MEETING POLK COUNTY STANDARDS DOES NOT ENSURE THAT ANY IMPROVEMENTS SUCH AS STRUCTURES, DRIVEWAYS, YARDS, SANITARY SEWER SYSTEMS AND WATER WELL SYSTEMS WILL NOT BE FLOODED IN CERTAIN RAIN EVENTS.

NOTICE:

THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

CITRUS RESERVE

A REPLAT OF TRACTS 12, 13, 14, 21, 22, 23 AND 24 OF "FLORIDA DEVELOPMENT CO. TRACT" AS RECORDED IN PLAT BOOK 3, PAGES 60-63 (INCLUSIVE) OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, IN THE SOUTHWEST 1/4 OF SECTION 5, TOWNSHIP 27 SOUTH, RANGE 27 EAST, CITY OF DAVENPORT, POLK COUNTY, STATE OF FLORIDA



VICINITY MAP

NOT TO SCALE

LEGAL DESCRIPTION

TRACTS 12, 13, AND 14 IN THE SOUTHWEST 1/4 OF SECTION 5, TOWNSHIP 27 SOUTH, RANGE 27 EAST, OF "FLORIDA DEVELOPMENT CO. TRACT," ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 3, PAGES 60-63 (INCLUSIVE), PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

AND

THE NORTH 1/2 OF THAT CERTAIN 30 FOOT WIDE PLATTED UN-NAMED/UNOPENED RIGHT-OF-WAY LYING SOUTH OF, AND CONTIGUOUS WITH THE SOUTH BOUNDARY OF TRACTS 12, 13, AND 14 IN THE SOUTHWEST 1/4 OF SECTION 5, TOWNSHIP 27 SOUTH, RANGE 27 EAST, OF "FLORIDA DEVELOPMENT CO. TRACT," ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 3, PAGES 60-63 (INCLUSIVE), PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

AND

TRACTS 21, 22, AND 23 IN THE SOUTHWEST 1/4 OF SECTION 5, TOWNSHIP 27 SOUTH, RANGE 27 EAST, OF "FLORIDA DEVELOPMENT CO. TRACT," ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 3, PAGES 60-63 (INCLUSIVE), PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

AND

THE SOUTH 1/2 OF THAT CERTAIN 30 FOOT WIDE PLATTED, UN-NAMED/UNOPENED RIGHT-OF-WAY LYING NORTH OF, AND CONTIGUOUS WITH THE NORTH BOUNDARY OF TRACTS 21, 22, AND 23 IN THE SOUTHWEST 1/4 OF SECTION 5, TOWNSHIP 27 SOUTH, RANGE 27 EAST, OF "FLORIDA DEVELOPMENT CO. TRACT," ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 3, PAGES 60-63 (INCLUSIVE), PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

AND

TRACT 24 IN THE SOUTHWEST 1/4 OF SECTION 5, TOWNSHIP 27 SOUTH, RANGE 27 EAST, OF "FLORIDA DEVELOPMENT CO. TRACT," ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 3, PAGES 60-63 (INCLUSIVE), PUBLIC RECORDS OF POLK COUNTY, FLORIDA, LESS THE SOUTH 114 FEET THEREOF, AND LESS THE EAST 25 FEET THEREOF.

AND

THE SOUTH 1/2 OF THAT CERTAIN 30 FOOT WIDE PLATTED, UN-NAMED/UNOPENED RIGHT-OF-WAY LYING NORTH OF, AND CONTIGUOUS WITH THE NORTH BOUNDARY OF TRACT 24 IN THE SOUTHWEST 1/4 OF SECTION 5, TOWNSHIP 27 SOUTH, RANGE 27 EAST, OF "FLORIDA DEVELOPMENT CO. TRACT," ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 3, PAGES 60-63 (INCLUSIVE), PUBLIC RECORDS OF POLK COUNTY, FLORIDA, LESS THE EAST 25 FEET THEREOF.

AND

THE SOUTH 114 FEET OF TRACT 24 IN THE SOUTHWEST 1/4 OF SECTION 5, TOWNSHIP 27 SOUTH, RANGE 27 EAST, OF "FLORIDA DEVELOPMENT CO. TRACT," ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 3, PAGES 60-63 (INCLUSIVE), PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

THE ABOVE COMBINED LANDS CONTAIN 34.57 ACRES, MORE OR LESS.

MORTGAGEE APPROVAL:

STATE OF FLORIDA,
COUNTY OF POLK

KNOW ALL MEN BY THESE PRESENTS THAT LENNAR HOMES, LLC, A FLORIDA LIMITED LIABILITY COMPANY, AS MORTGAGEE OF A PORTION OF THE LANDS SHOWN HEREON DOES HEREBY CONSENT TO AND JOIN WITH THE OWNER'S DEDICATION AS STATED HEREON.

Philip Alande
WITNESS
PRINTED NAME: Philip Alande

MARC A. DONALD
WITNESS
PRINTED NAME: MARC A. DONALD

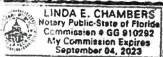
LENNAR HOMES, LLC,
A FLORIDA LIMITED LIABILITY COMPANY

BY: *Brook Nichols*
PRINTED NAME: Brook Nichols
TITLE: Vice President

ACKNOWLEDGMENT:

STATE OF FLORIDA,
COUNTY OF POLK

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF PHYSICAL PRESENCE OR ONLINE NOTARIZATION, THIS DAY OF December, 2020, BY (PRINTED NAME) BROOK NICHOLS AS (PRINTED TITLE) VICE PRESIDENT OF LENNAR HOMES, LLC, A FLORIDA LIMITED LIABILITY COMPANY, ON BEHALF OF THE COMPANY, WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED AS IDENTIFICATION.



Linda E. Chambers
NOTARY PUBLIC
PRINTED NAME: LINDA E. CHAMBERS

MY COMMISSION EXPIRES: 9-4-2023

PLAT BOOK 181 PAGE 37

SHEET 1 OF 4

CITY SURVEYOR APPROVAL:

STATE OF FLORIDA,
CITY OF DAVENPORT
COUNTY OF POLK

THIS PLAT HAS BEEN REVIEWED AND FOUND TO BE SUBSTANTIALLY IN COMPLIANCE WITH THE PROVISIONS OF CHAPTER 177, FLORIDA STATUTES, RELATING TO THE MAKING OF MAPS AND PLATS.

Fred Ammermann
BY: FRED P. AMMERMANN DATE: 11/16/20
FLORIDA PROFESSIONAL SURVEYOR & MAPPER
FLORIDA LICENSE NUMBER: 454220

DAVENPORT CITY COMMISSION APPROVAL:

STATE OF FLORIDA,
CITY OF DAVENPORT
COUNTY OF POLK

THIS PLAT IS HEREBY APPROVED BY THE CITY COMMISSION OF THE CITY OF DAVENPORT, FLORIDA THIS 16 DAY OF November, 2020.

H.B. Robinson
BY: MAYOR H.B. ROBINSON

Raquel Castillo
BY: RAQUEL CASTILLO, CITY MANAGER

ATTEST: *Raquel Castillo*
RAQUEL CASTILLO, CITY CLERK

CIRCUIT CLERK'S CERTIFICATE:

STATE OF FLORIDA,
COUNTY OF POLK

I, STACY M. BUTTERFIELD, CLERK OF THE CIRCUIT COURT, POLK COUNTY, FLORIDA, DO HEREBY CERTIFY THAT THIS PLAT HAS BEEN ACCEPTED FOR RECORDING THIS 17th DAY OF December, 2020.

Stacy M. Butterfield
CLERK OF THE CIRCUIT COURT
By: Jennifer Leidinger
Deputy Clerk

DEDICATION:

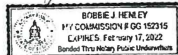
STATE OF FLORIDA,
COUNTY OF POLK

KNOW ALL MEN BY THESE PRESENTS THAT TAMKNIGHT, LLC, A FLORIDA LIMITED LIABILITY COMPANY, OWNER OF THE LANDS SHOWN HEREON HAS CAUSED THIS PLAT OF "CITRUS RESERVE" TO BE MADE AND HEREBY DEDICATES THE INTERNAL STREETS, DRIVES AND RIGHTS-OF-WAY DEPICTED HEREON, TO THE HOLLY HILL ROAD EAST COMMUNITY DEVELOPMENT DISTRICT, ITS SUCCESSORS AND ASSIGNS FOR THE PERPETUAL USE BY THE PUBLIC; AND HEREBY DEDICATES TO THE PUBLIC FOREVER, THE ADDITIONAL RIGHT-OF-WAY FOR HOLLY HILL ROAD AS INDICATED HEREON, AND HEREBY DEDICATES TO THE PUBLIC, INCLUDING BUT NOT LIMITED TO THE CITY OF DAVENPORT ITS SUCCESSORS AND ASSIGNS FOREVER, THE PUBLIC UTILITY EASEMENTS DEPICTED HEREON, AND HEREBY DEDICATES TO THE HOLLY HILL ROAD EAST COMMUNITY DEVELOPMENT DISTRICT, WITH JURISDICTION OVER THE LANDS DESCRIBED IN THIS PLAT, ESTABLISHED PURSUANT TO CHAPTER 180, FLORIDA STATUTES, FOR PERPETUAL OWNERSHIP AND MAINTENANCE, TRACTS "A", "B", "C", "D", "E", "G", "H" AND "I". THE DRAINAGE EASEMENTS, THE WALL AND LANDSCAPE EASEMENTS, AND THE WALL AND MAINTENANCE EASEMENTS FOR THE PURPOSES INDICATED; AND HEREBY DEDICATES TO THE CITY OF DAVENPORT, ITS SUCCESSORS AND ASSIGNS FOREVER, TRACT "F" AND THE WATER MAIN EASEMENT FOR THE PURPOSE INDICATED, AND HEREBY DEDICATES TO THE PROVIDERS OF PUBLIC UTILITIES FOREVER ALL PUBLIC UTILITY EASEMENTS AS SHOWN ON THIS PLAT FOR THE PURPOSES OF INSTALLING, MAINTAINING AND OPERATING THE UTILITIES INSTALLED THEREIN.

Philip Alande
WITNESS
PRINTED NAME: Philip Alande
Adam Rhineland
WITNESS
PRINTED NAME: Adam Rhineland

TAMKNIGHT, LLC
A FLORIDA LIMITED LIABILITY COMPANY

BY: *Jeffrey C. Knight*
PRINTED NAME: JEFFREY C. KNIGHT
TITLE: MANAGER



ACKNOWLEDGMENT:

STATE OF FLORIDA,
COUNTY OF POLK

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF PHYSICAL PRESENCE OR ONLINE NOTARIZATION, THIS DAY OF November, 2020, BY (PRINTED NAME) JEFFREY C. KNIGHT AS (PRINTED TITLE) MANAGER OF TAMKNIGHT, LLC, A FLORIDA LIMITED LIABILITY COMPANY, ON BEHALF OF THE COMPANY, WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED AS IDENTIFICATION.

Robert J. Henry
NOTARY PUBLIC
PRINTED NAME: Robert Henry

MY COMMISSION EXPIRES: 2/17/22

PREPARING SURVEYOR'S STATEMENT:

STATE OF FLORIDA,
COUNTY OF POLK

I HEREBY STATE THAT THIS PLAT OF "CITRUS RESERVE" WAS PREPARED UNDER MY DIRECTION AND SUPERVISION AND THAT THE PLAT COMPLIES WITH ALL THE SURVEY REQUIREMENTS OF CHAPTER 177, PART I, FLORIDA STATUTES, AND THAT ALL PRIOR HAVE BEEN SET, AND PCP'S AND OTHER MONUMENTATION WILL BE SET AS SHOWN OR NOTED.

