



VG-373-2022-131789

Denton County
Juli Luke
County Clerk

Instrument Number: 131789

Real Property Recordings
ORDINANCE

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" Examined and Charged as Follows: "

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******* THIS PAGE IS PART OF THE INSTRUMENT *******

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TOWN OF ARGYLE
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ARGYLE TX 76226



STATE OF TEXAS
COUNTY OF DENTON

I hereby certify that this Instrument was FILED in the File Number sequence on the date/time printed hereon, and was duly RECORDED in the Official Records of Denton County, Texas.

Juli Luke
County Clerk
Denton County, TX

TOWN OF ARGYLE

ORDINANCE NO. 2022-15

WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT SUPPLEMENTAL SERVICE AND ASSESSMENT PLAN AND ASSESSMENT ROLL.

A SUPPLEMENTAL ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF ARGYLE UPDATING THE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT OF THE TOWN OF ARGYLE SERVICE AND ASSESSMENT PLAN AND ASSESSMENT ROLL.

WHEREAS, by Resolution 2016-22 adopted on August 23, 2016, after notice and a public hearing in the manner required by law, the Town Council of the Town of Argyle, Texas approved a resolution authorizing the creation of the Waterbrook of Argyle Public Improvement District of the Town of Argyle; and

WHEREAS, the Town Council, pursuant to Section 372.016(b) of the Public Improvement District Assessment Act, Chapter 372, Texas Local Government Code (the "PID Act") PID Act, published notice of the Levy and Assessment Hearing in Denton Record Chronicle, a newspaper of general circulation in the Town; and

WHEREAS, on April 25, 2017, after notice and a public hearing conducted in the manner required by law, the Town Council adopted Ordinance No. 2017-09 approving the Waterbrook of Argyle Public Improvement District Service and Assessment Plan and Assessment Roll and the levy of assessments on property in the District; and

WHEREAS, on January 23, 2018, the Town Council adopted Ordinance No. 2018-03, authorizing the issuance of bonds secured by the assessments levied pursuant to the Assessment Ordinance; and

WHEREAS, the Service and Assessment Plan and Assessment Roll is required to be reviewed and updated annually as described in Sections 372.013 and 372.014 of the PID Act; and

WHEREAS, on February 27, 2018, the Town Council adopted Ordinance 2018-05 approving a zoning change for approximately five (5) acres of property in the northeastern portion of the Waterbrook of Argyle Public Improvement District (the Stafford Rezoning"); and

WHEREAS, the Town Council now desires to proceed with the adoption of this Ordinance for the Annual Service Plan Update and the updated Assessment Roll attached thereto, in conformity with the requirements of the PID Act; and

WHEREAS, the Town Council finds the passage of this Ordinance to be in the best interest for the citizens of Argyle.

NOW, THEREFORE, BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF ARGYLE, TEXAS:

SECTION 1: That all matters stated in the preamble are found to be true and correct and are incorporated herein as if copied in their entirety.

SECTION 2: That the Waterbrook of Argyle Public Improvement Service Plan Update and updated Assessment Roll attached hereto as ***Attachment A*** is hereby accepted as provided.


SECTION 3: If any portion of this Ordinance shall, for any reason, be declared invalid by any court of competent jurisdiction, such invalidity shall not affect the remaining provisions hereof and the Council hereby determines that it would have adopted this Ordinance without the invalid provision

SECTION 4: That this Ordinance shall be cumulative of all other Town Ordinances and all other provisions of other Ordinances adopted by the Town which are inconsistent with the terms or provisions of this Ordinance are hereby repealed.

SECTION 5: It is hereby declared to be the intention of the Town Council of the Town of Argyle, Texas, that sections, paragraphs, clauses and phrases of this Ordinance are severable, and if any phrase, clause, sentence, paragraph or section of this Ordinance shall be declared legally invalid or unconstitutional by the valid judgment or decree of any court of competent jurisdiction, such legal invalidity or unconstitutionality shall not affect any of the remaining phrases, clauses, sentences, paragraphs or sections of this Ordinance since the same would have been enacted by the Town Council of the Town of Argyle without the incorporation in this Ordinance of any such legally invalid or unconstitutional, phrase, sentence, paragraph or section.

SECTION 6: This ordinance shall take effect immediately from and after its passage as the law in such case provides.

PASSED AND APPROVED ON THIS 6th DAY OF SEPTEMBER 2022.



Bryan Livingston, Mayor

ATTEST:



Erika McComis, Town Secretary



WATERBROOK OF ARGYLE
PUBLIC IMPROVEMENT DISTRICT

2022 ANNUAL SERVICE AND ASSESSMENT PLAN UPDATE

SEPTEMBER 6, 2022

PREPARED FOR:
City of Argyle
308 Denton Street
Argyle, Texas 76226

PREPARED BY:
30 Three Sixty Public Finance, Inc.
5860 Owens Avenue, Suite 210
Carlsbad, CA 92008



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EXHIBITS

Exhibit A	Assessment Roll
Exhibit B	Final Plats
Exhibit C	Form of PID Disclosure
Exhibit D	Debt Service Schedule

I. Introduction



Waterbrook of Argyle Public Improvement District (the "PID") was created pursuant to the Act by Resolution No. 2016-22 on August 23, 2016 by the Town of Argyle (the "Town") to finance certain Authorized Improvements for the benefit of the property in the PID. On April 25, 2017, the Town approved the Waterbrook of Argyle Public Improvement District Service and Assessment Plan ("SAP") by adopting Ordinance No. 2017-09, which approved the levy of Assessments for Assessed Parcels within the PID and approved the Assessment Roll.

The SAP identified the Authorized Improvements to be provided by the PID, the cost of the Authorized Improvements, the indebtedness to be incurred for the Authorized Improvements, and the manner of assessing the Property in the PID for the costs of the Authorized Improvements. The Town also adopted an assessment roll identifying the Assessment on each Lot within the PID, based on the method of assessment identified in the SAP. Assessment revenue bonds in the principal amount of \$5,765,000 were issued in September 2018 (the "Series 2018 Bonds" pursuant to Ordinance 2017-13 (the "Bond Ordinance") approved by the Town on August 28, 2018.

Pursuant to Sections 372.013, 372.014, and 372.016 of the PID Act, this update of the SAP (the "Annual Service and Assessment Plan Update" or "SAP Update") includes an update to the service plan, an update to the assessment plan, and an updated assessment roll (the "Assessment Roll") identifying the assessments on each Assessed Parcel, based on the method of assessment set forth in the SAP and pursuant to this Annual Service and Assessment Plan Update.

II. Defined Terms



"Act" means the "Public Improvement District Assessment Act," being Chapter 372 "Improvement Districts in Municipalities and Counties," Subchapter A "Public Improvement Districts," Sections 372.001 through 372.041 of the Local Government Code of the State of Texas, as amended.

"Actual Costs" mean, with respect to Authorized Improvements, the actual costs paid or incurred by or on behalf of owners and developers of the Property: (1) to plan, finance, design, acquire, construct, install, and dedicate such improvements to the Town; (2) to prepare plans, specifications (including bid packages), contracts, and as-built drawings; (3) to obtain zoning, licenses, plan approvals, permits, inspections, and other governmental approvals; (4) to acquire easements and other right-of-way; (5) for third party professional consulting services including, but not limited to, engineering, surveying, geotechnical, land planning, architectural, landscaping, legal, accounting, and appraisals; (6) of labor, materials, equipment, fixtures, payment and performance bonds and other construction security, and insurance premiums; (7) of fees charged by the Town or any other political subdivision or governmental authority; and (8) to implement, administer, and manage the above-described activities including, but not limited to, a construction management fee equal to four percent (4%) of construction costs if managed by or on behalf of the owners or developers. Actual Costs shall not include general contractor's fees in an amount that exceeds a percentage equal to the percentage of work completed or construction management fees in an amount that exceeds an amount equal to the construction management fee amortized in approximately equal monthly installments over the term of the applicable construction management contract. Amounts expended for costs described in subsections (3), (4), (5), (7) above shall be excluded from the amount upon which the general contractor and construction management fees are calculated.

"Additional Interest" means the 0.50% additional interest charged on Assessments pursuant to Section 372.018 of the Act.

"Additional Interest Reserve" means the reserve account administered by the Town in accordance with the provisions of Section 6.7 of the Indenture and into which the Additional Interest is deposited.

"Additional Interest Requirement" means an amount equal to five and one-half percent (5.5%) of the principal amount of the outstanding PID Bonds.

"Administrative Expenses" mean the actual or budgeted costs and expenses related to the creation and operation of the PID, the issuance and sale of PID Bonds, and the construction of the Authorized Improvements, including, but not limited to, costs and expenses for: (1) the Administrator; (2) legal counsel, engineers, accounts, financial advisors, and other consultants engaged by the Town; (3) calculating, collecting, and maintaining records with respect to Assessments and Annual Installments; (4) preparing and maintaining records with respect to Assessment Rolls and Annual SAP Updates; (5) issuing, paying, and redeeming PID Bonds; (6) investing or depositing Assessments and Annual Installments; (7) complying with this SAP and the Act with respect to the issuance and sale of PID Bonds, including continuing disclosure requirements; (8) the paying agent/registrar and Trustee in connection with PID Bonds, including their respective legal counsel; and (9) administering the construction of the Authorized Improvements. Administrative Expenses collected but not expended in any year shall be carried forward and applied to reduce Administrative Expenses for subsequent years.

II. Defined Terms



"Administrator" means the person or independent firm designated by the Town Council to perform the duties and obligations of the "Administrator" in this SAP Update.

"Annual Installment" means the annual installment payments of an Assessment calculated by the Administrator and approved by the Town Council, including: (1) principal; (2) interest; (3) Administrative Expenses; and (4) the Additional Interest that funds Prepayment Costs and Delinquent Collection Costs.

"Annual Service Plan Update" means an update to the Service Plan prepared no less frequently than annually by the Administrator and approved by the Town Council.

"Assessed Parcel" means any Lot against which an Assessment is levied.

"Assessment" means an assessment levied against a Parcel pursuant to the Act.

"Assessment Ordinance" means the ordinance adopted by the Town Council in accordance with the Act that levies the Assessments.

"Authorized Improvements" mean improvements authorized by Section 372.003 of the Act including those listed in Section III.

"Authorized Improvements Costs" mean the estimated costs of the Authorized Improvements as shown in Table III-3.

"Commercial Lots" means a Parcel shown on the Final Plat or a subsequent final plat approved by the Town designated for use as a commercial lot.

"Commercial Use Parcel" means the portion of the Property zoned or planned to be used for commercial purposes as described in the Zoning Ordinance, as described by the metes and bounds in Exhibit A-3 of the SAP.

"County" means Denton County, Texas

"Delinquent Collection Costs" mean, for a Lot, interest, penalties, and other costs and expenses authorized by the Act that directly or indirectly relate to the collection of delinquent Assessments, delinquent Annual Installments, or any other delinquent amounts due pursuant to the SAP this SAP and this SAP Update, including costs and expenses to foreclose liens.

"Development Agreement" means the Development Agreement, effective August 9, 2016, by and between the Town and Terra Manna, LLC, its successors or assigns, approved by Resolution No. 2016-20 passed and approved by the Town Council on August 9, 2016.

"Final Plat" means the Final Plat of Waterbrook of Argyle, dated October 3, 2017, approved by the Town's Planning and Zoning Commission.

II. Defined Terms



"HOA Property" means any portion of the Property owned by or dedicated to a homeowner or property owner association.

"Indenture" means an indenture of trust, trust agreement, ordinance or similar document between the Town and the Trustee setting forth terms and conditions relating to a series of PID Bonds, as the same may be modified, amended and/or supplemented from time to time.

"Land use Category" means classification of a Parcel by its intended use (residential, commercial, HOA Property, Public Property, etc.)

"Lot Type" means classification of the estimated buildout value of the Residential Lot as determined by the Administrator and confirmed by the Town Council.

"Lot Type 1" means Residential Lots anticipated to have a buildout value of \$366,000 at the time this amended and restated SAP was approved.

"Lot Type 2" means Residential Lots anticipated to have a buildout value of \$431,000 at the time this amended and restated SAP was approved.

"Lot Type 3" means Residential Lots anticipated to have a buildout value of \$551,000 at the time this amended and restated SAP was approved.

"Maximum Assessment" means each Parcel, an Assessment equal to the lesser of: (i) the amount calculated pursuant Section VI.B of the SAP, (ii) an amount that produces an average Annual Installment resulting in the Maximum Equivalent Tax Rate, or (iii) \$0.00 for any Parcel located, in whole or in part, outside of the boundaries of the PID. The Maximum Assessment has initially been calculated upon the submission of the Final Plat. The Maximum Assessment will be recalculated upon the submission to the Town's Planning and Zoning Commission of any amendment to or replat of the Final Plat and satisfaction of the Maximum Assessment will be a condition for approval of any amendment to the, or replat of the Final Plat by the Town's Planning and Zoning Commission.

"Maximum equivalent Tax Rate" means, for each Residential Lot \$0.6698 per \$100 of average estimated buildout value and for each Commercial Lot \$0.5861 per \$100 of average estimated buildout value.

"Maximum TIRZ Annual Credit Amount" is defined in Section V.E of the SAP.

"Non-Benefited Property" means Lots (or any other portions of the Property) that receive no special benefit from the Authorized Improvements, including Public Property and the HOA Lots.

"Owner" means The Lakes of Argyle, LLC and any successor owner of the Property or any portion thereof.

II. Defined Terms



"Parcel" or "Parcels" means a portion of the property identified by either a tax map identification number assigned by the Denton Central Appraisal District for real property tax purposes, by lot and block number in a final subdivision plat, or by a metes and bounds description.

"PID" is defined in Section I above.

"PID Bonds" means the Town of Argyle, Texas, Assessment Revenue Bonds, Series 2018 (Waterbrook of Argyle Public Improvement District Project) secured by Assessments.

"PID Reimbursement Agreement" means the Amended and Restated PID Reimbursement Agreement – Waterbrook of Argyle, effective as of January 23, 2018, by and between the Town and Terra Manna, LLC, as the developer of the authorized Improvements and the Town agrees to reimburse the Developer for a portion of such Actual Costs with interest as permitted by the Act, as the same may be amended including any addendum attached thereto from time to time.

"Prepayment Costs" means to the extent allowed by the Act: (1) interest, penalties, costs, and expenses, if any, resulting from the prepayment of an Assessment; and (2) third-party costs and expenses, if any, paid or incurred by the Town and resulting from the prepayment of an Assessment.

"Property" means the approximately 101.350 acres within the corporate limits of the Town, located on the southeast corner of Farm to Market Road 407; along and adjacent to U.S. Highway 377; and North of Frenchtown Road.

"Public Property" means real property, whether conveyed or dedicated in fee simple, as an easement, license, or otherwise, to the Federal Government, to Denton County, to the Town, or to any other political subdivision, public or government agency, or public utility. Public Property includes the following public parkland to be dedicated to the Town:

"Remainder Commercial Parcel" means the Commercial Use Parcel save and except lot 19, block E shown on the Final Plat.

"Residential Lot" means a Parcel shown on the Final Plat designated for use as a single-family lot.

"Residential Use Parcel" means any portion of the Property zoned or planned to be used for residential purposes as described in the Zoning Ordinance, as described by metes and bounds in Exhibit A-2 of the SAP.

"TIF Agreement" means the TIF Agreement – Waterbrook of Argyle, effective as of December 12, 2017.

"TIF Fund" means the tax increment fund created pursuant to the TIRZ Ordinance where TIRZ Revenues are deposited annually.

"TIRZ Final Project Plan" means the Reinvestment Zone Number 1, Town of Argyle, Texas Final Project and Financing Plan, dated December 12, 2017, as the same may be amended from time to time.

II. Defined Terms



"**TIRZ NO. 1**" means the Reinvestment Zone Number 1, Town of Argyle, Texas.

"**TIRZ Annual Credit Amount**" is defined in Section V.E of the SAP.

"**TIRZ Ordinance**" means Ordinance No. 2016-18 adopted by the Town Council authorizing the use of TIRZ Revenues for project costs under the Chapter 311, Texas Tax Code as amended, and related to certain public improvements as provided for in the TIRZ Final Project Plan, as amended.

"**TIRZ Revenues**" means, for each year, the amounts which are deposited in the TIF Fund pursuant to the TIRZ Ordinance, TIRZ Final Project Plan, and TIF Agreement.