Bryan C. Pennoni
BRYAN C. PENNONI
PROFESSIONAL SURVEYOR AND MAPPER
REGISTRATION NO. 7140
PENNONI ASSOCIATES INC.
REGISTRATION NO. 0188

DATE: 11-12-2020



PENNONI ASSOCIATES INC.
401 Third Street SW
Winter Haven, FL 33880
T 863.324.1112 F 863.284.6185
LB 8126

LEGEND:

- PCP - PERMANENT CONTROL POINT - SET PK NAIL & DISK
"PCP LB-8126" - UNLESS OTHERWISE NOTED
- PRM - PERMANENT REFERENCE MONUMENT - SET 4" X 4"
CONCRETE MONUMENT AND CAP "PRM LB-8126"
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- FEMA - FEDERAL EMERGENCY MANAGEMENT AGENCY
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- OR/O.R. - OFFICIAL RECORDS
- PB - PLAT BOOK
- PG - PAGE(S)
- PK - PARKER KALON NAIL
- PSM - PROFESSIONAL SURVEYOR & MAPPER
- (RAD) - RADIAL
- R/W - RIGHT-OF-WAY
- R - RADIUS
- T - TANGENT LENGTH

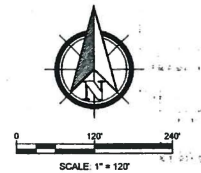


INDICATES:
"TEMPORARY CONSTRUCTION EASEMENT"
(PER D.R. BOOK 10885, PAGE 600)
SEE SURVEYOR'S NOTE 9 ON SHEET 1

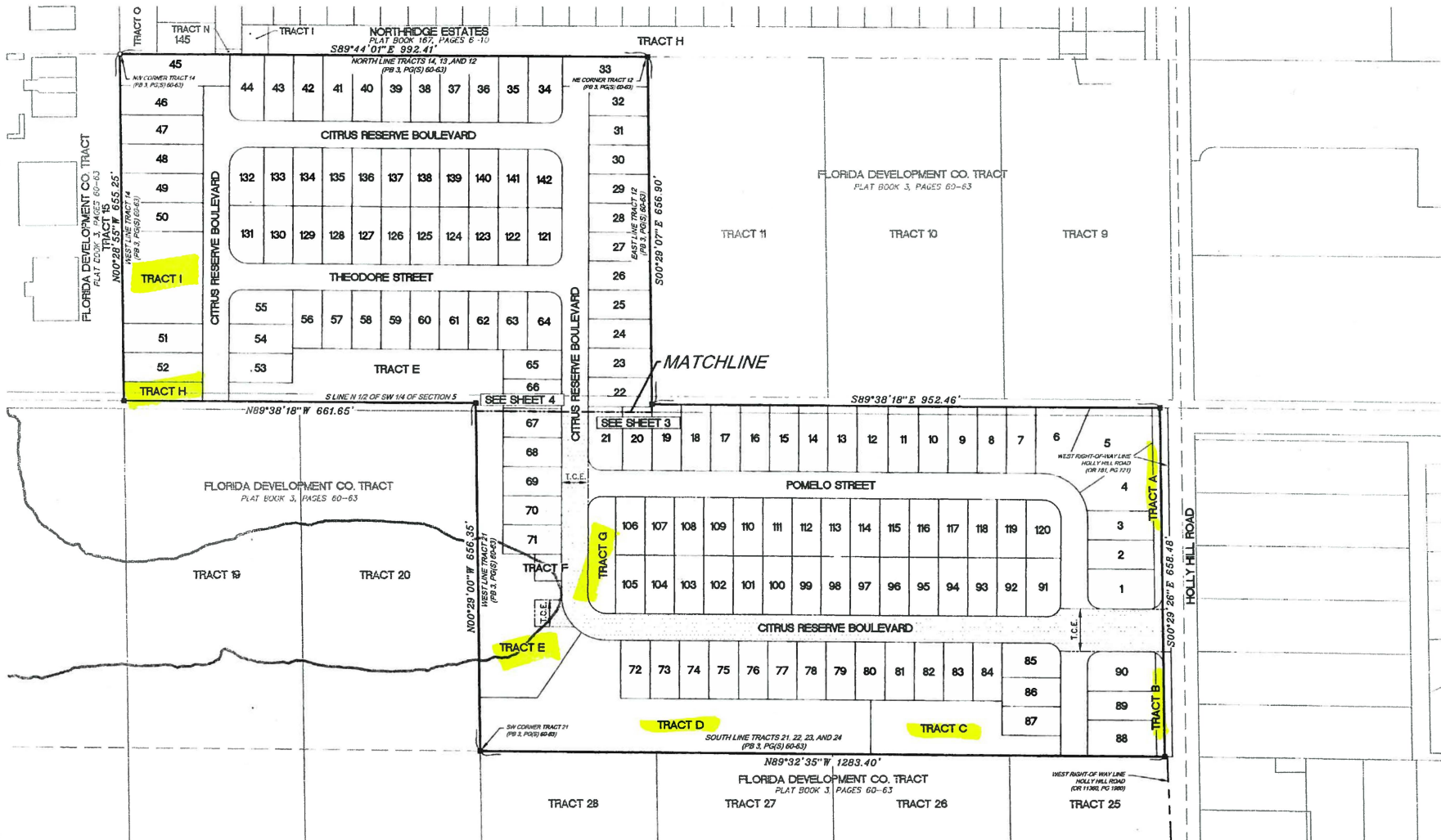
CITRUS RESERVE

A REPLAT OF TRACTS 12, 13, 14, 21, 22, 23 AND 24 OF "FLORIDA DEVELOPMENT CO. TRACT" AS RECORDED IN PLAT BOOK 3, PAGES 60-63 (INCLUSIVE) OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, IN THE SOUTHWEST 1/4 OF SECTION 5, TOWNSHIP 27 SOUTH, RANGE 27 EAST, CITY OF DAVENPORT, POLK COUNTY, STATE OF FLORIDA

PLAT BOOK 181 PAGE 38
SHEET 2 OF 4



SEE SHEETS 3 AND 4 FOR LOT, TRACT, CENTERLINE AND EASEMENT DETAILS
OVERALL BOUNDARY AND KEY MAP
(SCALE 1"=120')



TRACT USAGE TABLE

TRACTS A & B ARE BUFFER AREAS / OPEN SPACE, AND WILDLIFE/LANDSCAPE/DOCK AREAS, TO BE OWNED AND MAINTAINED BY THE HOLLY HILL ROAD EAST COMMUNITY DEVELOPMENT DISTRICT.

TRACT C IS AN OPEN SPACE, DRAINAGE, WETLAND PRESERVATION, UPLAND BUFFER, DRAINAGE/RETENTION, RECREATION AREA TO BE OWNED AND MAINTAINED BY THE HOLLY HILL ROAD EAST COMMUNITY DEVELOPMENT DISTRICT.

TRACTS D, E AND I ARE AN OPEN SPACE, DRAINAGE, DRAINAGE/RETENTION AREAS TO BE OWNED AND MAINTAINED BY THE HOLLY HILL ROAD EAST COMMUNITY DEVELOPMENT DISTRICT.

TRACT F IS A LIFT STATION AND APPURTENANCES TRACT DEDICATED TO, AND TO BE OWNED AND MAINTAINED BY THE CITY OF DAVENPORT.

TRACTS G AND H ARE BUFFER AND OPEN SPACE AREAS TO BE OWNED AND MAINTAINED BY THE HOLLY HILL ROAD EAST COMMUNITY DEVELOPMENT DISTRICT.

FLOOD HAZARD WARNING:

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NOTICE:

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THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.



PENNONI ASSOCIATES INC.
401 Third Street SW
Winter Haven, FL 33880
T 863.324.1112 F 863.294.6185
LB 8126

CITRUS RESERVE

PLAT BOOK 181 PAGE 39

SHEET 3 OF 4

LEGEND:

- PCP - PERMANENT CONTROL POINT - SET PK NAIL & DISK
- PCP - PERMANENT CONTROL POINT - SET PK NAIL & DISK
- PRM - PERMANENT REFERENCE MONUMENT - SET 4" X 4" CONCRETE MONUMENT AND CAP "PRM LB-6126"
- FCM - FOUND CONCRETE MONUMENT AS NOTED
- AND
- ± - MORE OR LESS / PLUS OR MINUS
- ± - CURVE LABEL (SEE CURVE TABLES)
- (CALC) - INFORMATION CALCULATED FROM FIELD MEASUREMENTS
- CB - CHORD BEARING
- CD - CHORD DISTANCE
- C - CENTERLINE
- Δ/A - CENTRAL ANGLE (DELTA)
- (F) - INFORMATION AS MEASURED BETWEEN FIELD MONUMENTATION
- FEMA - FEDERAL EMERGENCY MANAGEMENT AGENCY
- ID - IDENTIFICATION
- (D) - INFORMATION PER LEGAL DESCRIPTION
- L - ARC LENGTH
- L1 - LINE LABEL (SEE LINE TABLES)
- N&D - NAIL AND DISK
- No./# - NUMBER
- (NR) - NON-RADIAL
- OFF/O.R. - OFFICIAL RECORDS
- PB - PLAT BOOK
- PG - PAGE(S)
- PK - PARKER KALON NAIL
- PSM - PROFESSIONAL SURVEYOR & MAPPER
- (RAD) - RADIAL
- R/W - RIGHT-OF-WAY
- R - RADIUS
- T - TANGENT LENGTH

INDICATES:
TEMPORARY CONSTRUCTION EASEMENT
(PER D.R. BOOK 10895, PAGE 800)
SEE SURVEYOR'S NOTE 9 ON SHEET 1

A REPLAT OF TRACTS 12, 13, 14, 21, 22, 23 AND 24 OF "FLORIDA DEVELOPMENT CO. TRACT" AS RECORDED IN PLAT BOOK 3, PAGES 60-63 (INCLUSIVE) OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, IN THE SOUTHWEST 1/4 OF SECTION 5, TOWNSHIP 27 SOUTH, RANGE 27 EAST, CITY OF DAVENPORT, POLK COUNTY, STATE OF FLORIDA

Curve Table					
Curve #	Length	Radius	Delta	Chord Length	Chord Bearing
INTENTIONALLY DELETED					
C1					
C2	39.27'	25.00'	90° 00' 00"	35.36'	N44° 38' 18"W
C3	39.27'	25.00'	90° 00' 00"	35.36'	N45° 21' 42"E
C4	39.27'	25.00'	90° 00' 00"	35.36'	N44° 38' 18"W
C5	39.27'	25.00'	90° 00' 00"	35.36'	N45° 21' 42"E
C6	39.27'	25.00'	90° 00' 00"	35.36'	N44° 38' 18"W
C7	54.98'	35.00'	90° 00' 00"	49.50'	N44° 38' 18"W
C8	94.25'	60.00'	90° 00' 00"	84.85'	N44° 38' 18"W
INTENTIONALLY DELETED					
C9					
C10	54.98'	35.00'	90° 00' 00"	49.50'	N44° 38' 18"W
C11	94.25'	60.00'	90° 00' 00"	84.85'	N44° 38' 18"W
INTENTIONALLY DELETED					
C12					
C13	39.27'	25.00'	90° 00' 00"	35.36'	N45° 21' 42"E
C14	39.27'	25.00'	90° 00' 00"	35.36'	N44° 38' 18"W
C15	39.27'	25.00'	90° 00' 00"	35.36'	N44° 38' 18"W
C16	39.27'	25.00'	90° 00' 00"	35.36'	N45° 21' 42"E
C17	54.98'	35.00'	90° 00' 00"	49.50'	N44° 38' 18"W
INTENTIONALLY DELETED					
C18					
C19	39.27'	25.00'	90° 00' 00"	35.36'	N45° 21' 42"E
C20	54.98'	35.00'	90° 00' 00"	49.50'	N45° 21' 42"E
INTENTIONALLY DELETED					
C21					
C22	39.27'	25.00'	90° 00' 00"	35.36'	N44° 38' 18"W
C23	39.27'	25.00'	90° 00' 00"	35.36'	N45° 21' 42"E
C24	54.98'	35.00'	90° 00' 00"	49.50'	N44° 38' 18"W
INTENTIONALLY DELETED					
C25					
C26	28.99'	25.00'	66° 25' 08"	27.39'	N33° 42' 11"W
C27	9.92'	25.00'	22° 43' 33"	9.65'	N78° 16' 32"W
C28	10.66'	25.00'	24° 25' 49"	10.58'	N78° 08' 47"E
C29	28.99'	25.00'	66° 25' 18"	27.39'	N32° 43' 13"E
C30	15.08'	85.00'	10° 09' 51"	15.06'	N04° 43' 14"W
C31	36.83'	85.00'	24° 49' 40"	36.55'	N22° 13' 00"W
C32	47.38'	85.00'	31° 56' 14"	46.77'	N50° 35' 57"W
C33	34.23'	85.00'	23° 04' 15"	34.00'	N78° 06' 11"W
C34	49.95'	85.00'	33° 40' 07"	49.23'	N72° 48' 15"W
C35	83.57'	85.00'	56° 19' 53"	80.24'	N27° 48' 15"W

TRACT USAGE TABLE

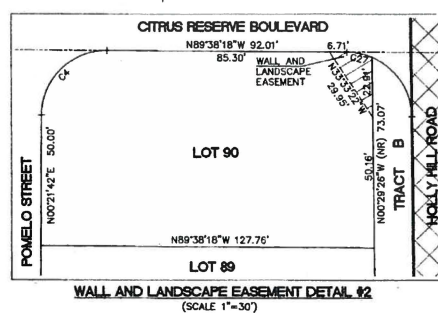
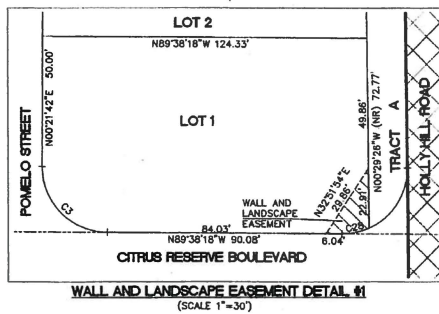
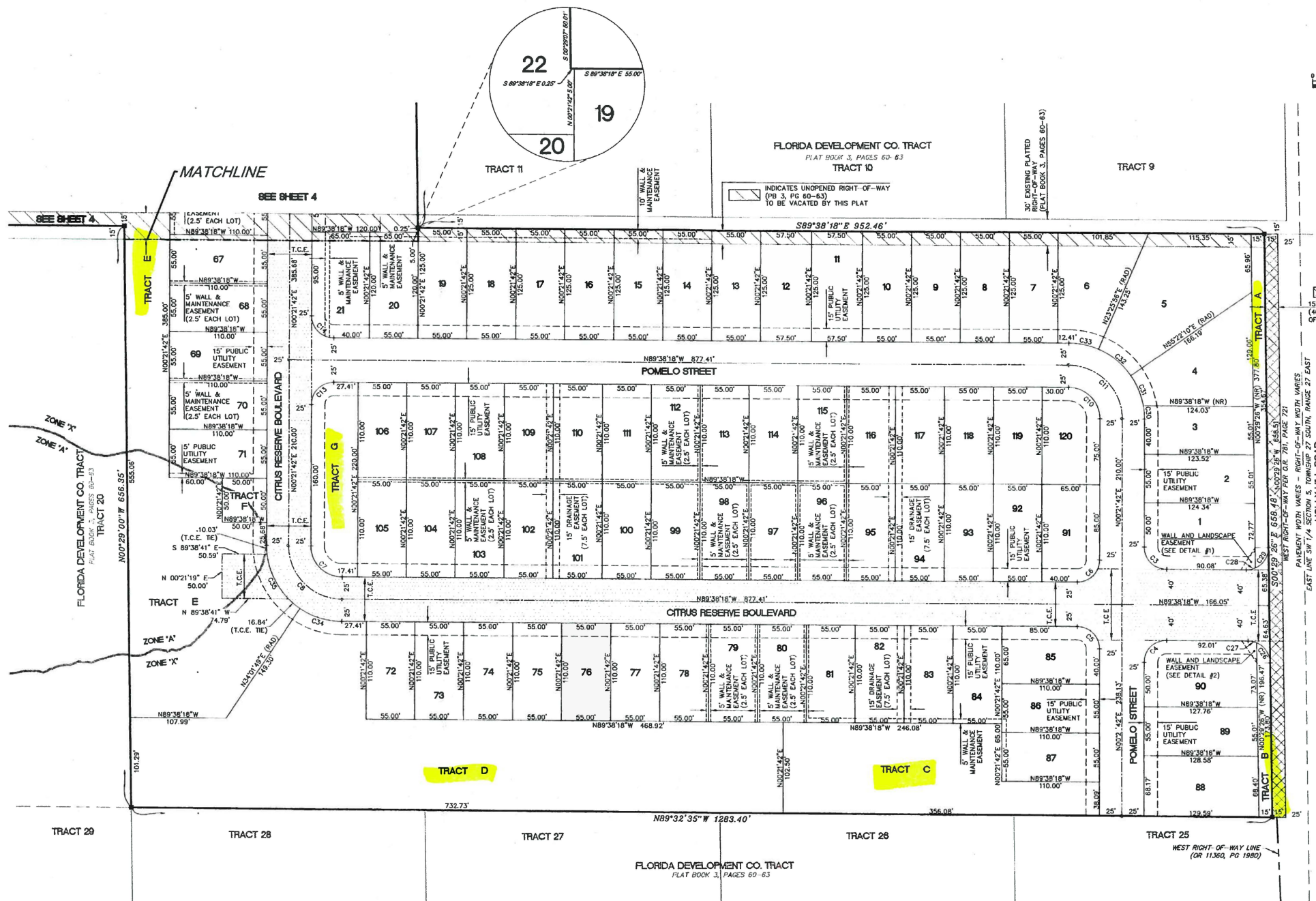
- TRACTS A & B ARE BUFFER AREAS / OPEN SPACE, WALL, FENCE, LANDSCAPE, SIGN AREAS, TO BE OWNED AND MAINTAINED BY THE HOLLY HILL ROAD EAST COMMUNITY DEVELOPMENT DISTRICT.
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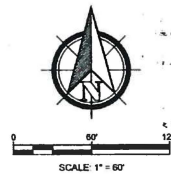


Pennoni

PENNONI ASSOCIATES INC.
401 Third Street SW
Winter Haven, FL 33880
T 863.324.1112 F 863.294.6185
LB 6126

CITRUS RESERVE

PLAT BOOK 181 PAGE 40
SHEET 4 OF 4



LEGEND:

- PCP - PERMANENT CONTROL POINT - SET PK NAIL & DISK
"PCP LB-8126" - UNLESS OTHERWISE NOTED
- PRM - PERMANENT REFERENCE MONUMENT - SET 4" X 4"
CONCRETE MONUMENT AND CAP "PRM LB-8126"
- FCM - FOUND CONCRETE MONUMENT AS NOTED
- = AND
- = MORE OR LESS / PLUS OR MINUS
- = CURVE LABEL (SEE CURVE TABLES)
- = INFORMATION CALCULATED FROM FIELD MEASUREMENTS
- CS - CHORD BEARING
- CD - CHORD DISTANCE
- C - CENTERLINE
- D/A - CENTRAL ANGLE (DELTA)
- (F) - INFORMATION AS MEASURED BETWEEN FIELD MONUMENTATION
- FEMA - FEDERAL EMERGENCY MANAGEMENT AGENCY
- ID - IDENTIFICATION
- (D) - INFORMATION PER LEGAL DESCRIPTION
- L - ARC LENGTH
- LI - LINE LABEL (SEE LINE TABLES)
- N&D - NAIL AND DISK
- Nb./# - NUMBER
- (NR) - NON-RADIAL
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INDICATES:
"TEMPORARY CONSTRUCTION EASEMENT"
(PER O.R. BOOK 10685, PAGE 600)
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TRACT USAGE TABLE

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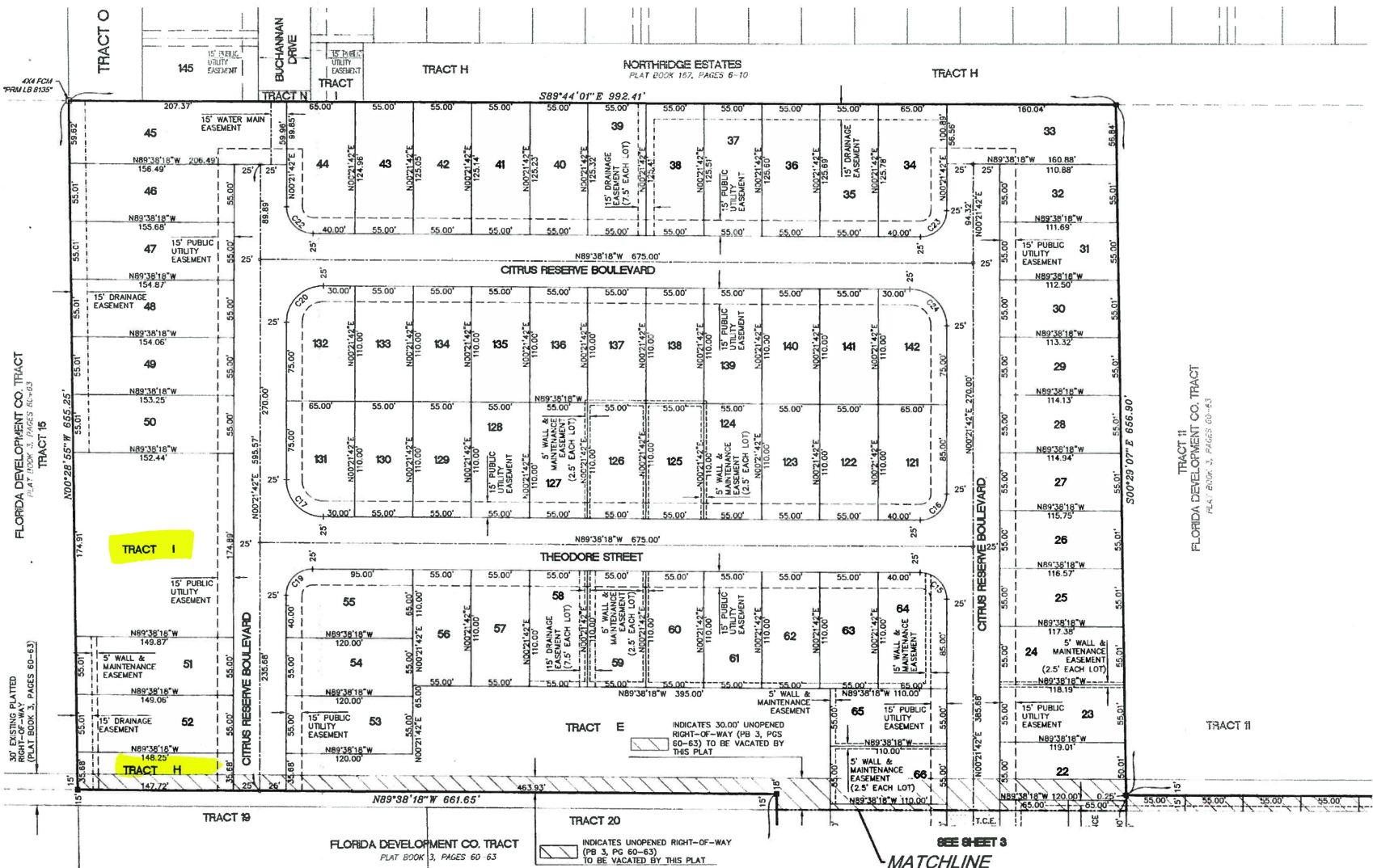
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PENNONI ASSOCIATES INC.
401 Third Street SW
Winter Haven, FL 33880
T 863.324.1112 F 863.294.6185
LB 8128



STRAUGHN & TURNER, P.A.

ATTORNEYS AND COUNSELORS AT LAW

RICHARD E. STRAUGHN

MARK G. TURNER

*DOUGLAS A. LOCKWOOD, III

MARK W. MANGEN

*BOARD CERTIFIED IN CIVIL TRIAL LAW

JACK STRAUGHN

(1925-2000)

June 4, 2021

Holly Hill Road East Community Development District
c/o Governmental Management Services- CFL, LLC
219 E. Livingston Street
Orlando, FL 32801

Re: Holly Hill Road East Community Development District

Gentlemen:

Pursuant to Florida Statute 177.041, I have completed a title search of the following described property situated in Polk County, Florida:

See Exhibit "A" attached hereto and made a part hereof for legal description.

In my legal opinion, marketable fee simple title is vested TAMKNIGHT, LLC by Special Warranty Deed recorded in O.R. Book 11152, Page 943, Public Records of Polk County, Florida. This search does not cover matters other than those recorded in the public records of Polk County. The effective dates of this search are from the earliest public records through and including May 25, 2021, at 11:00 pm.

The only liens, easements, judgments, mortgages and other encumbrances on the property are listed below:

1. Collateral Assignment and Assumption of Development Rights Relating To the Assessment Area 4 Project recorded in O.R. Book 11353, Page 108, Public Records of Polk County, Florida.
2. Holly Hill Road East Community Development District Notice of Lien of Special Assessments for Holly Hill Road East Community Development District special Assessment Bonds, Series 2020 (Assessment Area 3 Project) and Holly Hill Road East Community Development District Special Assessment Bonds, Series 2020 (Assessment Area 4 Project) recorded in O.R. Book 11398, Page 1859, Public Records of Polk County, Florida.
3. Any lien or claim of lien for services, labor or materials which may take priority over the estate or interest insured by reason of that certain Notice of Commencement recorded July 1, 2020, under O.R. Book 11283, Page 2129, Public Records of Polk County, Florida.
4. Declaration of Consent To Jurisdiction of Holly Hill Road East Community Development District and To Imposition of Special Assessments (Assessment Area 4) recorded in O.R. Book 11353, Page 121, Public Records of Polk County, Florida.