"**Town**" is defined in Section I above.

"**Town Council**" means the governing body of the Town.

"**Trustee**" means the trustee (or successor trustee) under a PID Bond Indenture.

"**Zoning Ordinance**" means Ordinance No. 2016-08 adopted by the Town Council on April 23, 2016.

III. Service Plan Update



Section 372.013 of the PID Act requires that the annual service plan update (i) define the annual indebtedness and the projected costs for the improvements and (ii) cover a period of at least five (5) years.

A. PID Indebtedness

The sources and uses of funds for the Series 2018 Bonds are shown below in Table III-1. Other than bonds issued to refund the Series 2018 Bonds, the City has covenanted not to issue any additional bonds secured by the Assessments so long as the Series 2018 Bonds are outstanding. However, the City has reserved the right, subject to the provisions in the Indenture, to issue additional obligations under other indentures, assessment ordinances, or similar agreements or other obligations which do not constitute or create a lien on the trust estate for and are not payable by the revenues pledged to the Series 2018 Bonds.

TABLE III-1	
TOWN OF ARGYLE	
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT	
SERIES 2018 BONDS	
SOURCES AND USES OF FUNDS	
SOURCES OF FUNDS	
BOND PROCEEDS	\$13,955,000
DEVELOPER CASH CONTRIBUTION	\$2,064,460
TOTAL SOURCES	\$16,019,460
USES OF FUNDS	
PROJECT FUND	
BOND IMPROVEMENT ACCOUNT	\$11,442,082
DEVELOPMENT AGREEMENT IMPROVEMENT ACCOUNT	\$2,064,460
DEBT SERVICE RESERVE	\$980,287
CAPITALIZED INTEREST	\$414,490
COSTS OF ISSUANCE	\$646,990
UNDERWRITER'S DISCOUNT	\$418,650
ADMINISTRATIVE FUND	\$52,500
TOTAL USES	\$16,019,460

Projected annual PID cashflows for the five-year period ending 2026 are shown in Table III-2 on the following page.



TABLE III-2					
TOWN OF ARGYLE					
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT					
SERIES 2018 BONDS					
PROJECTED FIVE-YEAR PID CASHFLOWS					
DESCRIPTION	TAX YEAR				
	2022	2023	2024	2025	2026
PID					
REVENUES					
ANNUAL INSTALLMENTS	\$1,037,330	\$1,036,123	\$1,038,451	\$1,040,034	\$1,040,871
CAPITALIZED INTEREST	\$0	\$0	\$0	\$0	\$0
TIRZ ANNUAL CREDIT	\$0	\$0	\$0	\$0	\$0
TOTAL REVENUE	\$1,037,330	\$1,036,123	\$1,038,451	\$1,040,034	\$1,040,871
EXPENDITURES					
SERIES 2018 BONDS DEBT SERVICE					
PRINCIPAL	\$260,000	\$270,000	\$285,000	\$300,000	\$315,000
INTEREST	\$656,050	\$645,000	\$632,513	\$619,331	\$605,456
ADDITIONAL INTEREST RESERVE	\$64,150	\$62,850	\$61,500	\$60,075	\$58,575
ADMINISTRATIVE EXPENSES	\$57,130	\$58,273	\$59,439	\$60,627	\$61,840
TOTAL EXPENDITURES	\$1,037,330	\$1,036,123	\$1,038,451	\$1,040,034	\$1,040,871
RESIDENTIAL USE PARCEL					
REVENUES					
ANNUAL INSTALLMENTS	\$797,732	\$796,804	\$798,594	\$799,811	\$800,455
CAPITALIZED INTEREST	\$0	\$0	\$0	\$0	\$0
TIRZ ANNUAL CREDIT	\$0	\$0	\$0	\$0	\$0
TOTAL REVENUE	\$797,732	\$796,804	\$798,594	\$799,811	\$800,455
EXPENDITURES					
SERIES 2018 BONDS DEBT SERVICE					
PRINCIPAL	\$199,946	\$207,637	\$219,172	\$230,707	\$242,243
INTEREST	\$504,518	\$496,021	\$486,418	\$476,281	\$464,611
ADDITIONAL INTEREST RESERVE	\$49,333	\$48,333	\$47,295	\$46,199	\$45,046
ADMINISTRATIVE EXPENSES	\$43,935	\$44,813	\$44,710	\$46,624	\$47,556
TOTAL EXPENDITURES	\$797,732	\$796,804	\$798,594	\$799,811	\$800,455

TABLE III-2					
TOWN OF ARGYLE					
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT					
SERIES 2018 BONDS					
PROJECTED FIVE-YEAR PID CASHFLOWS					
DESCRIPTION	TAX YEAR				
	2022	2023	2024	2025	2026
COMMERCIAL USE PARCEL					
REVENUES					
ANNUAL INSTALLMENTS	\$239,598	\$239,319	\$239,857	\$240,222	\$240,416
CAPITALIZED INTEREST	\$0	\$0	\$0	\$0	\$0
TIRZ ANNUAL CREDIT	\$0	\$0	\$0	\$0	\$0
TOTAL REVENUE	\$239,598	\$239,319	\$239,857	\$240,222	\$240,416
EXPENDITURES					
SERIES 2018 BONDS DEBT SERVICE					
PRINCIPAL	\$60,054	\$62,363	\$65,828	\$69,293	\$72,757
INTEREST	\$151,532	\$148,979	\$146,095	\$143,050	\$139,846
ADDITIONAL INTEREST RESERVE	\$14,817	\$14,517	\$14,205	\$13,876	\$13,529
ADMINISTRATIVE EXPENSES	\$13,196	\$13,460	\$13,729	\$14,003	\$14,283
TOTAL EXPENDITURES	\$239,598	\$239,319	\$239,857	\$240,222	\$240,416

A. Description of Authorized Improvements

The Authorized Improvements are described as follows:

- Road improvements, consisting of construction of internal public roads, including related excavation, earthwork, paving, drainage, curbs, gutters, sidewalks, retaining walls, signage, and traffic control devices. The road improvements will provide street access to each Parcel within the PID as well as access to community roadways and state highways. All roadway projects will be designed and constructed in accordance with Town standards and specifications and will be owned and operated by the Town;
- Sanitary sewer improvements consisting of construction and installation of pipes, service lines, manholes, encasements and appurtenances, including related excavation and earthwork, necessary to provide sanitary sewer service to the Assessed Property. Sanitary sewer improvements also consist of the construction and installation of pipes, service lines, manholes, encasements and appurtenances, including related excavation and earthwork of the offsite S-1 Sewer Line, as described in the Development Agreement. The sanitary sewer improvements will be designed and constructed in accordance with Town standards and

- specifications and will be owned and operated by the Town;
- Storm drainage and detention improvements consisting of construction and installation of pipes, inlets, manholes, detention ponds, related excavation and earthwork, and appurtenances necessary to provide storm drainage to the Assessed Property. The storm drainage improvements will be designed and constructed in accordance with Town standards and specifications and will be owned and operated by the Town;
- Landscaping, entryway, open space, and park improvements consisting of installation of landscaping, including irrigation, in public open spaces, entryway monuments and signs, establishment and improvement of lakes, park and open space. The landscaping, entryway, open space and park improvements will be constructed in accordance with Town standards and specifications and will be owned by the HOA and dedicated by public access easement to the Town; and
- Soft costs including costs incurred in the establishment, administration and operation of the PID; costs related to designing, constructing, and installing the Authorized Improvements including land planning and design, Town fees, engineering, soil testing, survey, construction management, and contingency; and, costs associated with financing the Authorized Improvements.

B. Projected Authorized Improvements Costs

The Authorized Improvements Costs are shown in Table III-3 below.

TABLE III-3	
TOWN OF ARGYLE	
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT	
SERIES 2018 BONDS	
AUTHORIZED IMPROVEMENTS COSTS	
IMPROVEMENT DESCRIPTION	COST
ROAD IMPROVEMENTS	\$2,880,000
DRAINAGE IMPROVEMENTS	\$2,945,441
SEWER IMPROVEMENTS	\$780,000
LANDSCAPE/OPEN SPACE IMPROVEMENTS	\$4,384,099
SOFT COSTS (INCLUDING PID CREATION)	\$1,555,395
DEBT SERVICE RESERVE	\$980,287
CAPITALIZED INTEREST	\$414,490
COSTS OF ISSUANCE	\$646,990
UNDERWRITER'S DISCOUNT	\$418,650
ADMINISTRATIVE EXPENSES	\$52,500
TOTAL AUTHORIZED IMPROVEMENT COSTS	\$15,057,852

The Act allows the Town Council to apportion the PID costs on the basis of special benefit conferred upon the property because of the Authorized Improvements. The Act provides that such costs may be apportioned: (i) equally per front foot or square foot; (ii) according to the value of property as determined by the Town Council, with or without regard to improvements constructed on the property; or (iii) in any other manner approved by the Town Council that results in imposing equal shares of such costs on property similarly benefited. The Act further provides that the Town Council may establish by ordinance or order reasonable classifications and formulas for the apportionment of the cost between the municipality and the area to be assessed and the methods of assessing the special benefits for various classes of improvements.

A. Allocation of Assessments

Pursuant to the SAP, the Assessments are allocated between the Residential Use Parcel and the Commercial Use Parcel on the basis of acreage. The Assessment for the Residential Use Parcel is allocated to each Residential Lot on the basis of estimated buildout value, and the Assessment for the Commercial Use Parcel is allocated to each Commercial Lot on the basis of Gross Acreage. The allocation of the Assessments to the Residential Lots by Lot Type is shown in Tables IV-1, IV-2, and IV-3 below.

TABLE IV-1			
TOWN OF ARGYLE			
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT			
ORIGINAL ALLOCATION OF ASSESSMENTS TO RESIDENTIAL USE PARCEL AND COMMERCIAL USE PARCEL			
PARCEL	ACRES	% OF TOTAL	ASSESSMENT
RESIDENTIAL USE PARCEL	78.62	77.57%	\$10,825,279.72
COMMERCIAL USE PARCEL	22.73	22.43%	\$3,129,720.28
TOTAL	101.35	100.00%	\$13,955,000.00

TABLE IV-2						
TOWN OF ARGYLE						
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT						
ORIGINAL ALLOCATION OF ASSESSMENTS TO RESIDENTIAL LOT TYPES						
LOT TYPE	LOTS	ESTIMATED BUILDOUT VALUES			ASSESSMENT ALLOCATION	
		PER HOME	TOTAL VALUE	% ALLOCATION	AGGREGATE	LOT TYPE
LOT TYPE 1	81	\$366,000	\$29,646,000	24.49%	\$2,650,968.47	\$32,728.01
LOT TYPE 2	129	\$431,000	\$55,599,000	45.93%	\$4,971,705.99	\$38,540.36
LOT TYPE 3	65	\$551,000	\$35,815,000	29.58%	\$3,202,605.26	\$49,270.85
TOTAL	275		\$121,060,000	100.00%	\$10,825,279.72	

TABLE IV-3						
TOWN OF ARGYLE						
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT						
REVISED ALLOCATION OF ASSESSMENTS TO RESIDENTIAL LOT TYPES (AFTER STAFFORD REZONING)						
LOT TYPE	LOTS	ESTIMATED BUILDOUT VALUES			ASSESSMENT ALLOCATION	
		PER HOME	TOTAL VALUE	% ALLOCATION	AGGREGATE	LOT TYPE
LOT TYPE 1	80	\$366,000	\$29,280,000	25.07%	\$2,611,871.68	\$32,648.40
LOT TYPE 2	120	\$431,000	\$51,720,000	44.28%	\$4,613,593.01	\$38,446.61
LOT TYPE 3	65	\$551,000	\$35,815,000	30.66%	\$3,194,815.03	\$49,151.00
TOTAL	265		\$116,815,000	100.00%	\$10,420,279.72	

The allocation of the Assessments to the Commercial Lots is shown in Table IV-4 below.

TABLE IV-4			
TOWN OF ARGYLE			
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT			
ALLOCATION OF ASSESSMENTS TO COMMERCIAL LOTS (AFTER STAFFORD REZONING)			
PARCEL ID	ACRES	% ALLOCATION	ASSESSMENT
67141	2.0054	8.44%	\$264,096.86
67143	3.8563	16.23%	\$507,847.17
67175	0.6636	2.79%	\$87,391.38
67182	1.4875	6.26%	\$195,893.13
75616	0.5648	2.38%	\$74,380.13
696471	0.3686	1.55%	\$48,541.99
696472	5.3153	22.37%	\$699,987.05
696473	3.1651	13.32%	\$416,821.06
729511	0.3750	1.58%	\$49,384.82
729512	0.4300	1.81%	\$56,627.93
741310	0.6627	2.79%	\$87,272.86
741312	0.4640	1.95%	\$61,105.49
744432	0.1990	0.84%	\$26,206.88
744433	0.0784	0.33%	\$10,324.72
748157	0.9300	3.91%	\$122,474.36
773559	0.6400	2.69%	\$84,283.43
773562	0.9600	4.04%	\$126,425.14
959126	1.5803	6.62%	\$208,114.22
959129	0.0090	0.04%	\$1,185.24
959131	0.0103	0.04%	\$1,356.44
TOTAL	23.7653	100.00%	\$3,129,720.28

B. Payment of Assessments

Annual Installments are calculated and collected each year in an amount sufficient to pay the principal and interest on the PID Bonds, Administrative Expenses, and the Additional Interest. The Town Council, in accordance with the TIRZ Ordinance, TIRZ Final Project Plan, TIF Agreement and the Development

Agreement has agreed to use a portion of TIRZ Revenues generated in an amount specified in Exhibit I to the SAP to reduce the Annual Installment for the Commercial Use Parcel based on the desire of the Owner and the Town Council to maintain a competitive, composite equivalent ad valorem tax rate taking into consideration the tax rates of all applicable taxing units and the equivalent tax rate of the Annual Installments of the Assessments based on assumed improved values. As applicable, the TIRZ Revenues collected in any given year shall be used to calculate the TIRZ Annual Credit Amount the following year (i.e., TIRZ Revenues Collected in 2021 shall be used to calculate the TIRZ Annual Credit Amount applicable to Annual Installments to be collected in 2022.)

Annual Installments shall be collected by the Town in the same manner and at the same time as ad valorem taxes. Annual Installments shall be subject to the penalties, procedures, and foreclosure sale in case of delinquencies as set forth in the Act and in the same manner as ad valorem taxes for the Town. The Town Council may provide for other means of collecting Annual Installments. Assessments shall have the lien priority specified in the Act.

1. TIRZ Annual Credit Amount

The target tax rate equivalent for lots within the Residential Parcel was \$0.68 per \$100 valuation. After the mandatory prepayment due to the Stafford Rezoning, the equivalent tax rate for the Residential Use Parcel remained below the target tax rate equivalent of \$0.68 per \$100/estimated buildout value. Therefore, the TIRZ Annual Credit Amount for Residential Lots remains calculated at \$0.00. Section 3.2 of the "TIF Agreement Waterbrook of Argyle" states that the Commercial Use Parcel is eligible to receive a TIRZ Annual Credit Amount "but only after the Town issues a building permit for the construction of the anchor tenant with the commercial development area." No building permit has been issued for the anchor tenant. Therefore, the total TIRZ Annual Credit Amount applied to the Annual Installment for the Commercial Use Parcel is \$0.00.

2. Calculation of Annual Installments

The calculation of the 2022 Annual Installments is shown in Tables IV-5 and IV-6 on the following pages. The updated Assessment Roll listing each Assessed Parcel and the corresponding schedule of Annual Installments are attached as Exhibit A.