5. Agreement By and Between the Holly Hill Road East Community Development District and Tamknight, LLC Regarding True-Up As To Assessment Area 4 Special Assessments recorded in O.R. Book 11353, Page 68, Public Records of Polk County, Florida.
6. Second Amended and Restated Disclosure of Public Financing and Maintenance of Improvements To Real Property Undertaken By The Holly Hill Road East Community Development District recorded in O.R. Book 11398, Page 1867, Public Records of Polk County, Florida.
7. All matters contained on the Plat of Citrus Reserve, as recorded in Plat Book 181, Page 37, Public Records of Polk County, Florida.
8. Any lien or claim of lien for services, labor or materials which may take priority over the estate or interest insured by reason of that certain Notice of Commencement recorded December 22, 2020, under O.R. Book 11506, Page 310, Public Records of Polk County, Florida
9. Any lien or claim of lien for services, labor or materials which may take priority over the estate or interest insured by reason of that certain Notice of Commencement recorded February 2, 2021, under O.R. Book 11562, Page 1905, Public Records of Polk County, Florida. (We are unable to determine if this pertains to subject property)
10. Any lien or claim of lien for services, labor or materials which may take priority over the estate or interest insured by reason of that certain Notice of Commencement recorded February 12, 2021, under O.R. Book 11579, Page 811, Public Records of Polk County, Florida. (We are unable to determine if this pertains to subject property)
11. Covenants, conditions, and restrictions recorded in O.R. Book 11575, Page 913, together with Amendment in O.R. Book 11627, Page 1113, Public Records of Polk County, Florida, which contain provisions creating easements and/or assessments.
12. Note: The subject property appears to border on a body of water.

Sincerely,
STRAUGHN & TURNER, P. A.

A handwritten signature in blue ink, appearing to be 'Mark W. Mangen', with a stylized flourish at the end.

Mark W. Mangen

Exhibit "A"

Tracts A, B, C, D, E, G, H and I, CITRUS RESERVE, according to the map or plat thereof as recorded in Plat Book 181, Page 37, Public Records of Polk County, Florida.

PREPARED BY AND RETURN TO:

Michelle K. Rigoni, Esquire
HOPPING GREEN & SAMS, P.A.
119 South Monroe Street, Suite 300
Tallahassee, Florida 32301

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED is executed as of this _____ day of _____, 2021, by **TAMKNIGHT, LLC**, a Florida limited liability company, with a mailing address of 2476 N. Essex Avenue, Hernando, Florida 34442 (hereinafter called the “grantor”), in favor of **HOLLY HILL ROAD EAST COMMUNITY DEVELOPMENT DISTRICT**, a local unit of special-purpose government, with a mailing address of 219 East Livingston Street, Orlando, Florida 32801 (hereinafter called the “grantee”).

[Wherever used herein, the terms “grantor” and “grantee” shall include the singular and plural, heirs, legal representatives, successors and assigns of individuals, and the successors and assigns of corporations, as the context requires.]

WITNESSETH:

That the grantor, for and in consideration of the sum of \$10.00 and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in Polk County, Florida, further described as:

Tracts A, B, C, D, E, G, H and I, Citrus Reserve, according to the map or plat thereof as recorded in Plat Book 181, Pages 37-40, inclusive, of the Public Records of Polk County, Florida

Subject to restrictions, covenants, conditions and easements, of record; however, reference hereto shall not be deemed to reimpose same.

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD, the same in fee simple forever.

AND the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; and hereby warrants the title to said land and will defend the same against the lawful claims of all persons or entities whomsoever claiming by, through or under grantor.

Grantor represents that grantor has complied with the requirements of Section 196.295, Florida Statutes.

[Signature pages follow]

Note to Recorder: This deed conveys unencumbered property to a local unit of special-purpose government for no taxable consideration. Accordingly, pursuant to Rule 12B-4.014, F.A.C., only minimal documentary stamp tax is being paid hereon.

IN WITNESS WHEREOF, the Parties have caused this Agreement to be executed as of the day and year first written above.

GRANTOR:

Signed, sealed and delivered
in the presence of:

TAMKNIGHT, LLC
a Florida limited liability company

Print Name: _____

By: _____
Its: _____

Print Name: _____

STATE OF FLORIDA

COUNTY OF _____

SWORN TO AND SUBSCRIBED before me by means of ☐ physical presence or ☐ online
notarization this ____ day of _____, 2021 by _____, as _____
of TamKnight, LLC, a Florida limited liability company, on behalf of company.

[notary seal]

(Official Notary Signature)
Name: _____
Personally Known _____
OR Produced Identification _____
Type of Identification _____

ACCEPTANCE BY GRANTEE

By execution of this Special Warranty Deed, Grantee does hereby accept this conveyance, subject to the foregoing covenants, conditions, and restrictions, and agrees that it and the Property are subject to all matters hereinabove set forth. Grantee further agrees to comply with all terms, covenants, conditions, and restrictions provided in this Special Warranty Deed.

Dated this ____ day of _____, 2021.

Signed, sealed and delivered
in the presence of:

Witnesses:

**HOLLY HILL ROAD EAST COMMUNITY
DEVELOPMENT DISTRICT**, a local unit of
special-purpose government established under
Chapter 190 of the Florida Statutes

Name: _____

By: _____
Chairperson
Board of Supervisors

Name: _____

STATE OF FLORIDA
COUNTY OF _____

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online notarization this ____ day of _____, 2021, by Warren K. (Rennie) Heath, II, as Chairperson of the Board of Supervisors of the Holly Hill Road East Community Development District.

[notary seal]

(Official Notary Signature)
Name: _____
Personally Known _____
OR Produced Identification _____
Type of Identification _____

PREPARED BY AND RETURN TO:
Michelle K. Rigoni, Esquire
HOPPING GREEN & SAMS, P.A.
119 South Monroe Street, Suite 300
Tallahassee, Florida 32301

**LIMITED LIABILITY COMPANY
AFFIDAVIT FOR DEED**

STATE OF _____
COUNTY OF _____

I, _____ (“Affiant”), on being duly sworn, state:

1. I am the _____ of TamKnight, LLC, a Florida limited liability company (collectively, the “Company”).
2. The management of the Company is vested in Affiant.
3. There has been no dissolution of the Company resulting from transfers of interests in the Company or otherwise. The Company has never been a debtor in a bankruptcy proceeding.
4. On behalf of the Company, I am authorized to transfer, convey, exchange, assign, mortgage or otherwise deal with or dispose of the property more particularly described on the attached **Exhibit A** (the “Property”) or any interests therein.
5. On behalf of the Company, I am authorized to execute, acknowledge and deliver instruments of any kind that are necessary, convenient or incidental to the transfer of any interest in real property owned or controlled by the Company.
6. On behalf of the Company, I acknowledge this affidavit may be relied upon by the Holly Hill Road East Community Development District (the “District”) for the purpose of acquiring the Property and specifically consent to such reliance by the District.

Affiant

SWORN TO AND SUBSCRIBED before me by means of ☐ physical presence or ☐ online notarization this ____ day of _____, 2021 by _____, as _____ of TamKnight, LLC, a Florida limited liability company, on behalf of company.

[notary seal]

(Official Notary Signature)

Name: _____
Personally Known _____
OR Produced Identification _____
Type of Identification _____

Exhibit A
LEGAL DESCRIPTION OF PROPERTY

Tracts A, B, C, D, E, G, H and I, Citrus Reserve, according to the map or plat thereof as recorded in Plat Book 181, Pages 37-40, inclusive, of the Public Records of Polk County, Florida

BILL OF SALE

KNOW ALL MEN BY THESE PRESENTS, that **TAMKNIGHT, LLC**, a Florida limited liability company, with a mailing address of 2476 N. Essex Avenue, Hernando, Florida 34442 (the “**Seller**”), and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration, to it paid by the **HOLLY HILL ROAD EAST COMMUNITY DEVELOPMENT DISTRICT**, a local unit of special-purpose government organized under Chapter 190, Florida Statutes, with a mailing address of c/o Governmental Management Services – Central Florida, LLC, 219 East Livingston Street, Orlando, Florida 32801 (the “**District**”), the receipt whereof is hereby acknowledged, has granted, bargained, sold, transferred and delivered, and by these presents does grant, bargain, sell, transfer, and deliver unto the District, its successors and assigns, the following described property, assets and rights, to-wit:

Tracts A, B, C, D, E, G, H and I, Citrus Reserve, according to the map or plat thereof as recorded in Plat Book 181, Pages 37-40, inclusive, of the Public Records of Polk County, Florida

TO HAVE AND TO HOLD all of the foregoing unto the District, its successors and assigns, for its own use forever, free and clear and discharged of and from any and all obligations, claims or liens.

AND the Seller does hereby covenant to and with the District, its successors and assigns, that it is the lawful owner of the above-described real property and assets; that said real property and assets are free from all liens and encumbrances; that Seller has good right to sell said real property and assets; that all contractors, subcontractors and materialmen furnishing labor or materials relative to the construction of the real property and assets have been paid in full; and that Seller will warrant and defend the sale of its said real property and assets hereby made, unto the District, its successors and assigns, against the lawful claims and demands of all persons whosoever.

[SIGNATURES ON NEXT PAGE]

IN WITNESS WHEREOF, the Seller has caused this Bill of Sale to be executed as of the day and year first written above.

SELLER:

Signed, sealed and delivered
in the presence of:

TAMKNIGHT, LLC
a Florida limited liability company

Print Name: _____

By: _____

Its: _____

Print Name: _____

STATE OF FLORIDA

COUNTY OF _____

SWORN TO AND SUBSCRIBED before me by means of ☐ physical presence or ☐ online
notarization this ____ day of _____, 2021 by _____, as _____
of TamKnight, LLC, a Florida limited liability company, on behalf of company.

[notary seal]

(Official Notary Signature)

Name: _____

Personally Known _____

OR Produced Identification _____

Type of Identification _____

AFFIDAVIT OF NON-FOREIGN STATUS
(FIRPTA)

STATE OF _____
COUNTY OF _____

BEFORE ME, the undersigned authority, personally appeared _____ (“Affiant”) who after first being duly sworn deposes and states as follows:

1. That Affiant understands and acknowledges that the United States Foreign Investment in Real Property Tax Act, as amended by the Tax Reform Act of 1984 (Section 1445 of the Internal Revenue Code) provides that a transferee (buyer) of a United States real property interest (as defined in Section 897(c) of the Internal Revenue Code) must withhold tax if the transferor is a foreign person.

2. That Affiant is _____ of TamKnight, LLC (the “**Seller**”), which Seller may be the owner of a United States real property interest (the “**Property**”) attached hereto as **Exhibit A**.

3. That Seller is not a foreign person (as that term is defined in the Internal Revenue Code and Income Tax Regulations).

4. The Seller’s address and United States taxpayer identifying number are as follows:

Tax ID No.: _____
_____ [address associated with Tax ID]

5. Affiant understands that this affidavit may be disclosed to the Internal Revenue Service and that any false statement made herein could be punished by fine, imprisonment, or both.

6. Under penalties of perjury, Affiant declares that he or she has examined the affidavit, and to the best of his knowledge and belief, it is true, correct, and complete.

FURTHER AFFIANT SAYETH NOT.

By: _____
Print Name: _____
Title: _____, TamKnight, LLC

Date: _____

SWORN TO AND SUBSCRIBED before me by means of ☐ physical presence or ☐ online notarization this ____ day of _____, 2021 by _____, as _____ of TamKnight, LLC, a Florida limited liability company, on behalf of company.

[notary seal]

(Official Notary Signature)
Name: _____
Personally Known _____
OR Produced Identification _____
Type of Identification _____

EXHIBIT A

Tracts A, B, C, D, E, G, H and I, Citrus Reserve, according to the map or plat thereof as recorded in Plat Book 181, Pages 37-40, inclusive, of the Public Records of Polk County, Florida

OWNER'S AFFIDAVIT

STATE OF _____
COUNTY OF _____

BEFORE ME, the undersigned authority, personally appeared _____ ("Affiant") as _____ of TamKnight, LLC, a Florida limited liability company (the "Company" or "Owner"), with a principal address of 2476 N. Essex Avenue, Hernando, Florida 34442, who after first being duly sworn deposes and states as follows:

1. That Affiant knows of his own knowledge that TAMKNIGHT, LLC is the owner of the fee simple title in and to certain lands located in Polk County, Florida described as follows:

Tracts A, B, C, D, E, G, H and I, Citrus Reserve, according to the map or plat thereof as recorded in Plat Book 181, Pages 37-40, inclusive, of the Public Records of Polk County, Florida

2. That the above described land together with all improvements thereon ("Property") is free and clear of all liens, taxes, encumbrances and claims of every kind, nature and description whatsoever.

3. Affiant knows of no facts by reason of which the title to, or possession of, the Property might be disputed or questioned, or by reason of which any claim to any part of the Property might be asserted adversely.

4. That there are no mechanic's or materialman's or laborer's liens against the above described Property, nor any part thereof, and that no contractor, subcontractor, laborer or materialman, engineer, land engineer, or surveyor has any lien against said Property, or any part thereof.

5. That within the past ninety (90) days, the Owner has not made any improvements, alterations or repairs to the above described Property for which costs thereof remain unpaid, and that within the past ninety (90) days there have been no claims for labor or material furnished for repairing or improving the same at the instance of the Owner which remain unpaid.

6. That no proceedings in bankruptcy or receivership have ever been instituted by or against the Owner, nor has Owner ever made an assignment for the benefit of its creditors.

7. Affiant knows of no action or proceeding relating to the Property, which is now pending in any state or federal court in the United States affecting the Property, nor does Affiant know of any state or federal judgment or any federal lien of any kind or nature that now constitutes a lien or charge upon the Property.

8. Affiant knows of no unrecorded easements, liens, or assessments for sanitary sewers, streets, roadways, paving, other public utilities or improvements against the Property, nor are there any special assessments or taxes which are not shown as existing liens by the public records.

9. Affiant further states that he is familiar with the nature of an oath and with the penalties as provided by the laws of the State of Florida for falsely swearing to statements made in an instrument of this nature. Affiant further certifies that he has read the full facts set forth in this Affidavit and understands its content and context to be correct in all respects.

FURTHER AFFIANT SAYETH NOT.

By: _____
Print Name: _____
Title: _____, TamKnight, LLC
Date: _____

SWORN TO AND SUBSCRIBED before me by means of ☐ physical presence or ☐ online notarization this ____ day of _____, 2021 by _____, as _____ of TamKnight, LLC, a Florida limited liability company, on behalf of company.

[notary seal]

(Official Notary Signature)
Name: _____
Personally Known _____
OR Produced Identification _____
Type of Identification _____

This instrument was prepared by and
upon recording should be returned to:

(This space reserved for Clerk)

Michelle K. Rigoni, Esq.
Hopping Green & Sams, P.A.
119 South Monroe Street, Suite 300
Tallahassee, Florida 32301

**NOTICE OF TERMINATION
OF NOTICE OF COMMENCEMENT**

STATE OF FLORIDA
COUNTY OF _____

The undersigned as fee simple Owner, pursuant to Section 713.132, Florida Statutes, terminates the period of effectiveness of that certain Notice of Commencement recorded July 1, 2020, Official Records Book 11283, Page 2129 in the Public Records of Polk County, Florida, and the undersigned further states that the improvements made, being made or to be made pursuant to the aforesaid Notice of Commencement have been completed or have ceased prior to completion, and in accordance with Section 713.132(1)(a), Florida Statutes, the following information is provided in this Notice of Termination:

1. Description of Property:

See description provided in Instrument # 2020131365

2. General description of improvements:

Site construction to build a 142 lot subdivision, including storm, sanitary water, and pavement construction

3. Owner Information:

TamKnight, LLC
2476 N. Essex Ave.
Hernando, Florida 34442

b. Interest in property:

c. Name and address of fee simple title holder (if other than Owner):

4. Contractor:

Tucker Paving, Inc.
3545 Lake Alfred Rd.
Winter Haven, Florida 33881

5. Surety:

a. Name and address: N/A

b. Amount of bond: N/A

6. Lender:

N/A

7. Persons within the State of Florida designated by Owner upon whom notices or other documents may be served as provided by Section 713.13(1)(a)7., Florida Statutes: None.

8. Person in addition to Owner designated to receive a copy of the Lienor's Notice as provided in Section 713.13(1)(b), Florida Statutes: None.

9. This Notice of Termination is effective immediately upon this Notice of Termination being recorded in the public records of Polk County, Florida.

10. All lienors under the above-referenced Notice of Commencement have been paid in full.

11. The Owner has, before recordation hereof, served a copy of this Notice of Termination on the Contractor and on each person or entity giving notice to Owner.

12. The Owner has provided an Affidavit given by Tucker Paving, Inc., dated _____, 2021 evidencing that all lienors have been paid in full, attached hereto as **Exhibit A.**

[Signature page follows]

Executed on this _____ day of _____, 2021.

Signed, sealed and delivered
in the presence of:

TAMKNIGHT, LLC
a Florida limited liability company

Print Name: _____

By: _____

Its: _____

Print Name: _____

STATE OF FLORIDA

COUNTY OF _____

SWORN TO AND SUBSCRIBED before me by means of ☐ physical presence or ☐ online

notarization this _____ day of _____, 2021 by _____, as _____
of TamKnight, LLC, a Florida limited liability company, on behalf of company.

[notary seal]

(Official Notary Signature)

Name: _____

Personally Known _____

OR Produced Identification _____

Type of Identification _____

EXHIBIT A

Contractor's Final Payment Affidavit

BEFORE ME, the undersigned authority, personally appeared _____ ("Affiant"), who, after being first duly sworn, deposes and says of his/her personal knowledge the following:

1. Affiant is a contractor, who does business in the State of Florida, hereinafter referred to as the "Contractor."
2. Contractor, pursuant to a contract with TamKnight, LLC, hereinafter referred to as the "Owner," has furnished or caused to be furnished labor, materials and services for the construction of certain improvements to real property as more particularly set forth in said contract.
3. This affidavit is executed by the Contractor in accordance with Section 713.06, Florida Statutes, for the purposes of obtaining final payment from the Owner in the amount of \$_____.
4. All work to be performed under the contract has been fully performed and completed as of the _____ day of _____, 2021, and all lienors under the direct contract have been paid in full.

Signed, sealed and delivered this _____ day of _____, 2021.

TUCKER PAVING, INC.

By: _____
Its: _____

STATE OF _____
COUNTY OF _____

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online

notarization, this _____ day of _____, 2021, by _____ as _____ of Tucker Paving, Inc, on behalf of company.

[notary seal]

(Official Notary Signature)
Name: _____
Personally Known _____
OR Produced Identification _____
Type of Identification _____

This instrument was prepared by and
upon recording should be returned to:

(This space reserved for Clerk)

Michelle K. Rigoni, Esq.
Hopping Green & Sams, P.A.
119 South Monroe Street, Suite 300
Tallahassee, Florida 32301

**NOTICE OF TERMINATION
OF NOTICE OF COMMENCEMENT**

STATE OF FLORIDA
COUNTY OF _____

The undersigned as fee simple Owner, pursuant to Section 713.132, Florida Statutes, terminates the period of effectiveness of that certain Notice of Commencement recorded December 12, 2020, Official Records Book 11506, Page 310 in the Public Records of Polk County, Florida, and the undersigned further states that the improvements made, being made or to be made pursuant to the aforesaid Notice of Commencement have been completed or have ceased prior to completion, and in accordance with Section 713.132(1)(a), Florida Statutes, the following information is provided in this Notice of Termination:

1. Description of Property:

See Instrument # 2020276986

2. General description of improvements:

Fix electrical work on existing lift station

3. Owner Information:

TamKnight, LLC
2476 N. Essex Ave.
Hernando, Florida 34442

b. Interest in property:

c. Name and address of fee simple title holder (if other than Owner):

4. Contractor:

Steve's Electric, Inc.

116 Terrace Dr.
Haines City, Florida 33844

5. Surety:

a. Name and address: N/A

b. Amount of bond: N/A

6. Lender:

N/A

7. Persons within the State of Florida designated by Owner upon whom notices or other documents may be served as provided by Section 713.13(1)(a)7., Florida Statutes: None.

8. Person in addition to Owner designated to receive a copy of the Lienor's Notice as provided in Section 713.13(1)(b), Florida Statutes: None.

9. This Notice of Termination is effective immediately upon this Notice of Termination being recorded in the public records of Polk County, Florida.

10. All lienors under the above-referenced Notice of Commencement have been paid in full.

11. The Owner has, before recordation hereof, served a copy of this Notice of Termination on the Contractor and on each person or entity giving notice to Owner.

12. The Owner has provided an Affidavit given by Steve's Electric, Inc., dated _____, 2021 evidencing that all lienors have been paid in full, attached hereto as **Exhibit A.**

[Signature page follows]

Executed on this _____ day of _____, 2021.

Signed, sealed and delivered
in the presence of:

TAMKNIGHT, LLC
a Florida limited liability company

Print Name: _____

By: _____

Its: _____

Print Name: _____

STATE OF FLORIDA

COUNTY OF _____

SWORN TO AND SUBSCRIBED before me by means of ☐ physical presence or ☐ online

notarization this _____ day of _____, 2021 by _____, as _____
of TamKnight, LLC, a Florida limited liability company, on behalf of company.

[notary seal]

(Official Notary Signature)

Name: _____

Personally Known _____

OR Produced Identification _____

Type of Identification _____

EXHIBIT A

Contractor's Final Payment Affidavit

BEFORE ME, the undersigned authority, personally appeared _____ ("Affiant"), who, after being first duly sworn, deposes and says of his/her personal knowledge the following:

1. Affiant is a contractor, who does business in the State of Florida, hereinafter referred to as the "Contractor."
2. Contractor, pursuant to a contract with TAMKNIGHT, LLC, hereinafter referred to as the "Owner," has furnished or caused to be furnished labor, materials and services for the construction of certain improvements to real property as more particularly set forth in said contract.
3. This affidavit is executed by the Contractor in accordance with Section 713.06, Florida Statutes, for the purposes of obtaining final payment from the Owner in the amount of \$_____.
4. All work to be performed under the contract has been fully performed and completed as of the _____ day of _____, 2021, and all lienors under the direct contract have been paid in full.

Signed, sealed and delivered this _____ day of _____, 2021.

STEVE'S ELECTRIC, INC.

By: _____
Its: _____

STATE OF _____
COUNTY OF _____

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online

notarization, this _____ day of _____, 2021, by _____ as _____ of Steve's Electric, Inc., on behalf of company.

[notary seal]

(Official Notary Signature)
Name: _____
Personally Known _____
OR Produced Identification _____
Type of Identification _____

This instrument was prepared by and
upon recording should be returned to:

(This space reserved for Clerk)

Michelle K. Rigoni, Esq.
Hopping Green & Sams, P.A.
119 South Monroe Street, Suite 300
Tallahassee, Florida 32301

**NOTICE OF TERMINATION
OF NOTICE OF COMMENCEMENT**

STATE OF FLORIDA
COUNTY OF _____

The undersigned as fee simple Owner, pursuant to Section 713.132, Florida Statutes, terminates the period of effectiveness of that certain Notice of Commencement recorded February 2, 2021, Official Records Book 11562, Page 1905 in the Public Records of Polk County, Florida, and the undersigned further states that the improvements made, being made or to be made pursuant to the aforesaid Notice of Commencement have been completed or have ceased prior to completion, and in accordance with Section 713.132(1)(a), Florida Statutes, the following information is provided in this Notice of Termination:

1. Description of Property:

See Instrument # 2021026551

2. General description of improvements:

Install irrigation system

3. Owner Information:

TamKnight, LLC
2476 N. Essex Ave.
Hernando, Florida 34442

b. Interest in property:

c. Name and address of fee simple title holder (if other than Owner):

4. Contractor:

Tobi B. Diaz and Warren C. Diaz

d/b/a Malin-Diaz Irrigation
1854 Watroak Drive W.
Clearwater, Florida 33764

5. Surety:

a. Name and address: N/A

b. Amount of bond: N/A

6. Lender:

N/A

7. Persons within the State of Florida designated by Owner upon whom notices or other documents may be served as provided by Section 713.13(1)(a)7., Florida Statutes: None.

8. Person in addition to Owner designated to receive a copy of the Lienor's Notice as provided in Section 713.13(1)(b), Florida Statutes: None.

9. This Notice of Termination is effective immediately upon this Notice of Termination being recorded in the public records of Polk County, Florida.

10. All lienors under the above-referenced Notice of Commencement have been paid in full.

11. The Owner has, before recordation hereof, served a copy of this Notice of Termination on the Contractor and on each person or entity giving notice to Owner.

12. The Owner has provided Affidavits given by Tobi B. Diaz and Warren C. Diaz, d/b/a Malin-Diaz Irrigation, dated _____, 2021 evidencing that all lienors have been paid in full, attached hereto as **Exhibit A**.