TABLE IV-5				
TOWN OF ARGYLE				
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT				
SERIES 2018 BONDS				
2022 ANNUAL INSTALLMENTS				
RESIDENTIAL USE PARCELS				
	AGGREGATE			
LOT TYPE	LOT TYPE 1	LOT TYPE 2	LOT TYPE 3	TOTAL
PERCENT OF TOTAL	25.07%	44.28%	30.66%	100.00%
REVENUES				
ANNUAL INSTALLMENTS	\$199,954	\$353,197	\$244,581	\$797,732
CAPITALIZED INTEREST	\$0	\$0	\$0	\$0
TIRZ ANNUAL CREDIT	\$0	\$0	\$0	\$0
TOTAL REVENUE	\$199,954	\$353,197	\$244,581	\$797,732
EXPENDITURES				
SERIES 2018 BONDS DEBT SERVICE				
PRINCIPAL	\$50,117	\$88,527	\$61,303	\$199,946
INTEREST	\$126,459	\$223,376	\$154,683	\$504,518
ADDITIONAL INTEREST RESERVE	\$12,365	\$21,842	\$15,125	\$49,333
ADMINISTRATIVE EXPENSES	\$11,012	\$19,452	\$13,470	\$43,935
TOTAL EXPENDITURES	\$199,954	\$353,197	\$244,581	\$797,732
	BY LOT TYPE			
LOT TYPE	LOT TYPE 1	LOT TYPE 2	LOT TYPE 3	
NUMBER OF LOTS	80	120	65	
REVENUES				
ANNUAL INSTALLMENTS	\$2,499.42	\$2,943.31	\$3,762.79	
CAPITALIZED INTEREST	\$0	\$0	\$0	
TIRZ ANNUAL CREDIT	\$0	\$0	\$0	
TOTAL REVENUE	\$2,499.42	\$2,943.31	\$3,762.79	
EXPENDITURES				
SERIES 2018 BONDS DEBT SERVICE				
PRINCIPAL	\$1,580.74	\$1,891.47	\$2,379.74	
INTEREST	\$626.46	\$737.72	\$943.12	
ADDITIONAL INTEREST RESERVE	\$154.57	\$182.02	\$232.70	
ADMINISTRATIVE EXPENSES	\$137.65	\$162.10	\$207.23	
TOTAL EXPENDITURES	\$2,499.42	\$2,943.31	\$3,762.79	



TABLE IV-6						
TOWN OF ARGYLE						
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT						
SERIES 2018 BONDS						
2022 ANNUAL INSTALLMENTS						
COMMERCIAL USE PARCELS						
PARCEL ID	67141	67143	67175	67182	75616	696471
PERCENT OF TOTAL	8.44%	16.23%	2.79%	6.26%	2.38%	1.55%
REVENUES						
ANNUAL INSTALLMENTS	\$20,218	\$38,879	\$6,690	\$14,997	\$5,694	\$3,716
CAPITALIZED INTEREST	\$0	\$0	\$0	\$0	\$0	\$0
TIRZ ANNUAL CREDIT	\$0	\$0	\$0	\$0	\$0	\$0
TOTAL REVENUE	\$20,218	\$38,879	\$6,690	\$14,997	\$5,694	\$3,716
EXPENDITURES						
SERIES 2018 BONDS DEBT SERVICE						
PRINCIPAL	\$5,068	\$9,745	\$1,677	\$3,759	\$1,427	\$931
INTEREST	\$12,787	\$24,588	\$4,231	\$9,485	\$3,601	\$2,350
ADDITIONAL INTEREST RESERVE	\$1,250	\$2,404	\$414	\$927	\$352	\$230
ADMINISTRATIVE EXPENSES	\$1,114	\$2,141	\$368	\$826	\$314	\$205
TOTAL EXPENDITURES	\$20,218	\$38,879	\$6,690	\$14,997	\$5,694	\$3,716
PARCEL ID	696472	696473	729511	729512	741310	741312
PERCENT OF TOTAL	22.37%	13.32%	1.58%	1.81%	2.79%	1.95%
REVENUES						
ANNUAL INSTALLMENTS	\$53,588	\$31,910	\$3,781	\$4,335	\$6,681	\$4,678
CAPITALIZED INTEREST	\$0	\$0	\$0	\$0	\$0	\$0
TIRZ ANNUAL CREDIT	\$0	\$0	\$0	\$0	\$0	\$0
TOTAL REVENUE	\$53,588	\$31,910	\$3,781	\$4,335	\$6,681	\$4,678
EXPENDITURES						
SERIES 2018 BONDS DEBT SERVICE						
PRINCIPAL	\$13,431	\$7,998	\$948	\$1,087	\$1,675	\$1,173
INTEREST	\$33,891	\$20,181	\$2,391	\$2,742	\$4,225	\$2,959
ADDITIONAL INTEREST RESERVE	\$3,314	\$1,973	\$234	\$268	\$413	\$289
ADMINISTRATIVE EXPENSES	\$2,951	\$1,757	\$208	\$239	\$368	\$258
TOTAL EXPENDITURES	\$53,588	\$31,910	\$3,781	\$4,335	\$6,681	\$4,678



TABLE IV-6						
TOWN OF ARGYLE						
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT						
SERIES 2018 BONDS						
2022 ANNUAL INSTALLMENTS						
COMMERCIAL USE PARCELS						
PARCEL ID	744432	744433	748157	773559	773562	959126
PERCENT OF TOTAL	0.84%	0.33%	3.91%	2.69%	4.04%	6.65%
REVENUES						
ANNUAL INSTALLMENTS	\$2,006	\$790	\$9,376	\$6,452	\$9,679	\$15,932
CAPITALIZED INTEREST	\$0	\$0	\$0	\$0	\$0	\$0
TIRZ ANNUAL CREDIT	\$0	\$0	\$0	\$0	\$0	\$0
TOTAL REVENUE	\$2,006	\$790	\$9,376	\$6,452	\$9,679	\$15,932
EXPENDITURES						
SERIES 2018 BONDS DEBT SERVICE						
PRINCIPAL	\$503	\$198	\$2,350	\$1,617	\$2,426	\$3,993
INTEREST	\$1,269	\$500	\$5,930	\$4,081	\$6,121	\$10,076
ADDITIONAL INTEREST RESERVE	\$124	\$49	\$580	\$399	\$599	\$985
ADMINISTRATIVE EXPENSES	\$110	\$44	\$516	\$355	\$533	\$877
TOTAL EXPENDITURES	\$2,006	\$790	\$9,376	\$6,452	\$9,679	\$15,932
PARCEL ID	959129	959131				TOTAL
PERCENT OF TOTAL	0.04%	0.04%				100.00%
REVENUES						
ANNUAL INSTALLMENTS	\$91	\$104				\$239,598
CAPITALIZED INTEREST	\$0	\$0				\$0
TIRZ ANNUAL CREDIT	\$0	\$0				\$0
TOTAL REVENUE	\$91	\$104				\$239,598
EXPENDITURES						
SERIES 2018 BONDS DEBT SERVICE						
PRINCIPAL	\$23	\$26				\$60,004
INTEREST	\$57	\$66				\$151,532
ADDITIONAL INTEREST RESERVE	\$6	\$6				\$14,817
ADMINISTRATIVE EXPENSES	\$5	\$6				\$13,196
TOTAL EXPENDITURES	\$91	\$104				\$239,598

C. Optional Prepayment of Assessments

No optional prepayments of Assessments, in full or in part, have been received to-date. The provisions for optional Assessment prepayments are described below.

1. Provisions for Optional Assessment Prepayment

The owner of Assessed Property may pay, at any time, all or any part of an Assessment in accordance with the Act. Prepayment Costs, if any, may be paid from capitalized interest or from the Additional Interest Reserve. If an Annual Installment has been billed prior to payment, the Annual Installment shall be due and payable and shall be credited against the payment.

If an Assessment is paid in full, with interest: (1) the Administrator shall cause the Assessment to be reduced to zero and the Assessment Roll to be revised accordingly; (2) the Administrator shall cause the revised Assessment Roll to be approved by the Town Council as part of the next Annual Service Plan Update; (3) the obligation to pay the Assessment and corresponding Annual Installments shall terminate; and (4) the Town shall provide the owner with a recordable "Notice of PID Assessment Termination."

If an Assessment is paid in part, with interest: (1) the Administrator shall cause the Assessment to be reduced and the Assessment Roll revised accordingly; (2) the Administrator shall cause the revised Assessment Roll to be approved by the Town Council as part of the next Annual Service Plan Update; and (3) the obligation to pay the Assessment and corresponding Annual Installments shall be reduced.

D. Mandatory Prepayment of Assessments

The Stafford Rezoning caused the Maximum Assessment as defined in the 2018 Amended and Restated Service and Assessment Plan to be exceeded, and, therefore, a mandatory prepayment on the Assessment of the Residential Use Parcel of \$379,591.21 was required and paid in full. The mandatory prepayment was then used to redeem PID bonds. The conditions under which a mandatory prepayment of Assessments is required are described below.

1. Conditions for Mandatory Assessment Prepayment

If Assessed Property is transferred to a person or entity that is exempt from payment of the Assessment, the owner transferring the Assessed Property shall pay the full amount of the Assessment, plus Prepayment Costs and Delinquent Collection Costs to the Town, prior to the transfer. If the owner of Assessed Property causes the Assessed Property to become Non-Benefited Property, the owner causing the change in status shall pay the full amount of the Assessment, plus Prepayment Costs and Delinquent Collection Costs, prior to the change in status.

If the replatting of any Assessed Property causes the Assessment per Parcel to exceed the Maximum Assessment, then the Owner shall prepay to the Town a portion of the Assessment in an amount necessary to cause the Assessment to equal the Maximum Assessment.

If the replatting of any Assessed Property causes the amount of the outstanding principal amount of PID Bonds to exceed the total amount of Assessments outstanding in the PID, then the Owner shall prepay to the Town an amount necessary to make the outstanding Assessments equal or exceed the outstanding principal amount of PID Bonds, prior to replatting, taking into account the timing required to effect any required redemption of outstanding principal amount of PID Bonds pursuant the terms of the Indenture.

E. Reduction of Assessments

If the Actual Costs of completed Authorized Improvements funded with the net proceeds PID Bonds are less than the Actual Costs used to calculate the Assessments securing the PID Bonds, then Town Council shall reduce each Assessment on a pro-rata basis such that the sum of the resulting reduced Assessments for all Assessed Property equals the reduced Actual Costs. Excess PID Bond proceeds shall be applied to redeem outstanding PID Bonds. Assessments shall never be reduced to an amount less than the outstanding PID Bonds.

If some of the Authorized Improvements to be funded by the net proceeds of PID Bonds are not constructed, the Town Council shall reduce each Assessment on a pro-rata basis to reflect the Actual Costs that were expended. Excess PID Bond proceeds shall be applied to redeem outstanding PID Bonds. Assessments shall never be reduced to an amount less than the outstanding PID Bonds.

The Administrator shall update (and submit to the Town Council for review and approval as part of the next Annual Service Plan Update) the Assessment Roll and corresponding Annual Installments to reflect the reduced Assessments.

F. Reallocation of Assessments

The original development plans for the property within the PID included two-hundred seventy-five (275) single family lots and approximately twenty-three (23) acres zoned for commercial use. Pursuant to Ordinance No. 2018-05 (the "Stafford Rezoning"), which is applicable to approximately six and sixty-seven hundredths (6.67) acres of property (the "Stafford Property") of which approximately one and four-tenths (1.40) acres are located within the PID, the portion of the Stafford Property within the PID was rezoned from single family residential to commercial resulting in the reduction of the residential component of the PID to two hundred sixty-five (265) single family lots. The Stafford Rezoning also resulted in twenty-five (25) additional single family lots, seven (7) of which are entirely located outside of the PID boundaries and the remaining eighteen (18) of which are partially within the PID and as such were deemed to be Non-Benefited property.

The following plats have been filed and recorded to-date.

- Final Plat of Waterbrook Phase One filed and recorded with the County on January 7, 2019, consisting of two hundred seventy-five (275) residential lots, one (1) commercial lot, and fourteen (14) lots of Non-Benefited Property;
- Amending Plat for Waterbrook Phase One filed and recorded with the County on April 23, 2019, consisting of two hundred sixty-five (265) residential Lots, one (1) commercial lot, and fourteen (14) lots of Non-Benefitted Property attached hereto as Exhibit B-1;
- Final Plat of Waterbrook Phase Two filed and recorded with the County on June 18, 2019, consisting of twenty-five (25) residential lots all classified as Non-Benefited Property as described above and in the 2018 Service Plan Update – Stafford; and
- Final Plat of Castle Development Argyle Lots 1-4, Block A filed and recorded with the County on January 16, 2020 attached here to as Exhibit B-2. This plat consists of four (4) commercial lots two (2) of which are deemed Non-Benefited Property; Block A, Lot 3 is located outside of the PID, and Block A, Lot 4 is partially within the District and consequently both are classified as Non-Benefited Property.

In 2019 approximately 1.4659 acres of Assessed Property within the Commercial Use Parcel was conveyed to TxDOT. The landowners of the remaining property consented to a reallocation of the Assessment from the property conveyed to TxDot to the remaining property, and the landowner's consent to the reallocation is attached as Exhibit G to the 2020 Service Plan Update. In 2021 Parcel ID 959126 was subdivided from Parcel 75616 leaving 0.5721 acres with Parcel ID 75616 and 1.5730 acres with Parcel ID 959126. Parcel 959129 was subdivided from Parcel 741312 leaving .4640 acres with Parcel ID 741312 and creating Parcel 959129 with .009 acres. Parcel 959131 was subdivided from 67143 leaving 3.8563 acres and creating Parcel 959131 with .0103 acres. The Assessment has been reallocated pro rata on a gross acreage basis in accordance with Section F.2 below.

The Assessments have been reallocated pursuant to the methodology described in Sections F.1 and F.2 below, the landowner consent attached as Exhibit G, and the Stafford Rezoning.

1. Residential Use Parcels

Each Residential Lot shall be allocated an Assessment based on buildout value according to the following formula:

$$A = [(B - C) \times (D \div E)] / F$$

where:

A = the Assessment for the newly created Residential Lot

B = the sum of the Assessments for all Parcels subject to the replat
C = the sum of the Assessments for all newly created Commercial Lots calculated in step 2

D = the sum of the estimated average buildout value of all newly created Residential Lots with the same Lot Type

E = the sum of the estimated average buildout value of all newly created Residential Lots

F= the number of newly created Residential Lots with the same Lot Type

If two or more Parcels are consolidated, the Administrator shall allocate the Assessments against the Parcels before the consolidation to the consolidated Parcel, which allocation shall be approved by the Town Council in the next Annual Service Plan Update.

2. Commercial Use Parcels

If the Commercial Use Parcel is subdivided, the Assessments shall be allocated to the newly created Commercial Lots pro-rata based on the gross acreage of each Commercial Lot.

If any Parcel is replatted, then the Assessments levied against all Parcels subject to the replat shall be summed together and reallocated to the newly created Residential Lots and Commercial Lots as follows:

Step 1:

The newly replatted Parcels shall be designated as Residential Lots or Commercial Lots.