[Signature page follows]

Executed on this _____ day of _____, 2021.

Signed, sealed and delivered
in the presence of:

TAMKNIGHT, LLC
a Florida limited liability company

Print Name: _____

By: _____

Its: _____

Print Name: _____

STATE OF FLORIDA

COUNTY OF _____

SWORN TO AND SUBSCRIBED before me by means of ☐ physical presence or ☐ online

notarization this _____ day of _____, 2021 by _____, as _____
of TamKnight, LLC, a Florida limited liability company, on behalf of company.

[notary seal]

(Official Notary Signature)

Name: _____

Personally Known _____

OR Produced Identification _____

Type of Identification _____

EXHIBIT A

Contractor's Final Payment Affidavit

BEFORE ME, the undersigned authority, personally appeared **Tobi B. Diaz** ("Affiant"), who, after being first duly sworn, deposes and says of his/her personal knowledge the following:

1. Affiant is a contractor, who does business in the State of Florida, hereinafter referred to as the "Contractor."
2. Contractor, pursuant to a contract with TAMKNIGHT, LLC, hereinafter referred to as the "Owner," has furnished or caused to be furnished labor, materials and services for the construction of certain improvements to real property as more particularly set forth in said contract.
3. This affidavit is executed by the Contractor in accordance with Section 713.06, Florida Statutes, for the purposes of obtaining final payment from the Owner in the amount of \$_____.
4. All work to be performed under the contract has been fully performed and completed as of the _____ day of _____, 2021, and all lienors under the direct contract have been paid in full.

Signed, sealed and delivered this _____ day of _____, 2021.

TOBI B. DIAZ
D/B/A MALIN-DIAZ IRRIGATION

STATE OF _____
COUNTY OF _____

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online

notarization, this _____ day of _____, 2021, by _____ as _____
of Tobi B. Diaz, d/b/a Malin-Diaz Irrigation.

[notary seal]

(Official Notary Signature)

Name: _____
Personally Known _____
OR Produced Identification _____
Type of Identification _____

Exhibit A Continued

Contractor's Final Payment Affidavit

BEFORE ME, the undersigned authority, personally appeared **Warren C. Diaz** ("Affiant"), who, after being first duly sworn, deposes and says of his/her personal knowledge the following:

1. Affiant is a contractor, who does business in the State of Florida, hereinafter referred to as the "Contractor."
2. Contractor, pursuant to a contract with TAMKNIGHT, LLC, hereinafter referred to as the "Owner," has furnished or caused to be furnished labor, materials and services for the construction of certain improvements to real property as more particularly set forth in said contract.
3. This affidavit is executed by the Contractor in accordance with Section 713.06, Florida Statutes, for the purposes of obtaining final payment from the Owner in the amount of \$_____.
4. All work to be performed under the contract has been fully performed and completed as of the _____ day of _____, 2021, and all lienors under the direct contract have been paid in full.

Signed, sealed and delivered this _____ day of _____, 2021.

WARREN C. DIAZ
D/B/A MALIN-DIAZ IRRIGATION

STATE OF _____
COUNTY OF _____

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online

notarization, this _____ day of _____, 2021, by _____ as _____
of Warren C. Diaz, d/b/a Malin-Diaz Irrigation.

[notary seal]

(Official Notary Signature)

Name: _____
Personally Known _____
OR Produced Identification _____
Type of Identification _____

SECTION C

Holly Hill Road East CDD

Field Management Report

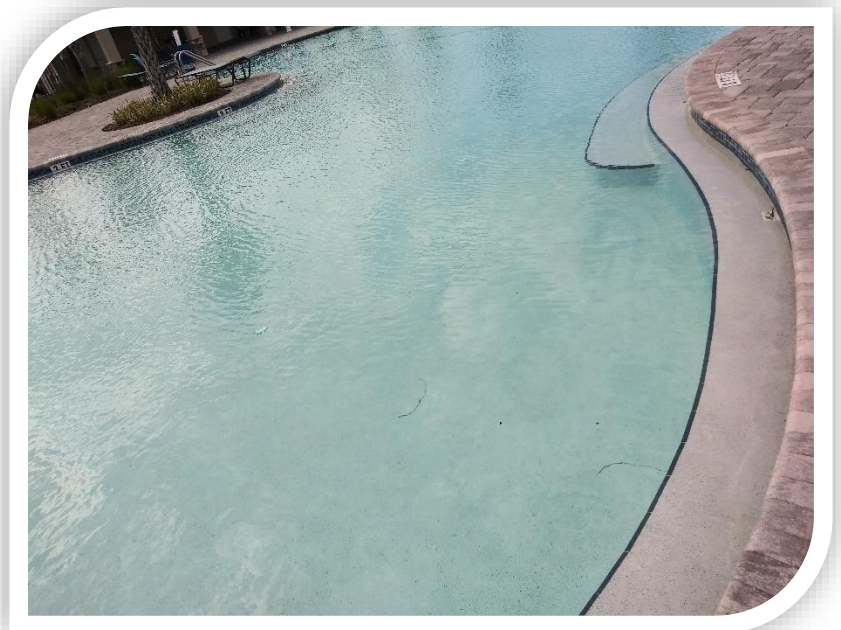


June 15th, 2021
Clayton Smith
Field Services Manager
GMS

Complete

Pool Impeller Issues

Pool issue resolved. Facility had to be closed briefly. Issue was repaired and pool reopened within a day.



In Progress

Sidewalk Review – Citrus Isles

- ✚ Sidewalk Review was completed and proposal for repairs is being assembled.



Graffiti Clean up

- ✚ Graffiti cleanup has been scheduled. Some panels may need replacing based on prior experience.



In Progress

Landscaping

- ✚ Working with new landscaper on transition and action items.
- ✚ New landscaper is now maintaining Citrus Reserve and Landing and some improvements have been made.



Upcoming

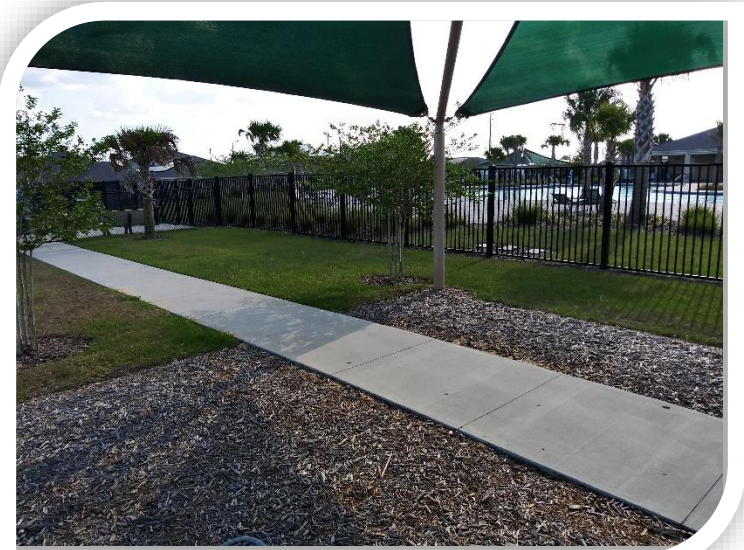
Trail Cleanup

- ✚ Cleaning up fallen trees along trail etc.



Mulch

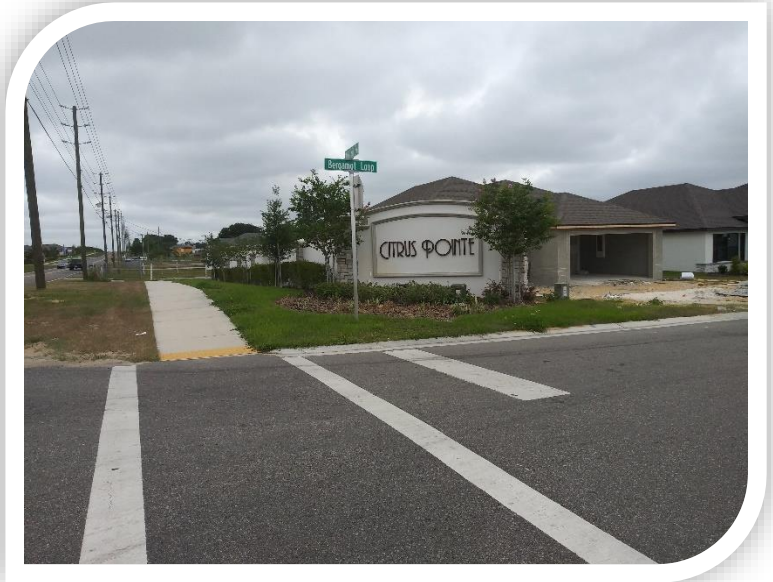
- ✚ Proposals are being gathered for annual reapplication of mulch in beds around the district.



Upcoming

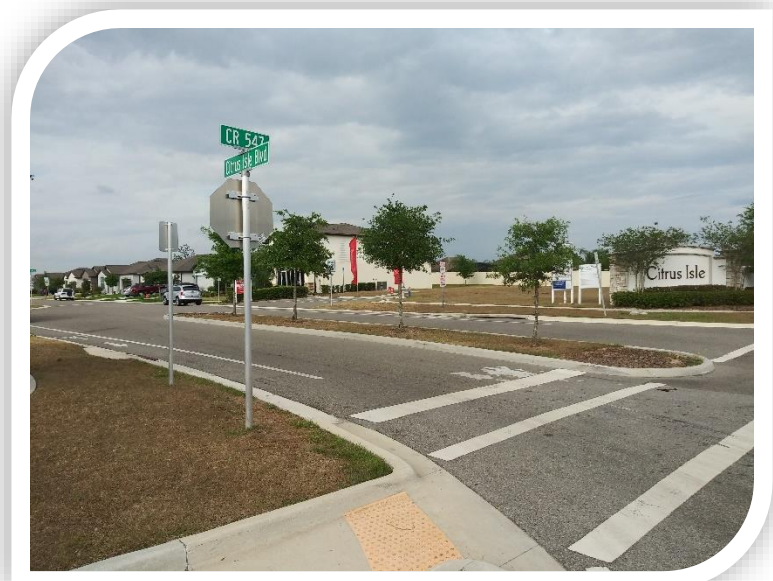
Pressure Washing

- ✚ Proposals being assembled to pressure wash some needed areas around the amenity and community.



Landscape Enhancements

- ✚ Proposals being assembled for new plantings in medians and some other areas.



Conclusion

For any questions or comments regarding the above information, please contact me by phone at 407-201-1514, or by email at csmith@gmscfl.com. Thank you.

Respectfully,
Clayton Smith

SECTION D

SECTION 1

Holly Hill Road East Community Development District

Summary of Checks

May 12, 2021 to June 8, 2021

Bank	Date	Check No.'s	Amount
General Fund	5/21/21	117-118	\$ 3,299.55
	5/27/21	119	\$ 4,455.01
			<hr/>
			\$ 7,754.56
			<hr/>
			\$ 7,754.56

CHECK DATE	VEND#INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK..... AMOUNT #
5/21/21	00021	4/02/21	21050434 202104 330-53800-48000 PEST CONTROL - APR 2021		*	50.00	
			ORKIN				50.00 000117
5/21/21	00040	5/03/21	OS 21634 202105 320-53800-46200 CITRUS LANDING MOWING		*	1,006.50	
		5/03/21	OS 21634 202105 320-53800-46200 CITRUS ISLE WIRE TRACK		*	230.05	
		5/04/21	OS 21830 202105 320-53800-46200 CITRUS LANDING MOWING		*	1,006.50	
		5/04/21	OS 21830 202105 320-53800-46200 CITRUS RESERVE MOWING		*	1,006.50	
			YELLOWSTONE LANDSCAPE				3,249.55 000118
5/27/21	00001	5/01/21	26 202105 310-51300-42000 MANAGEMENT FEES-MAY 2021		*	2,916.67	
		5/01/21	26 202105 310-51300-35100 INFORMATION TECH-MAY 2021		*	225.00	
		5/01/21	26 202105 310-51300-51000 OFFICE SUPPLIES		*	.45	
		5/01/21	26 202105 310-51300-42000 POSTAGE		*	62.89	
		5/01/21	27 202105 320-53800-12000 FIELD MANAGEMENT - MAY 21		*	1,250.00	
			GOVERNMENTAL MANAGEMENT SERVICES-CF				4,455.01 000119
TOTAL FOR BANK A						7,754.56	
TOTAL FOR REGISTER						7,754.56	