Step 2:

Each newly created Commercial Lot shall be allocated an Assessment equal to the following formula:

$$A = (B \div C) \times D$$

where:

A = the Assessment for the newly created Commercial Lot
B = the acreage of the newly created Commercial Lot

C = the sum of the acreage for all Residential Lots and Commercial Lots created as a result of the replat

D = the sum of the Assessments for all Parcels subject to the replat

EXHIBIT A

ASSESSMENT ROLL

Waterbrook of Argyle PID
Series 2018
Project

Property ID	Plat	Block	Lot	Lot Type	Tax Year	Bond Year	Original Principal	Outstanding Principal	2022 Annual Installment
748096	Waterbrook	E	21	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748097	Waterbrook	E	22	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748098	Waterbrook	E	23	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748099	Waterbrook	E	24	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748100	Waterbrook	E	25	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748101	Waterbrook	E	26	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748102	Waterbrook	E	27	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748103	Waterbrook	E	28	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748104	Waterbrook	E	29	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748105	Waterbrook	E	30	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748106	Waterbrook	E	31	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748107	Waterbrook	E	32	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748108	Waterbrook	E	33	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748109	Waterbrook	E	34	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748111	Waterbrook	E	36	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748112	Waterbrook	E	37	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748113	Waterbrook	E	38	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748114	Waterbrook	E	39	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748115	Waterbrook	E	40	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748116	Waterbrook	E	41	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748117	Waterbrook	E	42	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748118	Waterbrook	E	43	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748139	Waterbrook	E	1	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748140	Waterbrook	E	2	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748141	Waterbrook	E	3	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748142	Waterbrook	E	4	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748143	Waterbrook	E	5	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748144	Waterbrook	E	6	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42

Waterbrook of Argyle PID
Series 2018
Project

Property ID	Plat	Block	Lot	Lot Type	Tax Year	Bond Year	Original Principal	Outstanding Principal	2022 Annual Installment
748145	Waterbrook	E	7	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748147	Waterbrook	E	9	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748148	Waterbrook	E	10	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748149	Waterbrook	E	11	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748150	Waterbrook	E	12	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748151	Waterbrook	E	13	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748152	Waterbrook	E	14	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748153	Waterbrook	E	15	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748154	Waterbrook	E	16	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748155	Waterbrook	E	17	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748156	Waterbrook	E	18	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748158	Waterbrook	B	1	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748159	Waterbrook	B	2	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748160	Waterbrook	B	3	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748161	Waterbrook	B	4	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748162	Waterbrook	B	5	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748163	Waterbrook	B	6	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748164	Waterbrook	B	7	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748165	Waterbrook	B	8	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748166	Waterbrook	B	9	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748167	Waterbrook	B	10	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748168	Waterbrook	B	11	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748169	Waterbrook	B	12	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748170	Waterbrook	B	13	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748171	Waterbrook	B	14	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748172	Waterbrook	B	15	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748173	Waterbrook	B	16	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748283	Waterbrook	F	9	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748284	Waterbrook	F	10	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42

Waterbrook of Argyle PID
Series 2018
Project

Property ID	Plat	Block	Lot	Lot Type	Tax Year	Bond Year	Original Principal	Outstanding Principal	2022 Annual Installment
748285	Waterbrook	F	11	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748286	Waterbrook	F	12	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748287	Waterbrook	F	13	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748288	Waterbrook	F	14	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748289	Waterbrook	F	15	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748290	Waterbrook	F	16	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748291	Waterbrook	F	1	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748292	Waterbrook	F	2	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748293	Waterbrook	F	3	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748294	Waterbrook	F	4	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748295	Waterbrook	F	5	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748296	Waterbrook	F	6	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748297	Waterbrook	F	7	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748298	Waterbrook	F	8	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748363	Waterbrook	B	17	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748364	Waterbrook	B	18	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748365	Waterbrook	B	19	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748366	Waterbrook	B	20	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748367	Waterbrook	B	21	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748368	Waterbrook	B	22	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748369	Waterbrook	B	23	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748370	Waterbrook	B	24	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748371	Waterbrook	B	25	1	2022	2023	\$32,648.40	\$30,913.57	\$2,499.42
748174	Waterbrook	G	16	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748175	Waterbrook	G	17	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748176	Waterbrook	G	18	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748177	Waterbrook	G	19	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748178	Waterbrook	G	20	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31

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Property ID	Plat	Block	Lot	Lot Type	Tax Year	Bond Year	Original Principal	Outstanding Principal	2022 Annual Installment
748179	Waterbrook	G	21	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748180	Waterbrook	G	22	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748181	Waterbrook	G	23	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748182	Waterbrook	G	24	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748183	Waterbrook	G	25	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748184	Waterbrook	G	26	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748185	Waterbrook	G	27	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748186	Waterbrook	G	28	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748187	Waterbrook	G	29	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748188	Waterbrook	G	30	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748189	Waterbrook	G	1	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748190	Waterbrook	G	2	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748191	Waterbrook	G	3	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748192	Waterbrook	G	4	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748193	Waterbrook	G	5	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748194	Waterbrook	G	6	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748195	Waterbrook	G	7	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748196	Waterbrook	G	8	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748197	Waterbrook	G	9	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748198	Waterbrook	G	10	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748199	Waterbrook	G	11	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748200	Waterbrook	G	12	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748201	Waterbrook	G	13	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748202	Waterbrook	G	14	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748203	Waterbrook	G	15	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748204	Waterbrook	A	21	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748205	Waterbrook	A	22	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748206	Waterbrook	A	23	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748207	Waterbrook	A	24	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31

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Property ID	Plat	Block	Lot	Lot Type	Tax Year	Bond Year	Original Principal	Outstanding Principal	2022 Annual Installment
748208	Waterbrook	A	25	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748209	Waterbrook	A	26	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748210	Waterbrook	A	27	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748211	Waterbrook	A	28	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748212	Waterbrook	A	29	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748213	Waterbrook	A	30	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748214	Waterbrook	A	31	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748215	Waterbrook	A	32	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748216	Waterbrook	A	33	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748217	Waterbrook	A	34	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748218	Waterbrook	A	35	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748222	Waterbrook	H	4	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748223	Waterbrook	H	5	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748224	Waterbrook	H	6	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748225	Waterbrook	H	7	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748226	Waterbrook	H	8	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748227	Waterbrook	H	9	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748228	Waterbrook	H	10	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748229	Waterbrook	H	11	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748230	Waterbrook	H	12	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748231	Waterbrook	H	13	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748232	Waterbrook	H	14	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748245	Waterbrook	D	11	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748246	Waterbrook	D	12	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748247	Waterbrook	D	13	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748248	Waterbrook	D	14	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748249	Waterbrook	D	15	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748250	Waterbrook	D	16	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748251	Waterbrook	D	17	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31

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Property ID	Plat	Block	Lot	Lot Type	Tax Year	Bond Year	Original Principal	Outstanding Principal	2022 Annual Installment
748252	Waterbrook	D	18	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748253	Waterbrook	D	19	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748254	Waterbrook	D	20	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748255	Waterbrook	D	1	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748256	Waterbrook	D	2	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748257	Waterbrook	D	3	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748258	Waterbrook	D	4	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748259	Waterbrook	D	5	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748260	Waterbrook	D	6	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748261	Waterbrook	D	7	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748262	Waterbrook	D	8	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748263	Waterbrook	D	9	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748264	Waterbrook	D	10	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748265	Waterbrook	C	10	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748266	Waterbrook	C	11	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748267	Waterbrook	C	12	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748268	Waterbrook	C	13	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748269	Waterbrook	C	14	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748270	Waterbrook	C	15	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748271	Waterbrook	C	16	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748272	Waterbrook	C	17	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748273	Waterbrook	C	18	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748275	Waterbrook	A	36	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748276	Waterbrook	A	37	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748277	Waterbrook	A	38	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748278	Waterbrook	A	39	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748279	Waterbrook	A	40	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748280	Waterbrook	A	41	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748281	Waterbrook	A	42	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31

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Series 2018
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Property ID	Plat	Block	Lot	Lot Type	Tax Year	Bond Year	Original Principal	Outstanding Principal	2022 Annual Installment
748282	Waterbrook	A	43	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748299	Waterbrook	A	13	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748300	Waterbrook	A	14	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748301	Waterbrook	A	15	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748302	Waterbrook	A	16	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748303	Waterbrook	A	17	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748304	Waterbrook	A	18	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748305	Waterbrook	A	19	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748307	Waterbrook	C	1	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748308	Waterbrook	C	2	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748309	Waterbrook	C	3	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748310	Waterbrook	C	4	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748311	Waterbrook	C	5	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748312	Waterbrook	C	6	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748313	Waterbrook	C	7	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748314	Waterbrook	C	8	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748330	Waterbrook	H	15	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748331	Waterbrook	H	16	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748332	Waterbrook	H	17	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748333	Waterbrook	H	18	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748334	Waterbrook	H	19	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748335	Waterbrook	H	20	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748336	Waterbrook	H	21	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748356	Waterbrook	M	9	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748357	Waterbrook	M	10	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748358	Waterbrook	M	12	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748359	Waterbrook	M	11	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31
748391	Waterbrook	C	9	2	2022	2023	\$38,446.61	\$36,403.69	\$2,943.31

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Property ID	Plat	Block	Lot	Lot Type	Tax Year	Bond Year	Original Principal	Outstanding Principal	2022 Annual Installment
748119	Waterbrook	A	59	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748120	Waterbrook	A	60	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748121	Waterbrook	A	61	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748122	Waterbrook	A	62	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748123	Waterbrook	A	63	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748124	Waterbrook	A	64	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748125	Waterbrook	A	65	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748126	Waterbrook	A	66	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748127	Waterbrook	A	67	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748128	Waterbrook	A	68	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748129	Waterbrook	A	69	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748130	Waterbrook	A	70	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748131	Waterbrook	A	71	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748132	Waterbrook	A	72	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748133	Waterbrook	A	73	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748134	Waterbrook	A	74	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748135	Waterbrook	A	75	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748136	Waterbrook	A	76	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748137	Waterbrook	A	77	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748220	Waterbrook	H	2	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748221	Waterbrook	H	3	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748233	Waterbrook	H	25	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748234	Waterbrook	H	26	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748235	Waterbrook	H	27	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748236	Waterbrook	H	28	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748237	Waterbrook	H	29	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748238	Waterbrook	H	30	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748239	Waterbrook	H	31	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748240	Waterbrook	H		3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79

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Property ID	Plat	Block	Lot	Lot Type	Tax Year	Bond Year	Original Principal	Outstanding Principal	2022 Annual Installment
748241	Waterbrook	H	33	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748242	Waterbrook	H	34	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748243	Waterbrook	H	35	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748315	Waterbrook	A	44	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748316	Waterbrook	A	45	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748317	Waterbrook	A	46	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748318	Waterbrook	A	47	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748319	Waterbrook	A	48	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748320	Waterbrook	A	49	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748321	Waterbrook	A	50	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748323	Waterbrook	A	52	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748324	Waterbrook	A	53	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748325	Waterbrook	A	54	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748326	Waterbrook	A	55	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748327	Waterbrook	A	56	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748328	Waterbrook	A	57	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748329	Waterbrook	A	58	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748337	Waterbrook	J	11	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748338	Waterbrook	J	12	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748339	Waterbrook	J	13	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748340	Waterbrook	J	14	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748341	Waterbrook	J	15	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748342	Waterbrook	J	16	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748343	Waterbrook	J	1	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748344	Waterbrook	J	2	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748345	Waterbrook	J	3	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748346	Waterbrook	J	4	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748347	Waterbrook	J	5	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748348	Waterbrook	J	6	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79

Waterbrook of Argyle PID
Series 2018
Project

Property ID	Plat	Block	Lot	Lot Type	Tax Year	Bond Year	Original Principal	Outstanding Principal	2022 Annual Installment
748349	Waterbrook	J	7	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748350	Waterbrook	J	8	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748351	Waterbrook	J	9	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748352	Waterbrook	J	10	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748353	Waterbrook	H	22	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748354	Waterbrook	H	23	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
748355	Waterbrook	H	24	3	2022	2023	\$49,151.00	\$46,539.29	\$3,762.79
67141	Waterbrook		47(PT)-	67141	2022	2023	\$264,096.86	\$250,063.67	\$20,218.13
67143	Waterbrook	A	2(PT)	67143	2022	2023	\$507,847.17	\$480,861.93	\$38,878.62
67175	Waterbrook	A	1(NW PT)	67175	2022	2023	\$87,391.38	\$82,747.71	\$6,690.31
67182	Waterbrook		48	67182	2022	2023	\$195,893.13	\$185,484.04	\$14,996.75
75616	Waterbrook	1	1R(N PT)(PT)	75616	2022	2023	\$74,380.13	\$70,427.82	\$5,694.23
696471	Waterbrook		48B	696471	2022	2023	\$48,541.99	\$45,962.63	\$3,716.17
696472	Waterbrook		55D	696472	2022	2023	\$699,987.05	\$662,792.16	\$53,588.03
696473	Waterbrook		48C(PT)-	696473	2022	2023	\$416,821.06	\$394,672.64	\$31,910.05
729511	Waterbrook		48A(1)	729511	2022	2023	\$49,384.82	\$46,760.68	\$3,780.69
729512	Waterbrook		49B	729512	2022	2023	\$56,627.93	\$53,618.92	\$4,335.19
741310	Waterbrook	1	1R(S PT)	741310	2022	2023	\$87,272.86	\$82,635.48	\$6,681.24
741312	Waterbrook		55D(1)	741312	2022	2023	\$61,105.49	\$57,858.55	\$4,677.98
744432	Waterbrook	A	1(PT)	744432	2022	2023	\$26,206.88	\$24,814.34	\$2,006.29
744433	Waterbrook		48D	744433	2022	2023	\$10,324.72	\$9,776.10	\$790.42
748157	Waterbrook	E	19	748157	2022	2023	\$122,474.36	\$115,966.50	\$9,376.12
773559	Waterbrook	A	2	773559	2022	2023	\$84,283.43	\$79,804.90	\$6,452.38
773562	Waterbrook	A	1	773562	2022	2023	\$126,425.14	\$119,707.35	\$9,678.57
959126	Waterbrook	1	1R	959126	2022	2023	\$208,114.22	\$197,055.76	\$15,932.34
959129	Waterbrook		TR 55D	959129	2022	2023	\$1,185.24	\$1,122.26	\$90.74

Waterbrook of Argyle PID
Series 2018
Project

Property ID	Plat	Block	Lot	Lot Type	Tax Year	Bond Year	Original Principal	Outstanding Principal	2022 Annual Installment
959131	Waterbrook	A	2	959131	2022	2023	\$1,356.44	\$1,284.36	\$103.84
				Parcel Count:	285	Totals:	\$13,550,000.00	\$12,830,000.00	\$1,037,330.44

EXHIBIT B

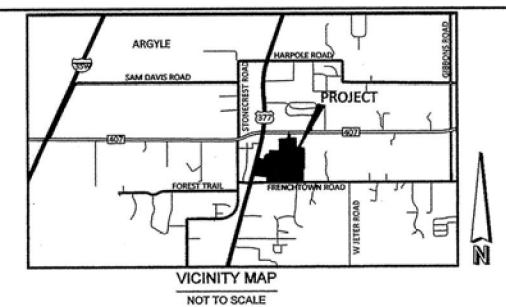
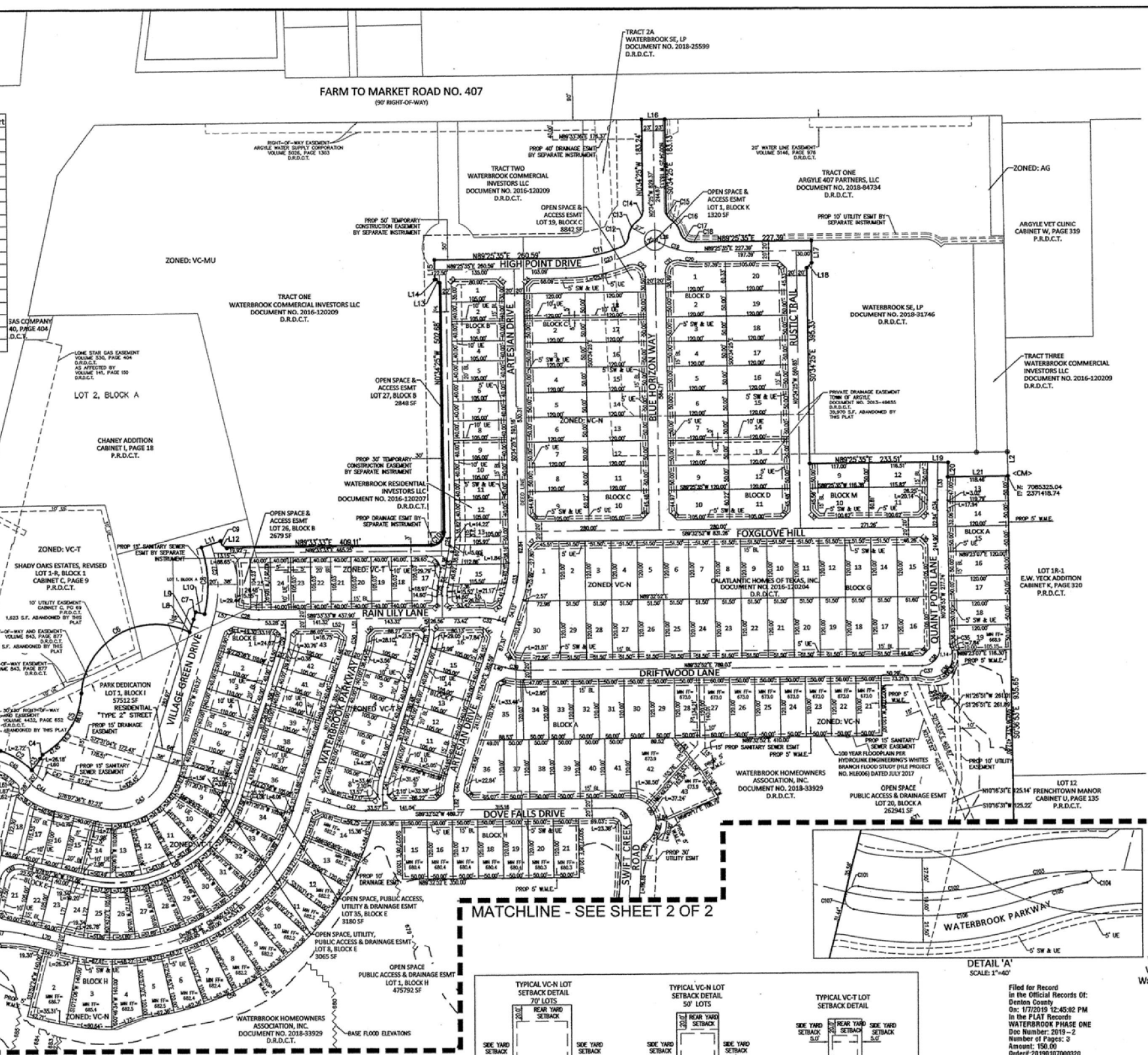
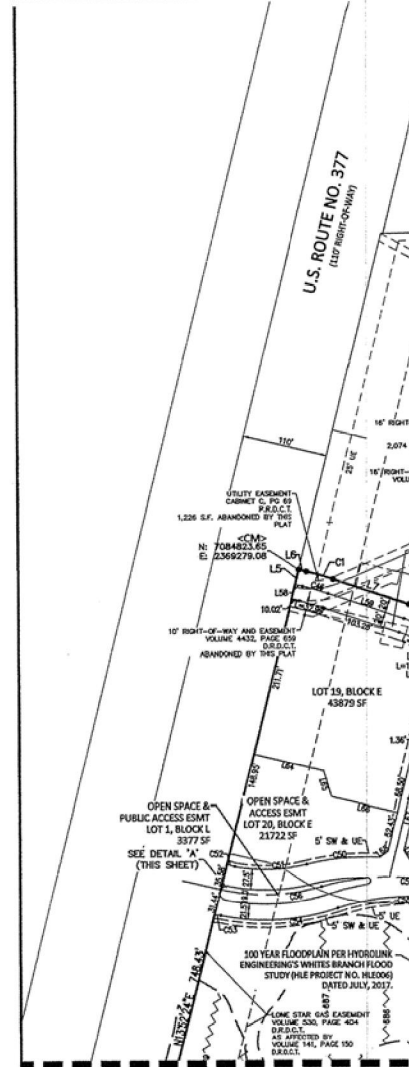
FINAL PLATS