HHRD HOLLY HILL CDD KCOSTA

SECTION 2

Holly Hill Road East
Community Development District

Unaudited Financial Reporting
April 30, 2021



Table of Contents

1	Balance Sheet
2-3	General Fund
4	Series 2017 Debt Service Fund
5	Series 2018 Debt Service Fund
6	Series 2020A3 Debt Service Fund
7	Series 2020A4 Debt Service Fund
8	Series 2018 Capital Projects Fund
9	Series 2020A3 Capital Projects Fund
10	Series 2020A4 Capital Projects Fund
11-12	Month to Month
13	Long Term Debt Report
14	Assessment Receipt Schedule

Holly Hill Road East
Community Development District
Combined Balance Sheet
April 30, 2021

	<i>General Fund</i>	<i>Debt Service Fund</i>	<i>Capital Projects Fund</i>	<i>Totals Governmental Funds</i>
Assets:				
Cash:				
Suntrust	\$ 189,109	\$ -	\$ 665	\$ 189,774
Investments				
Series 2017				
Reserve	\$ -	\$ 114,438	\$ -	\$ 114,438
Revenue	\$ -	\$ 262,166	\$ -	\$ 262,166
Prepayment	\$ -	\$ 0	\$ -	\$ 0
Redemption	\$ -	\$ 182	\$ -	\$ 182
Series 2018				
Reserve	\$ -	\$ 62,356	\$ -	\$ 62,356
Revenue	\$ -	\$ 153,479	\$ -	\$ 153,479
Interest	\$ -	\$ 0	\$ -	\$ 0
Prepayment	\$ -	\$ 0	\$ -	\$ 0
Construction	\$ -	\$ -	\$ 51	\$ 51
Series 2020A3				
Reserve	\$ -	\$ 119,126	\$ -	\$ 119,126
Revenue	\$ -	\$ 238,377	\$ -	\$ 238,377
Interest	\$ -	\$ 1	\$ -	\$ 1
Construction	\$ -	\$ -	\$ 70,298	\$ 70,298
Cost of Issuance	\$ -	\$ -	\$ 0	\$ 0
Project Rating Agency	\$ -	\$ -	\$ 20,000	\$ 20,000
Series 2020A4				
Reserve	\$ -	\$ 191,400	\$ -	\$ 191,400
Revenue	\$ -	\$ 64,060	\$ -	\$ 64,060
Interest	\$ -	\$ 64,050	\$ -	\$ 64,050
Construction	\$ -	\$ -	\$ 34	\$ 34
Deposits	\$ 1,160	\$ -	\$ -	\$ 1,160
Due From Developer	\$ -	\$ -	\$ 31,288	\$ 31,288
Total Assets	\$ 190,269	\$ 1,269,634	\$ 122,337	\$ 1,582,240
Liabilities:				
Accounts Payable	\$ 3,689	\$ -	\$ -	\$ 3,689
Contracts Payable	\$ -	\$ -	\$ 31,388	\$ 31,388
Retainage Payable	\$ -	\$ -	\$ 18,115	\$ 18,115
Fund Balances:				
Unassigned	\$ 186,580	\$ -	\$ -	\$ 186,580
Restricted for Debt Service 2017	\$ -	\$ 376,785	\$ -	\$ 376,785
Restricted for Debt Service 2018	\$ -	\$ 215,835	\$ -	\$ 215,835
Restricted for Debt Service 2020A3	\$ -	\$ 357,504	\$ -	\$ 357,504
Restricted for Debt Service 2020A4	\$ -	\$ 319,510	\$ -	\$ 319,510
Assigned for Capital Projects 2018	\$ -	\$ -	\$ 51	\$ 51
Assigned for Capital Projects 2020A3	\$ -	\$ -	\$ 90,198	\$ 90,198
Assigned for Capital Projects 2020A3	\$ -	\$ -	\$ (17,416)	\$ (17,416)
Total Fund Balances	\$ 186,580	\$ 1,269,634	\$ 72,834	\$ 1,529,048
Total Liabilities & Fund Balance	\$ 190,269	\$ 1,269,634	\$ 122,337	\$ 1,582,240

Holly Hill Road East
Community Development District
General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending April 30, 2021

	Adopted	Prorated Budget	Actual	
	Budget	Thru 04/30/21	Thru 04/30/21	Variance
<u>Revenues</u>				
Assessments - Tax Roll	\$ 235,874	\$ 235,603	\$ 235,603	\$ -
Assessments - Direct	\$ 62,848	\$ 45,197	\$ 45,197	\$ -
Assessments - Lot Closings	\$ -	\$ -	\$ 15,906	\$ 15,906
Developer Contributions	\$ 39,888	\$ -	\$ -	\$ -
Intra-Governmental Revenue	\$ 42,384	\$ -	\$ -	\$ -
Total Revenues	\$ 380,994	\$ 280,801	\$ 296,707	\$ 15,906
<u>Expenditures:</u>				
<u>General & Administrative:</u>				
Supervisor Fees	\$ 12,000	\$ 7,000	\$ 3,200	\$ 3,800
Engineering Fees	\$ 10,000	\$ 5,833	\$ -	\$ 5,833
Legal Services	\$ 30,000	\$ 17,500	\$ 6,103	\$ 11,397
Arbitrage	\$ 1,800	\$ -	\$ -	\$ -
Dissemination	\$ 6,500	\$ 6,500	\$ 6,500	\$ -
Assessment Roll Services	\$ 20,000	\$ 20,000	\$ 20,000	\$ -
Reamortization Schedules	\$ 750	\$ -	\$ -	\$ -
Auditing Services	\$ 7,000	\$ -	\$ -	\$ -
Trustee Fee	\$ 14,870	\$ 9,051	\$ 9,051	\$ -
Management Fees	\$ 35,000	\$ 20,417	\$ 20,417	\$ (0)
Information Technology	\$ 2,700	\$ 1,575	\$ 1,875	\$ (300)
Telephone	\$ 200	\$ 117	\$ -	\$ 117
Postage	\$ 500	\$ 292	\$ 131	\$ 160
Printing and Binding	\$ 1,700	\$ 992	\$ 14	\$ 977
Office Supplies	\$ 200	\$ 117	\$ 19	\$ 98
Insurance	\$ 5,800	\$ 5,800	\$ 5,381	\$ 419
Legal Advertising	\$ 5,000	\$ 2,917	\$ 1,487	\$ 1,430
Property Taxes	\$ 75	\$ -	\$ -	\$ -
Miscellaneous Contingency	\$ 3,500	\$ 2,042	\$ 2,391	\$ (350)
Dues, Licenses & Subscriptions	\$ 175	\$ 175	\$ 175	\$ -
Total General & Administrative:	\$ 157,770	\$ 100,326	\$ 76,744	\$ 23,582
<u>Operations and Maintenance Expenses</u>				
<u>Maintenance:</u>				
Field Management	\$ 15,000	\$ 8,750	\$ 8,750	\$ -
Electric	\$ 1,200	\$ 700	\$ 1,321	\$ (621)
Streetlighting	\$ 14,400	\$ 8,400	\$ 8,183	\$ 217
Water	\$ 500	\$ 292	\$ -	\$ 292
Property Insurance	\$ 3,200	\$ 3,200	\$ 3,119	\$ 81
Landscape Maintenance	\$ 50,300	\$ 29,342	\$ 22,275	\$ 7,067
Landscape Replacement	\$ 8,000	\$ 4,667	\$ -	\$ 4,667
Irrigation Repairs	\$ 5,000	\$ 2,917	\$ 757	\$ 2,159
Storm Damage	\$ 3,000	\$ 1,750	\$ -	\$ 1,750
Miscellaneous Contingency	\$ 5,000	\$ 2,917	\$ 1,350	\$ 1,567
Total Maintenance	\$ 105,600	\$ 62,933	\$ 45,755	\$ 17,178

Holly Hill Road East
Community Development District
General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending April 30, 2021

Amenities:

Property Insurance	\$	7,700	\$	7,700	\$	7,637	\$	63
Amenity Landscaping	\$	18,000	\$	10,500	\$	7,000	\$	3,500
Amenity Landscape Replacement	\$	5,000	\$	2,917	\$	1,510	\$	1,407
Electric	\$	20,000	\$	11,667	\$	8,248	\$	3,419
Water	\$	620	\$	362	\$	225	\$	136
Internet	\$	1,700	\$	992	\$	1,024	\$	(32)
Equipment Repairs & Maintenance	\$	-	\$	-	\$	331	\$	(331)
Janitorial Services	\$	11,400	\$	6,650	\$	5,124	\$	1,526
Pest Control	\$	578	\$	337	\$	323	\$	14
Amenity Repairs & Maintenance	\$	2,500	\$	1,458	\$	3,973	\$	(2,515)
Pool Maintenance	\$	16,200	\$	9,450	\$	9,450	\$	-
Playground Lease	\$	33,427	\$	19,499	\$	25,384	\$	(5,885)
Miscellaneous Contingency	\$	-	\$	-	\$	260	\$	(260)
Total Amenities	\$	117,125	\$	71,531	\$	70,489	\$	1,042

Other Financing Sources/(Uses)

Transfer In/Out	\$	(500)	\$	-	\$	-	\$	-
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Excess Revenues (Expenditures)	\$	-	\$	103,718
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Fund Balance - Beginning	\$	-	\$	82,862
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Fund Balance - Ending	\$	-	\$	186,580
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Holly Hill Road East

Community Development District

Debt Service Fund Series 2017

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending April 30, 2021

Revenues

Special Assessments	\$	315,049	\$	229,315	\$	229,315	\$	-
Interest	\$	-	\$	-	\$	7	\$	7

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Expenditures:

General & Administrative:

Special Call - 11/1	\$	-	\$	-	\$	5,000	\$	(5,000)
Interest Expense - 11/1	\$	84,054	\$	84,054	\$	81,054	\$	3,000
Principal Expense - 5/1	\$	65,000	\$	-	\$	-	\$	-
Interest Expense - 5/1	\$	84,054	\$	-	\$	-	\$	-

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Excess Revenues (Expenditures)	\$	81,941	\$	143,269
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Fund Balance - Beginning	\$	-	\$	233,516
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Fund Balance - Ending	\$	81,941	\$	376,785
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Holly Hill Road East
Community Development District
Debt Service Fund Series 2018
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending April 30, 2021

Revenues

Special Assessments	\$	167,344	\$	123,726	\$	123,726	\$	-
Interest	\$	-	\$	-	\$	4	\$	4

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Expenditures:

General & Administrative:

Special Call - 11/1	\$	-	\$	-	\$	5,000	\$	(5,000)
Interest Expense - 11/1	\$	45,994	\$	45,994	\$	45,994	\$	-
Principal Expense - 5/1	\$	30,000	\$	-	\$	-	\$	-
Interest Expense - 5/1	\$	45,994	\$	-	\$	-	\$	-

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Excess Revenues (Expenditures)	\$	45,356	\$	72,736
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Fund Balance - Beginning	\$	-	\$	143,099
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Fund Balance - Ending	\$	45,356	\$	215,835
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Holly Hill Road East
Community Development District
Debt Service Fund Series 2020A3
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending April 30, 2021

Revenues

Assessments - Lot Closings	\$	-	\$	-	\$	238,365	\$	238,365
Interest	\$	-	\$	-	\$	10	\$	10

Total Revenues	\$	-	\$	-	\$	238,376	\$	238,376
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Expenditures:

General & Administrative:

Interest Expense - 11/1	\$	-	\$	-	\$	63,076	\$	(63,076)
Principal Expense - 5/1	\$	-	\$	-	\$	-	\$	-
Interest Expense - 5/1	\$	-	\$	-	\$	-	\$	-

Total Expenditures	\$	-	\$	-	\$	63,076	\$	(63,076)
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Other Sources/(Uses)

Transfer In/(Out)	\$	-	\$	-	\$	(119,125)	\$	(119,125)
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Excess Revenues (Expenditures)	\$				\$	56,175		
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Fund Balance - Beginning	\$	-			\$	301,329		
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Fund Balance - Ending	\$	-			\$	357,504		
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Holly Hill Road East
Community Development District
Debt Service Fund Series 2020A4
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending April 30, 2021

Revenues

Assessments - Lot Closings	\$	-	\$	-	\$	64,050	\$	64,050
Interest	\$	-	\$	-	\$	9	\$	9

Total Revenues	\$	-	\$	-	\$	64,059	\$	64,059
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Expenditures:

General & Administrative:

Interest Expense - 11/1	\$	-	\$	-	\$	23,485	\$	(23,485)
Principal Expense - 5/1	\$	-	\$	-	\$	-	\$	-
Interest Expense - 5/1	\$	-	\$	-	\$	-	\$	-