EXHIBIT B-1

AMENDING PLAT OF WATERBROOK PHASE ONE

SG0408A-501,C26
PID32,ESDZ

Account #	LEGAL	All or Part
67140	A0308A S.A CHAMBERS, TR 49 1.6575AC	All
67172	A0308A S.A CHAMBERS, TR 56(PT) 10.0AC	All
67179	A0308A S.A CHAMBERS, TR 50 2.7925AC	All
67179	CHANEY ADDN BLK A LOT 1(NW PT) 0.1284AC	PART
75616	SHADY OAKS ESTATES 3 BLK LOT 1R (N PT) 0.029AC	PART
696431	A0308A S.A CHAMBERS, TR 48A 0.425AC	All
696432	A0308A S.A CHAMBERS, TR 55B 23.853AC	Part
696469	A0308A S.A CHAMBERS, TR 55C 16.5816AC	All
696470	CHANEY ADDN BLK A LOT 1(SE PT)	All
696472	A0308A S.A CHAMBERS, TR 55D 1.8936AC	PART
704823	A0308A S.A CHAMBERS, TR 55B(1) 5.936AC	All
704824	A0308A S.A CHAMBERS, TR 55B(2) 1.89AC	All
704825	A0308A S.A CHAMBERS, TR 55C(1) 9.261AC	All
741311	SHADY OAKS ESTATES 3 BLK 1 LOT 1R(PT)	All
741313	A0308A S.A CHAMBERS, TR 55D(2) 0.7AC	All
741315	A0308A S.A CHAMBERS, TR 55C(2) 0.3064AC	All
744426	A0308A S.A CHAMBERS, TR 48B(1) 0.5314AC	All
744428	CHANEY ADDN BLK A LOT 1(PT)	All



LEGEND

- Point of Curvature or Tangency on Center Line
- 1/2" Iron rod set with a yellow plastic cap stamped "JVC" (unless otherwise noted)
- 1/2" Iron rod found with a yellow plastic cap stamped "JVC" (unless otherwise noted)
- ~ Base Flood Elevation
- AC Acre
- BL Building Line
- CI Curve No.
- <CM> Control Monument
- DE Drainage Easement
- ESMT Easement
- IPF Iron Pipe Found
- L1 Line No.
- SF Square Feet
- W.M.E Wall Maintenance Easement
- D.R.D.C.T. = Deed Records of Denton County, Texas
- P.R.D.C.T. = Official Public Records of Denton County, Texas

PLAN SUMMARY TABLE

ZONING	MINIMUM LOT SIZE	MINIMUM DWELLING SIZE	ACREAGE	NO. OF LOTS (BUILDABLE)	DENSITY PER ACRE	OPEN SPACE REQUIRED
VC-T	N/A	N/A	14.879	80	5.38	15%
VC-N	3,000 S.F.	N/A	60.307	185	3.07	20%
TOTAL LOTS			75.186	265	3.52	25% PROVIDED

- NOTES:**
1. BASIS OF BEARINGS DERIVED FROM THE TEXAS STATE PLANE COORDINATE SYSTEM, MADRS, NORTH CENTRAL ZONE.
 2. ALL LOT CORNERS MONUMENTED WITH A 1/2" IRON ROD WITH A YELLOW PLASTIC CAP STAMPED "JVC" (UNLESS OTHERWISE NOTED).
 3. EXISTING FLOODPLAIN LIMITS ARE SHOWN PER FEMA FIRM PANEL NUMBERS 05056 AND 05106, MAP NUMBERS 4812C05056 AND 4812C05106, DATED APRIL 18, 2011.
 4. PROPOSED FLOODPLAIN LIMITS ARE SHOWN PER HYDROLINK ENGINEERING'S WHITES BRANCH FLOOD STUDY (HLE PROJECT NO. HLE006) DATED JULY, 2017.
 5. ALL OPEN SPACES TO BE MAINTAINED BY THE H.O.A. INCLUDING PERIMETER WALLS, FENCES, AND DETENTION FACILITIES AND STRUCTURES.
 6. REINFORCING STEEL SPACING AND SIZE SHALL BE IN ACCORDANCE WITH GEOTECHNICAL RECOMMENDATIONS.
 7. A FEE TITLE SITE DEDICATION SHALL BE MADE TO THE TOWN OF ARGYLE OF LOT 51, BLOCK A FOR THE PURPOSES OF OWNERSHIP, OPERATION AND MAINTENANCE OF A LIFT STATION.
 8. A FEE TITLE SITE DEDICATION SHALL BE MADE TO THE TOWN OF ARGYLE OF LOT 1, BLOCK L. MAINTENANCE TO BE THE RESPONSIBILITY OF THE H.O.A.

FINAL PLAT WATERBROOK PHASE ONE
76.506 ACRES

LOTS 13-19, 21-50, 52-77, BLOCK A;
LOTS 1-25, BLOCK B; LOTS 1-18, BLOCK C;
LOTS 1-20, BLOCK D;
LOTS 1-7, 9-18, 21-34, 36-43, BLOCK E
LOTS 1-16, BLOCK F; LOTS 1-30, BLOCK G;
LOTS 2-35, BLOCK H; LOTS 1-16, BLOCK J &
LOTS 9-12, BLOCK M

265 SINGLE FAMILY LOTS
1 COMMERCIAL LOT
1 LIFT STATION LOT
13 OPEN SPACES/COMMON AREAS
OUT OF THE
S. CHAMBERS SURVEY, ABSTRACT NO. 308
TOWN OF ARGYLE
DENTON COUNTY, TEXAS

23 October 2018
SHEET 1 OF 3

J. VOLK consulting
830 Central Parkway East, Suite 300
Plano, Texas 75074
972.201.3100 Texas Registration No. F-11962

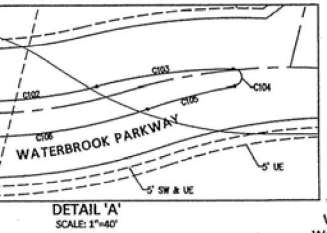
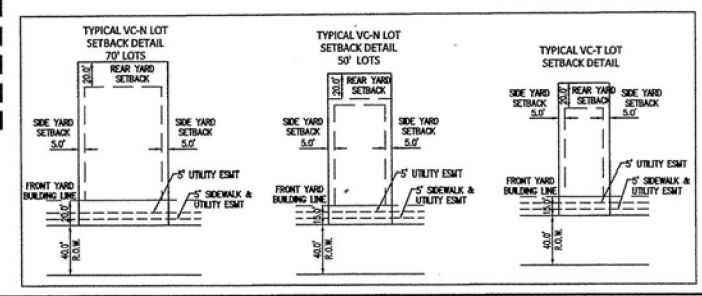
Applicant:
Waterbrook Residential Investors, LLC
Waterbrook Commercial Investors, LLC
Waterbrook Homeowners Association, Inc.
101 Clarden Ranch Road
Southlake, TX 76092
817-251-8505

Engineer/Surveyor:
J. Volk Consulting, Inc.
830 Central Parkway East, Suite 300
Plano, Texas 75074
972-201-3100
TBLPS Firm No. 1019433

ACCESS EASEMENT STATEMENT

THE PROPOSED ACCESS EASEMENT CONNECTING LOT 51, BLOCK A TO THE RESIDENTIAL STREET RIGHT-OF-WAY SHALL BE TO PROVIDE SOLE ACCESS TO THE LIFT STATION TO THE TOWN OF ARGYLE WITH THE EXCEPTION OF ANY PUBLIC UTILITY WHICH SHALL AT ALL TIMES HAVE THE RIGHT OF INGRESS AND EGRESS TO AND FROM AND UPON THE ACCESS EASEMENT FOR THE PURPOSE OF CONSTRUCTION, RECONSTRUCTION, INSPECTING AND PATROLLING WITHOUT THE NECESSITY AT ANY TIME OF PROCURING THE PERMISSION OF ANYONE.

MATCHLINE - SEE SHEET 2 OF 2



Filed for Record
in the Official Records of:
Denton County
On: 10/23/2018 12:45:02 PM
in the PLAT Records
WATERBROOK PHASE ONE
Doc Number: 2019-2
Number of Pages: 3
Amount: 150.00
Order#: 2019107000320
By: BF

LEGAL DESCRIPTION

BEING a tract of land situated in the S. CHAMBERS SURVEY, ABSTRACT NO. 308, Town of Argyle, Denton County, Texas and being part of Lot 1, Block A of CHANEY ADDITION, an Addition to the Town of Argyle, Denton County, Texas according to the Plat thereof recorded in Cabinet I, Page 18, Plat Records, Denton County, Texas and being part of Lot 1-R, Block 1 of SHADY OAKS ESTATES, REVISED, an Addition to the Town of Argyle, Denton County, Texas according to the Plat thereof recorded in Cabinet C, Page 9, Plat Records, Denton County, Texas and being part of that tract of land described in Deed to CalAtlantic Homes of Texas, Inc., as recorded in Document No. 2018-12020A, Deed Records, Denton County, Texas and being part of that tract of land described in Deed to Waterbrook Residential Investors LLC, as recorded in Document No. 2018-12020B, Deed Records, Denton County, Texas and being part of that tract of land described in Document No. 2018-12020C, Deed Records, Denton County, Texas and being part of that tract of land described in Document No. 2018-12020D, Deed Records, Denton County, Texas and being part of that tract of land described in Document No. 2018-33929, Deed Records, Denton County, Texas and being part of that tract of land described as Tract One in Deed to Argyle 407 Partners, LLC, as recorded in Document No. 2018-84734, Deed Records, Denton County, Texas and being part of that tract of land described as Tract Three in Deed to Argyle 407 Partners, LLC, as recorded in Document No. 2018-84734, Deed Records, Denton County, Texas and being more particularly described as follows:

BEGINNING at a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" found in the north line of Frenchtown Road, an 80 foot right-of-way, for the southeast corner of said CalAtlantic Homes of Texas, Inc. tract;

THENCE South 89 degrees 26 minutes 15 seconds West, with said north line, a distance of 1,686.43 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" found for the common southwest corner of said CalAtlantic Homes of Texas, Inc. tract and southeast corner of Lot 1, Block A of OAK HILLS COMMUNITY CHURCH, an Addition to the Town of Argyle, Denton County, Texas according to the Plat thereof recorded in Document No. 2018-347, Plat Records, Denton County, Texas;

THENCE North 00 degrees 31 minutes 43 seconds West, leaving said north line, a distance of 259.85 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" found for the northeast corner of said OAK HILLS COMMUNITY CHURCH Addition;

THENCE Westerly, with the north line of said OAK HILLS COMMUNITY CHURCH Addition, the following three (3) courses and distances:

North 85 degrees 00 minutes 32 seconds West, a distance of 332.03 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" found for corner;

North 77 degrees 52 minutes 14 seconds West, a distance of 131.98 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" found for corner;

North 87 degrees 51 minutes 37 seconds West, a distance of 126.51 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" found in the east line of State Highway No. 377, a variable width right-of-way, for the northwest corner of said OAK HILLS COMMUNITY CHURCH Addition;

THENCE North 13 degrees 52 minutes 24 seconds East, with said east line, a distance of 748.43 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" found for corner;

THENCE North 13 degrees 46 minutes 23 seconds East, continuing with said east line, a distance of 23.42 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for the southwest corner of that tract of land described as Tract Two in Deed to Argyle 407 Partners, LLC, as recorded in Document No. 2018-84734, Deed Records, Denton County, Texas;

THENCE Easterly, with the south and east lines of said Tract Two, the following eight (8) courses and distances:

South 76 degrees 07 minutes 36 seconds East, leaving said east line, a distance of 10.03 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a curve to the right having a central angle of 04 degrees 58 minutes 27 seconds, a radius of 420.00 feet and a chord bearing and distance of South 73 degrees 38 minutes 22 seconds East, 36.45 feet;

Easterly, with said curve to the right, an arc distance of 36.46 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

South 71 degrees 09 minutes 09 seconds East, a distance of 103.26 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a curve to the right having a central angle of 29 degrees 19 minutes 38 seconds, a radius of 145.15 feet and a chord bearing and distance of South 56 degrees 28 minutes 51 seconds East, 73.49 feet;

Easterly, with said curve to the right, an arc distance of 74.30 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a non-tangent curve to the left having a central angle of 10 degrees 07 minutes 11 seconds, a radius of 167.73 feet and a chord bearing and distance of North 34 degrees 51 minutes 48 seconds East, 29.59 feet;

Northeasterly, with said curve to the left, an arc distance of 29.63 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a reverse curve to the right having a central angle of 00 degrees 10 minutes 10 seconds, a radius of 3,142.69 feet and a chord bearing and distance of North 29 degrees 53 minutes 17 seconds East, 9.29 feet;

Northeasterly, with said curve to the right, an arc distance of 9.29 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a non-tangent curve to the left having a central angle of 113 degrees 15 minutes 34 seconds, a radius of 148.00 feet and a chord bearing and distance of North 32 degrees 03 minutes 49 seconds East, 145.73 feet;

Northeasterly, with said curve to the left, an arc distance of 151.80 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a reverse curve to the right having a central angle of 113 degrees 15 minutes 34 seconds, a radius of 148.00 feet and a chord bearing and distance of North 60 degrees 27 minutes 14 seconds East, 247.20 feet;

Easterly, with said curve to the right, an arc distance of 292.56 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner in the south line of that tract of land described as Tract #1 in Deed to Waterbrook Commercial Investors LLC, as recorded in Document No. 2018-111990, Deed Records, Denton County, Texas;

THENCE South 72 degrees 25 minutes 58 seconds East, a distance of 0.17 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for the southeast corner of said Tract #1;

THENCE North 17 degrees 34 minutes 02 seconds East, a distance of 27.30 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a curve to the left having a central angle of 03 degrees 54 minutes 55 seconds, a radius of 227.00 feet and a chord bearing and distance of North 15 degrees 36 minutes 34 seconds East, 15.51 feet;

THENCE Northerly, with said curve to the left, an arc distance of 15.51 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 78 degrees 20 minutes 53 seconds East, a distance of 18.00 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a non-tangent curve to the left having a central angle of 31 degrees 58 minutes 27 seconds, a radius of 245.00 feet and a chord bearing and distance of North 02 degrees 20 minutes 07 seconds West, 134.96 feet;

THENCE Northerly, with said curve to the left, an arc distance of 136.72 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 71 degrees 40 minutes 39 seconds East, a distance of 40.00 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a non-tangent curve to the right having a central angle of 01 degrees 31 minutes 47 seconds, a radius of 285.00 feet and a chord bearing and distance of South 17 degrees 33 minutes 27 seconds East, 7.61 feet;

THENCE Southerly, with said curve to the right, an arc distance of 7.61 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 53 degrees 37 minutes 00 seconds East, a distance of 6.98 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 89 degrees 33 minutes 33 seconds East, a distance of 409.11 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a curve to the left having a central angle of 90 degrees 07 minutes 58 seconds, a radius of 24.50 feet and a chord bearing and distance of North 44 degrees 29 minutes 34 seconds East, 34.69 feet;

THENCE Northeasterly, with said curve to the left, an arc distance of 38.54 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 00 degrees 34 minutes 25 seconds West, a distance of 502.68 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 45 degrees 34 minutes 24 seconds West, a distance of 9.90 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 89 degrees 25 minutes 35 seconds West, a distance of 2.50 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 00 degrees 34 minutes 25 seconds West, a distance of 40.00 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 89 degrees 25 minutes 35 seconds East, a distance of 260.59 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a curve to the left having a central angle of 21 degrees 43 minutes 54 seconds, a radius of 294.00 feet and a chord bearing and distance of North 78 degrees 33 minutes 38 seconds East, 110.84 feet;

THENCE Easterly, with said curve to the left, an arc distance of 111.51 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a curve to the left having a central angle of 60 degrees 39 minutes 58 seconds, a radius of 25.00 feet and a chord bearing and distance of North 37 degrees 21 minutes 43 seconds East, 25.25 feet;

THENCE Northeasterly, with said curve to the left, an arc distance of 26.47 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a reverse curve to the right having a central angle of 29 degrees 14 minutes 16 seconds East, 40.07 feet;

THENCE Easterly, with said curve to the right, an arc distance of 41.09 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a reverse curve to the left having a central angle of 52 degrees 01 minutes 12 seconds, a radius of 25.00 feet and a chord bearing and distance of North 25 degrees 26 minutes 12 seconds East, 21.93 feet;

THENCE Northerly, with said curve to the left, an arc distance of 22.70 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 00 degrees 34 minutes 25 seconds West, a distance of 183.24 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner in the south line of the above mentioned Farm to Market Road No. 407;

THENCE North 89 degrees 33 minutes 36 seconds East, with said south line, a distance of 46.00 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 00 degrees 34 minutes 25 seconds East, leaving said south line, a distance of 183.13 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a curve to the left having a central angle of 52 degrees 01 minutes 12 seconds, a radius of 25.00 feet and a chord bearing and distance of South 26 degrees 35 minutes 01 seconds East, 21.93 feet;

THENCE Southerly, with said curve to the left, an arc distance of 22.70 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a reverse curve to the right having a central angle of 36 degrees 32 minutes 27 seconds, a radius of 53.00 feet and a chord bearing and distance of South 34 degrees 19 minutes 24 seconds East, 33.23 feet;

THENCE Southerly, with said curve to the right, an arc distance of 33.80 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a reverse curve to the left having a central angle of 70 degrees 27 minutes 37 seconds, a radius of 25.00 feet and a chord bearing and distance of South 51 degrees 16 minutes 59 seconds East, 28.84 feet;

THENCE Southeasterly, with said curve to the left, an arc distance of 30.74 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a compound curve to the left having a central angle of 04 degrees 03 minutes 37 seconds, a radius of 130.00 feet and a chord bearing and distance of South 88 degrees 32 minutes 36 seconds East, 9.21 feet;

THENCE Easterly, with said curve to the left, an arc distance of 9.21 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 89 degrees 25 minutes 35 seconds East, a distance of 227.39 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for the northwest corner of that tract of land described in Deed to Waterbrook SE, LP, as recorded in Document No. 2018-31746, Deed Records, Denton County, Texas;

THENCE South 00 degrees 34 minutes 25 seconds East, a distance of 45.00 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 44 degrees 25 minutes 35 seconds West, a distance of 14.14 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 00 degrees 34 minutes 25 seconds East, a distance of 395.33 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 89 degrees 25 minutes 35 seconds East, a distance of 233.51 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 89 degrees 04 minutes 31 seconds East, a distance of 40.00 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 00 degrees 55 minutes 29 seconds West, a distance of 29.27 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 89 degrees 23 minutes 07 seconds East, a distance of 118.46 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set in the east line of the above mentioned CalAtlantic Homes of Texas, Inc. tract;

THENCE South 00 degrees 36 minutes 53 seconds East, a distance of 935.65 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" found for an exterior ell corner of said CalAtlantic Homes of Texas, Inc. tract;

THENCE South 89 degrees 26 minutes 04 seconds West, a distance of 67.49 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" found for an interior ell corner of said CalAtlantic Homes of Texas, Inc. tract;

THENCE South 00 degrees 42 minutes 54 seconds East, a distance of 619.14 feet to the POINT OF BEGINNING and containing 76.506 acres of land, more or less.

OWNER'S DEDICATION:

NOW THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

THAT we CalAtlantic Homes of Texas, Inc., Waterbrook Residential Investors LLC, Waterbrook Commercial Investors, LLC, Waterbrook Homeowners Association, Inc. and Argyle 407 Partners, LLC, acting herein by and through its duly authorized officers, do hereby adopt that plat designating the hereinabove described property as WATERBROOK PHASE ONE, on addition to the Town of Argyle and do hereby dedicate to the public use forever the streets and alleys shown thereon and do hereby reserve the easement strips shown on this plat for the mutual use and accommodation of garbage collection agencies and all public utilities desiring to use or using same. Any public utility shall have the right to remove and keep removed all or part of any buildings, fences, trees, shrubs, or other improvements or growths which in any way endanger or interfere with the construction, maintenance or efficiency of its respective systems on any of these easement strips and any public utility shall at all times have the right of ingress and egress to and from and upon the said easement strips for the purpose of constructing, reconstructing, inspecting, and patrolling, without the necessity of any type of procuring the permission of anyone. This plat approved subject to all platting ordinances, rules, regulations, and resolutions of the Town of Argyle, Texas.

Notwithstanding the general easement language recited above, the access easement shown on this plat is hereby dedicated to the Town of Argyle and may not be used in a manner inconsistent with the access easement statement recited on this plat, which statement is hereby adopted and accepted.

WITNESS OUR HANDS at Denton County, Texas, this 29 day of October 2018

CalAtlantic Homes of Texas, Inc.

By: Jennifer Eller

NAME: JENNIFER ELLER

TITLE: AUTHORIZED AGENT

STATE OF TEXAS COUNTY OF DENTON

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State on this date personally appeared JENNIFER ELLER, AUTHORIZED AGENT, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purpose and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 29th day of October 2018

Notary Public in and for the State of Texas

My Commission Expires: 1-18-2021



WITNESS OUR HANDS at Denton County, Texas, this 24 day of October 2018

Waterbrook Residential Investors, LLC (a Texas Limited Liability Company)

By: Bobby Harrell

NAME: Bobby Harrell

TITLE: President

STATE OF TEXAS COUNTY OF DENTON

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State on this date personally appeared Bobby Harrell, President, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purpose and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 24 day of October 2018

Notary Public in and for the State of Texas

My Commission Expires: 4-13-19



WITNESS OUR HANDS at Denton County, Texas, this 24 day of October 2018

Waterbrook Commercial Investors, LLC (a Texas Limited Liability Company)

By: Bobby Harrell

NAME: Bobby Harrell

TITLE: President

STATE OF TEXAS COUNTY OF DENTON

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State on this date personally appeared Bobby Harrell, President, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purpose and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 24 day of October 2018

Notary Public in and for the State of Texas

My Commission Expires: 4-13-19



WITNESS OUR HANDS at Denton County, Texas, this 24 day of October 2018

Waterbrook Homeowners Association, Inc. (a Texas Corporation)

By: Bobby Harrell

NAME: Bobby Harrell

TITLE: President



Filed for Record in the Official Records of: Denton County, Texas On: 11/7/2019 12:45:02 PM in the PLAT Records WATERBROOK PHASE ONE Doc Number: 2019-2 Number of Pages: 3 Amount: \$50.00 Order#: 20190107000320 By: BF

STATE OF TEXAS COUNTY OF DENTON

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State on this date personally appeared Bobby Harrell, President, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purpose and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 24 day of October 2018

Notary Public in and for the State of Texas

My Commission Expires: 4-13-19



WITNESS OUR HANDS at Denton County, Texas, this 25 day of October 2018

Argyle 407 Partners, LLC

By: [Signature]

NAME: [Name]

TITLE: [Title]

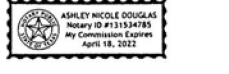
STATE OF TEXAS COUNTY OF DENTON

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State on this date personally appeared [Name], known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purpose and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 25 day of October 2018

Notary Public in and for the State of Texas

My Commission Expires: 4-18-22



SURVEYORS CERTIFICATE:

KNOW ALL MEN BY THESE PRESENTS: That I, Ryan S. Reynolds, do hereby certify that I prepared this plat from an actual and accurate survey of the land and that the corner monuments shown thereon as set were properly placed under my personal supervision in accordance with the platting rules and regulations of Town of Argyle, Texas.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 23 day of October 2018

Notary Public in and for the State of Texas

My Commission Expires: 4-18-22



STATE OF TEXAS COUNTY OF COLLIN

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State on this date personally appeared Ryan S. Reynolds, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purpose and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 23 day of October 2018

Notary Public in and for the State of Texas

My Commission Expires: 10-15-2020



Approved by the Town of Argyle Planning and Zoning Commission

Chairman: [Signature]

Secretary: [Signature]

Approval Date: 6-5-18



FINAL PLAT WATERBROOK PHASE ONE

76.506 ACRES

LOTS 13-19, 21-50, 52-77, BLOCK A;

LOTS 1-25, BLOCK B; LOTS 1-18, BLOCK C;

LOTS 1-20, BLOCK D;

LOTS 1-7, 9-18, 21-34, 36-43, BLOCK E

LOTS 1-16, BLOCK F; LOTS 1-30, BLOCK G;

LOTS 2-35, BLOCK H; LOTS 1-16, BLOCK J &

LOTS 9-12, BLOCK M

265 SINGLE FAMILY LOTS

1 COMMERCIAL LOT

1 LIFT STATION LOT

13 OPEN SPACES/COMMON AREAS

OUT OF THE

S. CHAMBERS SURVEY, ABSTRACT NO. 308

TOWN OF ARGYLE DENTON COUNTY, TEXAS

23 October 2018 SHEET 3 OF 3

J. VOLK consulting

830 Central Parkway East, Suite 300 Plano, Texas 75074 972.201.3100 Texas Registration No. F-11962

Engineer/Surveyor: J. Volk Consulting, Inc. 830 Central Parkway East, Suite 300 Plano, Texas 75074 972-201-3100 TBPLS Firm No. 1019433

Applicant: Waterbrook Residential Investors, LLC Waterbrook Commercial Investors, LLC Waterbrook Homeowners Association, Inc. 101 Clariden Ranch Road Southlake, TX 76092 817-251-8505 Applicant: CalAtlantic Homes of Texas, Inc. 1707 Market Place Blvd, Suite 100 Irving, TX 75063 469-587-5206 Applicant: Argyle 407 Partners, LLC 251 E. Southlake Boulevard, Suite 100 Southlake, TX 76092 817-337-3433



- LEGEND**
- Point of Curvature or Tangency on Center Line
 - 1/2" Iron rod set with a yellow plastic cap stamped "JVC" (unless otherwise noted)
 - 1/2" Iron rod found with a yellow plastic cap stamped "JVC" (unless otherwise noted)
 - ~ Base Flood Elevation
 - AC Acre
 - BL Building Line
 - C1 Curve No.
 - <CM> Control Monument
 - DE Drainage Easement
 - Esmt Easement
 - IPF Iron Pipe Found
 - L1 Line No.
 - SF Square Feet
 - W.M.E Wall Maintenance Easement
 - D.R.D.C.T. = Deed Records of Denton County, Texas
 - P.R.D.C.T. = Official Public Records of Denton County, Texas

PLAN SUMMARY TABLE

ZONING	MINIMUM LOT SIZE	MINIMUM DWELLING SIZE	ACREAGE	NO. OF LOTS (BUILDABLE)	DENSITY PER ACRE	OPEN SPACE REQUIRED
VC-T	N/A	N/A	14.879	80	5.38	15%
VC-N	3,000 S.F.	N/A	60.307	185	3.07	20%
TOTAL LOTS			75.186	265	3.52	25% PROVIDED

- NOTES:**
- BASIS OF BEARINGS DERIVED FROM THE TEXAS STATE PLANE COORDINATE SYSTEM, NAD83, NORTH CENTRAL ZONE.
 - ALL LOT CORNERS MONUMENTED WITH A 1/2" IRON ROD WITH A YELLOW PLASTIC CAP STAMPED "JVC" (UNLESS OTHERWISE NOTED).
 - EXISTING FLOODPLAIN LIMITS ARE SHOWN PER FEMA FIRM PANEL NUMBERS 0505G AND 0510G, MAP NUMBERS 48121C0505G AND 48121C0510G, DATED APRIL 18, 2011.
 - PROPOSED FLOODPLAIN LIMITS ARE SHOWN PER HYDROLINK ENGINEERING'S WHITES BRANCH FLOOD STUDY (HLE PROJECT NO. HLE006) DATED JULY, 2017.
 - ALL OPEN SPACES TO BE MAINTAINED BY THE H.O.A. INCLUDING PERIMETER WALLS, FENCES, AND DETENTION FACILITIES AND STRUCTURES.
 - REINFORCING STEEL SPACING AND SIZE SHALL BE IN ACCORDANCE WITH GEOTECHNICAL RECOMMENDATIONS.
 - A FEE TITLE SITE DEDICATION SHALL BE MADE TO THE TOWN OF ARGYLE OF LOT 51, BLOCK A FOR THE PURPOSES OF OWNERSHIP, OPERATION AND MAINTENANCE OF A LIFT STATION.
 - A FEE TITLE SITE DEDICATION SHALL BE MADE TO THE TOWN OF ARGYLE OF LOT 1, BLOCK I. MAINTENANCE TO BE THE RESPONSIBILITY OF THE H.O.A.

THE PURPOSE OF THIS AMENDING PLAT IS TO REMOVE BUILDING SETBACKS FROM BEING SHOWN. BUILDING SETBACKS SHALL BE PER TOWN OF ARGYLE ORDINANCE 2016-08.