Total Expenditures	\$	-	\$	-	\$	23,485	\$	(23,485)
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Other Sources/(Uses)

Transfer In/(Out)	\$	-	\$	-	\$	0	\$	0
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Excess Revenues (Expenditures)	\$				\$	40,574		
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Fund Balance - Beginning	\$	-			\$	278,935		
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Fund Balance - Ending	\$	-			\$	319,510		
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Holly Hill Road East
Community Development District
Capital Projects Fund Series 2018
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending April 30, 2021

Revenues							
Interest	\$	-	\$	-	\$	-	\$-
Expenditures:							
<i>General & Administrative:</i>							
Capital Outlay	\$	-	\$	-	\$	-	\$-
Excess Revenues (Expenditures)	\$	-	\$	-	\$	-	\$-
Fund Balance - Beginning	\$	-	\$	51	\$	51	
Fund Balance - Ending	\$	-	\$	51	\$	51	

Holly Hill Road East
Community Development District
Capital Projects Fund Series 2020A3
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending April 30, 2021

Revenues

Developer Contributions	\$	-	\$	-	\$	103,487	\$	103,487
Interest	\$	-	\$	-	\$	14	\$	14

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Expenditures:

General & Administrative:

Capital Outlay	\$	-	\$	-	\$	584,488	\$	(584,488)
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Total Expenditures	\$	-	\$	-	\$	584,488	\$	(584,488)
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Other Financing Sources/(Uses)

Transfer In/Out	\$	-	\$	-	\$	119,125	\$	119,125
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Excess Revenues (Expenditures)	\$	-	\$	(361,862)
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Fund Balance - Beginning	\$	-	\$	452,061
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Fund Balance - Ending	\$	-	\$	90,198
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Holly Hill Road East
Community Development District
Capital Projects Fund Series 2020A4
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending April 30, 2021

Revenues

Developer Contributions	\$	-	\$	-	\$	826,437	\$	826,437
Interest	\$	-	\$	-	\$	19	\$	19

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Expenditures:

General & Administrative:

Miscellaneous Expense	\$	-	\$	-	\$	335	\$	(335)
Capital Outlay	\$	-	\$	-	\$	1,598,378	\$	(1,598,378)

Total Expenditures	\$	-	\$	-	\$	1,598,714	\$	(1,598,714)
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Other Financing Sources/(Uses)

Transfer In/Out	\$	-	\$	-	\$	(0)	\$	(0)
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Excess Revenues (Expenditures)	\$	-	\$	(772,258)
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Fund Balance - Beginning	\$	-	\$	754,842
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Fund Balance - Ending	\$	-	\$	(17,416)
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Holly Hill Road East
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Total
Revenues													
Assessments - Tax Roll	\$ -	\$ 1,967	\$ 221,128	\$ 5,917	\$ 3,160	\$ -	\$ 3,432	\$ -	\$ -	\$ -	\$ -	\$ -	235,603
Assessments - Direct	\$ 27,545	\$ -	\$ 17,652	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	45,197
Assessments - Lot Closings	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 15,906	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	15,906
Developer Contributions	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Intra-Governmental Revenue	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Total Revenues	\$ 27,545	\$ 1,967	\$ 238,780	\$ 5,917	\$ 3,160	\$ 15,906	\$ 3,432	\$ -	\$ -	\$ -	\$ -	\$ -	296,707

Expenditures:

General & Administrative:

Supervisor Fees	\$ 1,000	\$ -	\$ 800	\$ 800	\$ 600	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	3,200
Engineering Fees	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Legal Services	\$ 841	\$ 44	\$ 1,615	\$ 1,340	\$ 2,046	\$ 219	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	6,103
Arbitrage	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Dissemination	\$ 6,500	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	6,500
Assessment Roll Services	\$ 20,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	20,000
Reamortization Schedules	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Auditing Services	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Trustee Fee	\$ 1,293	\$ -	\$ 7,758	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	9,051
Management Fees	\$ 2,917	\$ 2,917	\$ 2,917	\$ 2,917	\$ 2,917	\$ 2,917	\$ 2,917	\$ -	\$ -	\$ -	\$ -	\$ -	20,417
Information Technology	\$ 225	\$ 225	\$ 525	\$ 225	\$ 225	\$ 225	\$ 225	\$ -	\$ -	\$ -	\$ -	\$ -	1,875
Telephone	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Postage	\$ 4	\$ 21	\$ 9	\$ 69	\$ 2	\$ 16	\$ 12	\$ -	\$ -	\$ -	\$ -	\$ -	131
Printing and Binding	\$ 4	\$ 0	\$ -	\$ 4	\$ 0	\$ 6	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	14
Office Supplies	\$ 3	\$ 3	\$ 1	\$ 7	\$ 3	\$ 3	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	19
Insurance	\$ 5,381	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	5,381
Legal Advertising	\$ -	\$ -	\$ 987	\$ -	\$ 500	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	1,487
Property Taxes	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Miscellaneous Contingency	\$ -	\$ 1,782	\$ 121	\$ 127	\$ 121	\$ 121	\$ 121	\$ -	\$ -	\$ -	\$ -	\$ -	2,391
Dues, Licenses & Subscriptions	\$ 175	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	175
Total General & Administrative:	\$ 38,341	\$ 4,992	\$ 14,731	\$ 5,487	\$ 6,412	\$ 3,507	\$ 3,274	\$ -	\$ -	\$ -	\$ -	\$ -	76,744

Operations and Maintenance Expenses

Maintenance:

Field Management	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ 1,250	\$ -	\$ -	\$ -	\$ -	\$ -	8,750
Electric	\$ 172	\$ 133	\$ 143	\$ 177	\$ 202	\$ 175	\$ 319	\$ -	\$ -	\$ -	\$ -	\$ -	1,321
Streetlighting	\$ 1,123	\$ 1,123	\$ 1,123	\$ 1,112	\$ 348	\$ 1,637	\$ 1,718	\$ -	\$ -	\$ -	\$ -	\$ -	8,183
Water	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Property Insurance	\$ 3,119	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	3,119
Landscape Maintenance	\$ 3,025	\$ 3,025	\$ 4,125	\$ 3,025	\$ 3,025	\$ 3,025	\$ 3,025	\$ -	\$ -	\$ -	\$ -	\$ -	22,275
Landscape Replacement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Irrigation Repairs	\$ -	\$ -	\$ -	\$ 757	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	757
Storm Damage	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Miscellaneous Contingency	\$ -	\$ 240	\$ 1,110	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	1,350
Total Maintenance	\$ 8,689	\$ 5,771	\$ 7,750	\$ 6,321	\$ 4,826	\$ 6,087	\$ 6,311	\$ -	\$ -	\$ -	\$ -	\$ -	45,755

Holly Hill Road East
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Total
Amenities:													
Property Insurance	\$ 7,637	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	7,637
Amenity Landscaping	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	\$ -	\$ -	\$ -	\$ -	7,000
Amenity Landscape Replacement	\$ -	\$ -	\$ -	\$ 1,510	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	1,510
Electric	\$ 1,530	\$ 909	\$ 990	\$ 1,150	\$ 1,284	\$ 1,157	\$ 1,227	\$ -	\$ -	\$ -	\$ -	\$ -	8,248
Water	\$ -	\$ 35	\$ 37	\$ 38	\$ 37	\$ 39	\$ 38	\$ -	\$ -	\$ -	\$ -	\$ -	225
Internet	\$ 132	\$ 132	\$ 289	\$ -	\$ 157	\$ 314	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	1,024
Equipment Repairs & Maintenance	\$ -	\$ 331	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	331
Janitorial Services	\$ 2,170	\$ -	\$ 950	\$ 654	\$ 450	\$ 450	\$ 450	\$ -	\$ -	\$ -	\$ -	\$ -	5,124
Pest Control	\$ 48	\$ 45	\$ 45	\$ 45	\$ 45	\$ 45	\$ 50	\$ -	\$ -	\$ -	\$ -	\$ -	323
Amenity Repairs & Maintenance	\$ 2,311	\$ -	\$ 340	\$ 833	\$ -	\$ 489	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	3,973
Pool Maintenance	\$ 1,350	\$ 1,350	\$ 1,350	\$ 1,350	\$ 1,350	\$ 1,350	\$ 1,350	\$ -	\$ -	\$ -	\$ -	\$ -	9,450
Playground Lease	\$ 2,786	\$ 2,822	\$ 2,822	\$ 4,198	\$ 4,198	\$ 4,279	\$ 4,279	\$ -	\$ -	\$ -	\$ -	\$ -	25,384
Miscellaneous Contingency	\$ -	\$ -	\$ -	\$ -	\$ 260	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	260
Total Amenities	\$ 18,964	\$ 6,624	\$ 7,824	\$ 10,778	\$ 8,781	\$ 9,123	\$ 8,395	\$ -	\$ -	\$ -	\$ -	\$ -	70,489
Total Operations and Maintenance Expenses	\$ 27,653	\$ 12,395	\$ 15,574	\$ 17,099	\$ 13,607	\$ 15,210	\$ 14,706	\$ -	\$ -	\$ -	\$ -	\$ -	116,244
Total Expenditures	\$ 65,995	\$ 17,386	\$ 30,306	\$ 22,586	\$ 20,019	\$ 18,717	\$ 17,980	\$ -	\$ -	\$ -	\$ -	\$ -	192,989
Other Financing Sources/(Uses)													
Transfer In/Out	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Excess Revenues (Expenditures)	\$ (38,449)	\$ (15,420)	\$ 208,475	\$ (16,669)	\$ (16,859)	\$ (2,811)	\$ (14,548)	\$	\$	\$	\$	\$	103,718

Holly Hill Road East

Community Development District

Long Term Debt Report

SERIES 2017, SPECIAL ASSESSMENT REVENUE BONDS	
INTEREST RATE:	3.5%, 4.1%, 4.625%, 5.0%
MATURITY DATE:	5/1/48
RESERVE FUND DEFINITION	50% of the Maximum Annual Debt service
RESERVE FUND REQUIREMENT	\$114,438
RESERVE FUND BALANCE	\$114,438
BONDS OUTSTANDING 10/19/2017	\$4,160,000
LESS: SPECIAL CALL 6/18/18	(\$150,000)
LESS: SPECIAL CALL 8/1/18	(\$420,000)
LESS: SPECIAL CALL 11/1/18	(\$15,000)
LESS: PRINCIPAL PAYMENT 5/1/19	(\$60,000)
LESS: PRINCIPAL PAYMENT 5/1/20	(\$60,000)
LESS: SPECIAL CALL 11/1/20	(\$5,000)
CURRENT BONDS OUTSTANDING	\$3,450,000

SERIES 2018, SPECIAL ASSESSMENT REVENUE BONDS	
INTEREST RATE:	4.25%, 5.0%, 5.25%
MATURITY DATE:	5/1/48
RESERVE FUND DEFINITION	50% of the Maximum Annual Debt Service
RESERVE FUND REQUIREMENT	\$62,356
RESERVE FUND BALANCE	\$62,356
BONDS OUTSTANDING 10/19/2018	\$2,800,000
LESS: SPECIAL CALL 8/1/19	(\$930,000)
LESS: SPECIAL CALL 11/1/19	(\$35,000)
LESS: PRINCIPAL PAYMENT 5/1/20	(\$30,000)
LESS: SPECIAL CALL 11/1/20	(\$5,000)
CURRENT BONDS OUTSTANDING	\$1,800,000

SERIES 2020 ASSESSMENT AREA 3, SPECIAL ASSESSMENT REVENUE BONDS	
INTEREST RATE:	4.0%, 4.5%, 5.0%, 5.0%
MATURITY DATE:	11/1/50
RESERVE FUND DEFINITION	Maximum Annual Debt Service
RESERVE FUND REQUIREMENT	\$238,250
RESERVE FUND BALANCE	\$119,126
BONDS OUTSTANDING 5/20/20	\$3,660,000
CURRENT BONDS OUTSTANDING	\$3,660,000

SERIES 2020 ASSESSMENT AREA 4, SPECIAL ASSESSMENT REVENUE BONDS	
INTEREST RATE:	3.0%, 3.5%, 4.0%, 4.0%
MATURITY DATE:	5/1/51
RESERVE FUND DEFINITION	Maximum Annual Debt Service
RESERVE FUND REQUIREMENT	\$191,400
RESERVE FUND BALANCE	\$191,400
BONDS OUTSTANDING 7/22/2020	\$3,325,000
CURRENT BONDS OUTSTANDING	\$3,325,000