**AMENDING PLAT
WATERBROOK
PHASE ONE
76.506 ACRES
BEING WATERBROOK PHASE ONE AS
RECORDED IN DOCUMENT NO. 2019-2
PLAT RECORDS, DENTON COUNTY, TEXAS**

- LOTS 13-19, 21-50, 52-77, BLOCK A;
- LOTS 1-25, BLOCK B; LOTS 1-18, BLOCK C;
- LOTS 1-20, BLOCK D;
- LOTS 1-7, 9-18, 21-34, 36-43, BLOCK E
- LOTS 1-16, BLOCK F; LOTS 1-30, BLOCK G;
- LOTS 2-35, BLOCK H; LOTS 1-16, BLOCK J &
- LOTS 9-12, BLOCK M
- 265 SINGLE FAMILY LOTS
- 1 COMMERCIAL LOT
- 1 LIFT STATION LOT
- 13 OPEN SPACES/COMMON AREAS
- OUT OF THE
- S. CHAMBERS SURVEY, ABSTRACT NO. 308

**TOWN OF ARGYLE
DENTON CC**

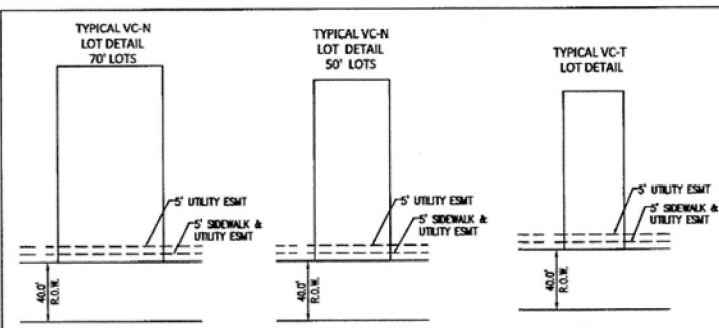
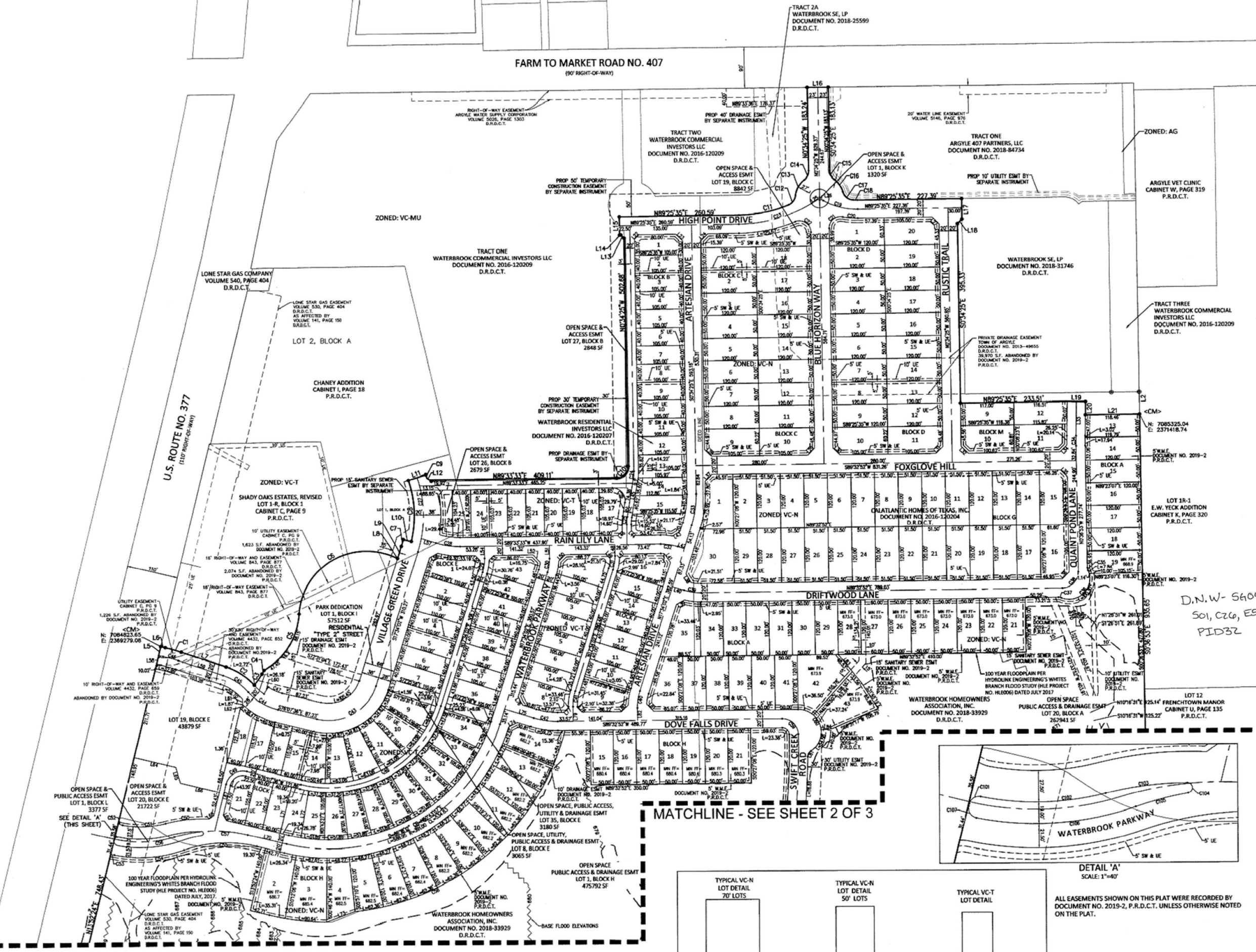
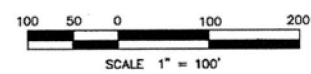
Filed for Record in the Official Records of Denton County On: 4/23/2019 3:19:05 PM In the Plat Records WATERBROOK PHASE ONE Doc Number: 2019-189 Number of Pages: 8 Amount: 150.00 Order#: 2019042300610 By: DP

Applicant:
Waterbrook Residential Investors, LLC
Waterbrook Commercial Investors, LLC
Waterbrook Homeowners Association, Inc.
101 Clariden Ranch Road
Southlake, TX 76092
817-251-8505

Applicant:
CalAtlantic Homes of Texas, Inc.
1707 Market Place Blvd, Suite 100
Irving, TX 75063
469-587-5206

Applicant:
Argyle 407 Partners, LLC
251 E. Southlake Boulevard, Suite 100
Southlake, TX 76092
817-337-3433

Engineer/Surveyor:
J. Volk Consulting, Inc.
830 Central Parkway East, Suite 300
Plano, Texas 75074
972-201-3100
TBPLS Firm No. 1019433



ACCESS EASEMENT STATEMENT

THE PROPOSED ACCESS EASEMENT CONNECTING LOT 51, BLOCK A TO THE RESIDENTIAL STREET RIGHT-OF-WAY SHALL BE TO PROVIDE SOLE ACCESS TO THE LIFT STATION TO THE TOWN OF ARGYLE WITH THE EXCEPTION OF ANY PUBLIC UTILITY WHICH, SHALL AT ALL TIMES HAVE THE RIGHT OF INGRESS AND EGRESS TO AND FROM AND UPON THE ACCESS EASEMENT FOR THE PURPOSE OF CONSTRUCTION, RECONSTRUCTION, INSPECTING AND PATROLLING WITHOUT THE NECESSITY AT ANY TIME OF PROCURING THE PERMISSION OF ANYONE.

Line	Length	Direction
L2	48.62	S0° 36' 53"E
L3	67.49	S89° 26' 04"W
L4	126.51	N87° 51' 37"W
L5	23.42	N13° 46' 23"E
L6	10.03	S76° 07' 36"E
L7	103.26	S71° 09' 09"E
L8	0.17	S72° 25' 58"E
L9	27.30	N17° 34' 02"E
L10	18.00	S76° 20' 53"E
L11	40.00	N71° 40' 39"E
L12	6.98	S53° 37' 00"E
L13	9.90	N45° 34' 24"W
L14	2.50	S89° 25' 35"W
L15	40.00	N07° 34' 25"W
L16	46.00	N89° 33' 36"E
L17	45.00	S07° 34' 25"E
L18	14.14	S44° 25' 35"W
L19	40.00	S89° 04' 31"E
L20	29.27	S07° 55' 29"W
L21	118.46	N89° 23' 07"E
L22	14.14	N44° 25' 35"E
L23	21.21	S45° 34' 25"E
L24	21.21	N44° 25' 35"E
L25	20.18	N58° 53' 27"E
L26	9.35	S60° 47' 58"E
L27	21.21	N45° 34' 25"W
L28	21.24	N45° 30' 46"W
L29	21.19	S44° 29' 14"W
L30	21.24	S45° 30' 46"E
L31	21.19	N44° 29' 14"E
L32	21.24	N45° 30' 46"W
L33	76.27	N07° 55' 29"E
L34	20.96	S45° 05' 44"W
L35	21.24	S45° 32' 01"E
L36	21.18	N44° 27' 59"E
L37	17.14	N44° 32' 55"W
L38	22.24	N30° 16' 45"W
L39	20.63	N61° 00' 29"E
L40	26.57	N72° 25' 58"E
L41	23.56	S34° 11' 29"E

Line	Length	Direction
L42	15.13	S72° 25' 58"E
L43	19.81	S59° 53' 06"W
L44	14.14	N45° 26' 27"W
L45	83.58	N9° 26' 17"E
L46	14.14	S44° 33' 37"W
L47	13.78	N45° 59' 47"E
L48	23.98	N07° 26' 27"W
L49	14.86	S43° 17' 02"E
L50	20.00	N65° 00' 14"E
L51	26.20	N07° 26' 27"W
L52	72.91	S89° 22' 25"E
L53	13.92	N45° 27' 12"E
L54	26.26	N07° 26' 27"W
L55	14.47	S44° 05' 58"E
L56	20.62	N60° 58' 46"E
L57	33.41	N72° 25' 58"E
L58	10.00	N76° 07' 36"W
L59	30.80	N07° 33' 45"W
L60	103.26	N71° 00' 09"W
L61	11.83	S32° 15' 28"W
L62	8.23	S45° 34' 25"E
L63	110.00	N13° 52' 24"E
L64	93.94	N76° 07' 36"W
L65	35.80	N16° 07' 36"W
L66	87.61	N76° 07' 36"W
L67	105.98	S13° 52' 54"E
L68	12.74	N53° 26' 05"E
L69	14.14	N31° 07' 36"W
L70	88.56	S76° 07' 36"E
L71	105.00	S13° 52' 24"W
L72	105.00	S9° 44' 16"W
L73	66.56	S89° 57' 30"W
L74	21.22	N63° 33' 29"E
L75	65.81	S72° 25' 58"E
L76	21.21	N07° 25' 58"W
L77	14.14	S44° 32' 55"W
L78	14.14	S45° 27' 08"E
L79	32.10	S07° 27' 08"E
L80	20.71	N45° 55' 58"E
L81	22.11	N42° 58' 04"W

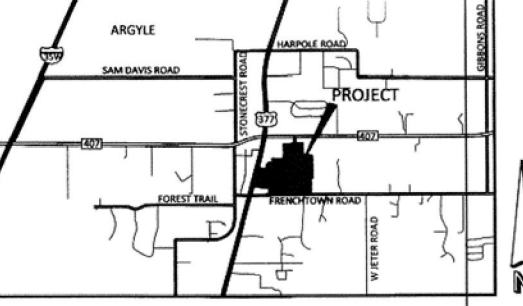
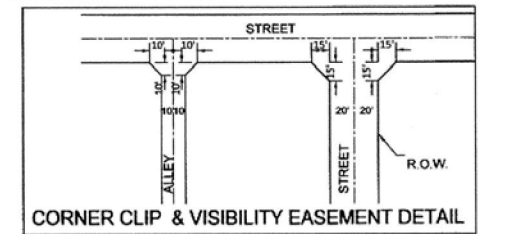
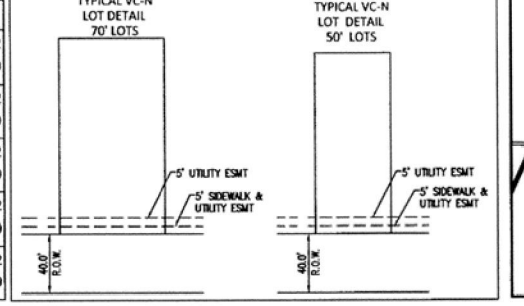
Curve #	Length	Radius	Delta	Chord Length	Chord Bearing
C1	36.46	420.00	004°38'27"	36.45	S73° 38' 22"E
C2	74.30	145.15	029°19'36"	73.49	S56° 26' 51"E
C3	29.43	167.73	010°07'11"	29.59	N34° 51' 48"E
C4	9.29	3142.69	000°10'10"	9.29	N29° 53' 17"E
C5	151.80	154.00	056°28'44"	145.73	N32° 03' 49"E
C6	292.56	148.00	113°15'34"	247.20	N60° 27' 14"E
C7	15.91	227.00	003°54'55"	15.91	N15° 38' 34"E
C8	136.72	245.00	031°56'27"	134.96	N22° 20' 07"W
C9	7.61	285.00	001°31'47"	7.61	S17° 33' 27"E
C10	38.54	24.50	090°07'58"	34.89	N44° 29' 34"E
C11	111.51	294.00	021°43'54"	110.84	N78° 33' 36"E
C12	26.47	25.00	060°39'58"	25.25	N37° 21' 43"E
C13	41.09	53.00	044°25'04"	40.07	N29° 14' 16"E
C14	22.70	25.00	052°01'12"	21.83	N25° 26' 12"E
C15	22.70	25.00	052°01'12"	21.83	N25° 26' 12"E
C16	33.80	53.00	036°32'27"	33.23	S34° 19' 24"E
C17	30.74	25.00	070°27'37"	29.84	S51° 16' 59"E
C18	9.21	130.00	004°33'37"	9.21	S88° 32' 36"E
C19	77.85	150.00	028°46'27"	77.07	S75° 41' 11"E
C20	32.99	170.00	011°07'09"	32.94	S85° 00' 50"E
C21	44.12	25.00	101°07'09"	38.81	S49° 59' 10"W
C22	48.68	25.00	111°33'30"	41.34	N56° 21' 10"W
C23	167.35	314.00	030°32'09"	165.37	N74° 08' 31"E
C24	17.47	100.00	010°07'42"	17.45	N04° 25' 56"E
C25	17.24	100.00	009°52'44"	17.22	S04° 29' 55"W
C26	47.94	27.50	099°52'44"	42.10	N40° 30' 05"W
C27	165.99	265.00	025°53'23"	163.29	N00° 22' 39"W
C28	53.43	170.00	018°07'29"	53.21	S81° 26' 13"E
C29	31.43	100.00	018°07'29"	31.30	N06° 33' 48"E
C30	31.43	100.00	018°07'29"	31.30	N06° 33' 48"E
C31	31.43	100.00	018°07'29"	31.30	N06° 33' 48"E
C32	37.72	120.00	018°07'29"	37.50	N06° 26' 12"E
C33	66.86	220.00	018°07'29"	66.36	N06° 29' 49"E
C34	21.49	80.00	001°32'22"	21.49	S00° 00' 18"W
C35	5.80	14.00	023°45'25"	5.76	S12° 29' 37"E
C36	106.13	45.00	137°40'44"	83.83	N44° 27' 59"E
C37	5.81	14.00	023°45'28"	5.78	N78° 34' 24"W
C38	55.08	35.00	080°09'45"	48.57	N44° 27' 59"E
C39	37.74	120.00	018°07'10"	37.58	S81° 26' 33"E
C40	37.74	120.00	018°07'10"	37.58	S81° 26' 33"E

Curve #	Length	Radius	Delta	Chord Length	Chord Bearing
C41	34.59	110.00	018°07'10"	34.45	S06° 33' 27"W
C42	74.30	145.15	029°19'36"	73.24	S81° 26' 33"E
C43	162.69	106.00	086°16'29"	147.74	N60° 43' 10"E
C44	77.23	125.00	035°24'04"	76.01	S08° 25' 34"E
C45	66.38	100.00	030°25'37"	65.60	N55° 56' 21"W
C46	34.73	400.00	004°36'28"	34.72	N73° 38' 22"W
C47	32.92	87.00	021°40'43"	32.72	S65° 17' 14"E
C48	385.82	256.00	086°48'23"	350.18	N60° 43' 13"E
C49	56.90	37.50	090°07'00"	53.03	S08° 52' 24"W
C50	94.55	320.00	017°11'14"	95.83	S84° 24' 09"W
C51	94.95	216.00	025°11'12"	94.19	N88° 24' 07"E
C52	10.52	30.00	020°05'36"	10.47	S68° 57' 29"E
C53	8.35	30.00	015°36'28"	8.32	N85° 50' 41"W
C54	154.94	284.00	031°15'32"	153.03	N86° 29' 47"E
C55	161.30	280.00	033°00'23"	159.08	S87° 23' 13"W
C56	133.44	250.00	030°34'56"	131.86	N88° 26' 35"E
C57	160.88	300.00	030°41'18"	158.77	S88° 31' 45"W
C58	62.36	63.00	008°43'43"	62.30	N67° 13' 32"E
C59	54.85	55.00	081°07'09"	48.30	N45° 46' 04"W
C60	128.32	50.00	147°02'46"	95.89	N18° 28' 37"W
C61	14.73	15.00	056°16'46"	14.15	S28° 54' 23"W
C62	434.60	140.00	016°49'30"	433.04	N07° 15' 46"E
C63	73.89	100.00	042°20'08"	72.22	N78° 50' 10"E
C64	87.41	580.00	008°30'07"	87.33	S80° 03' 56"W
C65	5.17	14.00	021°10'43"	5.15	S74° 39' 59"W
C66	126.43	50.00	138°00'22"	83.36	N48° 50' 12"W
C67	5.57	14.00	022°47'54"	5.53	N10° 41' 03"E
C68	56.31	35.00	082°10'47"	50.43	N46° 46' 18"W
C69	215.79	420.00	029°28'14"	213.42	S72° 23' 12"W
C70	192.11	260.00	042°20'08"	187.77	N78° 50' 10"E
C71	140.57	130.00	008°06'06"	140.51	N12° 37' 28"E
C72	94.05	1180.00	004°33'58"	94.02	S13° 23' 31"W
C73	186.14	845.00	012°37'18"	185.77	S78° 36' 41"W
C74	211.46	1020.00	011°52'43"	210.00	S09° 44' 10"W
C75	95.82	845.00	002°29'50"	95.77	N79° 22' 42"W
C76	59.80	340.00	010°04'40"	59.73	N86° 12' 21"W
C77	7.83	14.00	032°27'42"	7.83	N18° 56' 45"W
C78	81.70	50.00	080°33'32"	72.91	N13° 38' 08"E
C79	7.93	14.00	032°27'42"	7.93	S77° 03' 16"E
C80	53.41	35.00	067°25'47"	46.37	N42° 58' 58"E

Document No.	Volume	Page	Description
2019-2	4432	659	10' RIGHT-OF-WAY AND EASEMENT
2019-2	4432	659	VOLUME 4432, PAGE 659
2019-2	4432	652	30'X30' RIGHT-OF-WAY AND EASEMENT
2019-2	843	877	16' RIGHT-OF-WAY EASEMENT
2019-2	843	877	VOLUME 843, PAGE 877
2019-2	843	877	D.R.D.C.T.

Curve #	Length	Radius	Delta	Chord Length	Chord Bearing
C101	13.64	8.50	087°55'43"	11.80	S37° 43' 56"W
C102	110.02	243.50	025°53'16"	109.09	N88° 45' 10"E
C103	71.91	292.50	014°00'12"	71.73	S82° 51' 07"W
C104	13.35	4.50	169°56'40"	8.97	N05° 07' 57"W
C105	47.22	301.50	008°56'22"	47.17	S75° 21' 12"W
C106	141.32	282.50	030°50'45"	138.62	N86° 17' 24"E
C107	13.66	8.50	082°02'57"	12.23	S32° 15' 24"E

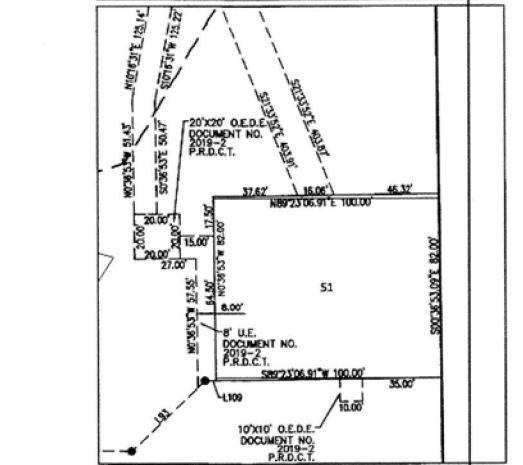
ALL EASEMENTS SHOWN ON THIS PLAN WERE RECORDED BY DOCUMENT NO. 2019-2, P.R.D.C.T. UNLESS OTHERWISE NOTED ON THE PLAN.



VICINITY MAP
NOT TO SCALE

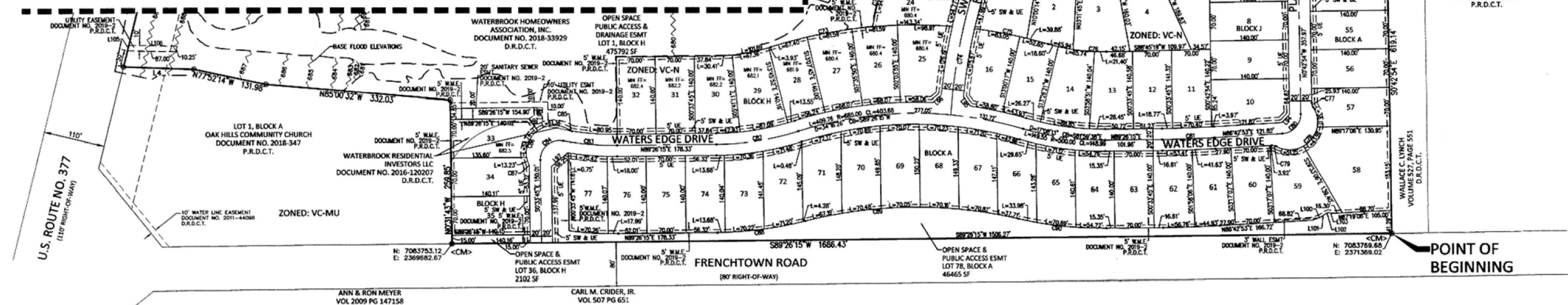
LEGEND

- Point of Curvature or Tangency on Center Line
- 1/2" Iron rod set with a yellow plastic cap stamped "JVC" (unless otherwise noted)
- 1/2" IRF
- ~ 667 ~ Base Flood Elevation
- AC Acre
- BL Building Line
- CL Curve No.
- <CM> Control Monument
- DE Drainage Easement
- Emt Easement
- IPF Iron Pipe Found Line No.
- O.E.D.E. On-car Electric Delivery Easement
- SF Square Feet
- SW & UE Sidewalk & Utility Easement
- W.M.E. Wall Maintenance Easement
- D.R.D.C.T. = Deed Records of Denton County, Texas
- P.R.D.C.T. = Official Public Records of Denton County, Texas



DETAIL 'B'
SCALE: 1"=40'

THE PURPOSE OF THIS AMENDING PLAT IS TO REMOVE BUILDING SETBACKS FROM BEING SHOWN. BUILDING SETBACKS SHALL BE PER TOWN OF ARGYLE ORDINANCE 2016-08.



LOT #	BLOCK	S.F.	LOT #	BLOCK	S.F.	LOT #	BLOCK	S.F.	LOT #	BLOCK	S.F.	LOT #	BLOCK	S.F.	LOT #	BLOCK	S.F.	LOT #	BLOCK	S.F.	LOT #	BLOCK	S.F.	LOT #	BLOCK	S.F.	LOT #	BLOCK	S.F.	LOT #	BLOCK	S.F.	LOT #	BLOCK	S.F.	LOT #	BLOCK	S.F.	LOT #	BLOCK	S.F.																														
13	A	5856	39	A	6000	65	A	9923	1	A	4562	1	A	6000	1	A	6759	27	A	4677	1	A	6332	1	A	7458	27	A	10478	1	A	12601	1	A	1320	13	A	5856	39	A	6000	65	A	9923	1	A	4562	1	A	6000	1	A	6759	27	A	4677	1	A	6332	1	A	7458	27	A	10478	1	A	12601	1	A	1320
14	A	5999	40	A	6000	66	A	10173	2	A	4200	2	A	6000	2	A	4400	28	A	4677	2	A	4200	2	A	6180	2	A	9878	2	A	11169	2	A	11699	2	A	11699	14	A	5999	40	A	6000	66	A	10173	2	A	4200	2	A	6000	2	A	4400	28	A	4677	2	A	6180	2	A	9878	2	A	11169	2	A	1

LEGAL DESCRIPTION
BEING a tract of land situated in the S. CHAMBERS SURVEY, ABSTRACT NO. 308, Town of Argyle, Denton County, Texas and being part of Lot 1, Block A of CHANEY ADDITION, an Addition to the Town of Argyle, Denton County, Texas according to the Plat thereof recorded in Cabinet 1, Page 18, Plat Records, Denton County, Texas and being part of Lot 1-R, Block 1 of SHADY OAKS ESTATES, REVERSE, an Addition to the Town of Argyle, Denton County, Texas according to the Plat thereof recorded in Cabinet C, Page 9, Plat Records, Denton County, Texas and being part of that tract of land described in Deed to CalAtlantic Homes of Texas, Inc., as recorded in Document No. 2016-120204, Deed Records, Denton County, Texas and being part of that tract of land described in Deed to Waterbrook Residential Investors LLC, as recorded in Document No. 2016-120207, Deed Records, Denton County, Texas and being part of that tract of land described as Tract One in Deed to Waterbrook Commercial Investors LLC, as recorded in Document No. 2016-120209, Deed Records, Denton County, Texas and being all of that tract of land described in Deed to Waterbrook Homeowners Association, Inc., as recorded in Document No. 2018-33929, Deed Records, Denton County, Texas and being part of that tract of land described as Tract One in Deed to Argyle 407 Partners, LLC, as recorded in Document No. 2018-84734, Deed Records, Denton County, Texas and being all of that tract of land described as Tract Three in Deed to Argyle 407 Partners, LLC, as recorded in Document No. 2018-84734, Deed Records, Denton County, Texas and being more particularly described as follows:

BEGINNING at a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" found in the north line of Frenchtown Road, an 80 foot right-of-way, for the southeast corner of said CalAtlantic Homes of Texas, Inc. tract;

THENCE South 89 degrees 26 minutes 15 seconds West, with said north line, a distance of 1,686.43 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" found for the common southwest corner of said CalAtlantic Homes of Texas, Inc. tract and southeast corner of Lot 1, Block A of OAK HILLS COMMUNITY CHURCH, an Addition to the Town of Argyle, Denton County, Texas according to the Plat thereof recorded in Document No. 2018-347, Plat Records, Denton County, Texas;

THENCE North 00 degrees 31 minutes 43 seconds West, leaving said north line, a distance of 259.85 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" found for the northeast corner of said OAK HILLS COMMUNITY CHURCH Addition;

THENCE Westerly, with the north line of said OAK HILLS COMMUNITY CHURCH Addition, the following three (3) courses and distances:

North 85 degrees 00 minutes 32 seconds West, a distance of 332.03 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" found for corner;

North 77 degrees 52 minutes 14 seconds West, a distance of 131.98 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" found for corner;

North 87 degrees 51 minutes 37 seconds West, a distance of 126.51 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" found in the east line of State Highway No. 377, a variable width right-of-way, for the northwest corner of said OAK HILLS COMMUNITY CHURCH Addition;

THENCE North 13 degrees 52 minutes 24 seconds East, with said east line, a distance of 748.43 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" found for corner;

THENCE North 13 degrees 46 minutes 23 seconds East, continuing with said east line, a distance of 23.42 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for the southwest corner of that tract of land described as Tract Two in Deed to Argyle 407 Partners, LLC, as recorded in Document No. 2018-84734, Deed Records, Denton County, Texas;

THENCE Easterly, with the south and east lines of said Tract Two, the following eight (8) courses and distances:

South 76 degrees 07 minutes 36 seconds East, leaving said east line, a distance of 10.03 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a curve to the right having a central angle of 04 degrees 58 minutes 27 seconds, a radius of 420.00 feet and a chord bearing and distance of South 73 degrees 38 minutes 22 seconds East, 36.45 feet;

Easterly, with said curve to the right, an arc distance of 36.46 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

South 71 degrees 09 minutes 09 seconds East, a distance of 103.26 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a curve to the right having a central angle of 29 degrees 19 minutes 38 seconds, a radius of 145.15 feet and a chord bearing and distance of South 56 degrees 28 minutes 51 seconds East, 73.49 feet;

Easterly, with said curve to the right, an arc distance of 74.30 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a non-tangent curve to the left having a central angle of 10 degrees 07 minutes 11 seconds, a radius of 167.73 feet and a chord bearing and distance of North 34 degrees 51 minutes 48 seconds East, 29.59 feet;

Northeasterly, with said curve to the left, an arc distance of 29.63 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a reverse curve to the right having a central angle of 00 degrees 10 minutes 10 seconds, a radius of 3,142.69 feet and a chord bearing and distance of North 29 degrees 53 minutes 17 seconds East, 9.29 feet;

Northeasterly, with said curve to the right, an arc distance of 9.29 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a non-tangent curve to the left having a central angle of 56 degrees 28 minutes 44 seconds, a radius of 154.00 feet and a chord bearing and distance of North 32 degrees 03 minutes 49 seconds East, 145.73 feet;

Northeasterly, with said curve to the left, an arc distance of 151.80 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a reverse curve to the right having a central angle of 113 degrees 15 minutes 34 seconds, a radius of 148.00 feet and a chord bearing and distance of North 60 degrees 27 minutes 14 seconds East, 247.20 feet;

Easterly, with said curve to the right, an arc distance of 292.56 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner in the south line of that tract of land described as Tract #1 in Deed to Waterbrook Commercial Investors LLC, as recorded in Document No. 2018-111990, Deed Records, Denton County, Texas;

THENCE South 72 degrees 25 minutes 58 seconds East, a distance of 0.17 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for the southeast corner of said Tract #1;

THENCE North 17 degrees 34 minutes 02 seconds East, a distance of 27.30 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a curve to the left having a central angle of 03 degrees 54 minutes 55 seconds, a radius of 227.00 feet and a chord bearing and distance of North 15 degrees 36 minutes 34 seconds East, 15.51 feet;

THENCE Northerly, with said curve to the left, an arc distance of 15.51 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 76 degrees 20 minutes 53 seconds East, a distance of 18.00 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a non-tangent curve to the left having a central angle of 31 degrees 58 minutes 27 seconds, a radius of 245.00 feet and a chord bearing and distance of North 02 degrees 20 minutes 07 seconds West, 134.96 feet;

THENCE Northerly, with said curve to the left, an arc distance of 136.72 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 71 degrees 40 minutes 39 seconds East, a distance of 40.00 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a non-tangent curve to the right having a central angle of 01 degrees 31 minutes 47 seconds, a radius of 285.00 feet and a chord bearing and distance of South 17 degrees 33 minutes 27 seconds East, 7.61 feet;

THENCE Southerly, with said curve to the right, an arc distance of 7.61 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 53 degrees 37 minutes 00 seconds East, a distance of 6.98 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 89 degrees 33 minutes 33 seconds East, a distance of 409.11 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a curve to the left having a central angle of 90 degrees 07 minutes 58 seconds, a radius of 24.50 feet and a chord bearing and distance of North 44 degrees 29 minutes 34 seconds East, 34.69 feet;

THENCE Northeasterly, with said curve to the left, an arc distance of 38.54 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 00 degrees 34 minutes 25 seconds West, a distance of 502.68 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 45 degrees 34 minutes 24 seconds West, a distance of 9.90 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 89 degrees 25 minutes 35 seconds West, a distance of 2.50 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 00 degrees 34 minutes 25 seconds West, a distance of 40.00 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 89 degrees 25 minutes 35 seconds East, a distance of 260.59 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a curve to the left having a central angle of 21 degrees 43 minutes 54 seconds, a radius of 294.00 feet and a chord bearing and distance of North 78 degrees 33 minutes 38 seconds East, 110.84 feet;

THENCE Easterly, with said curve to the left, an arc distance of 111.51 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a compound curve to the left having a central angle of 60 degrees 39 minutes 58 seconds, a radius of 25.00 feet and a chord bearing and distance of North 37 degrees 21 minutes 43 seconds East, 25.25 feet;

THENCE Northeasterly, with said curve to the left, an arc distance of 26.47 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a reverse curve to the right having a central angle of 44 degrees 25 minutes 04 seconds, a radius of 53.00 feet and a chord bearing and distance of North 29 degrees 14 minutes 16 seconds East, 40.07 feet;

THENCE Easterly, with said curve to the right, an arc distance of 41.09 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a reverse curve to the left having a central angle of 52 degrees 01 minutes 12 seconds, a radius of 25.00 feet and a chord bearing and distance of North 25 degrees 26 minutes 12 seconds East, 21.93 feet;

THENCE Northerly, with said curve to the left, an arc distance of 22.70 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 00 degrees 34 minutes 25 seconds West, a distance of 183.24 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner in the south line of the above mentioned Farm to Market Road No. 407;

THENCE North 89 degrees 33 minutes 36 seconds East, with said south line, a distance of 46.00 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 00 degrees 34 minutes 25 seconds East, leaving said south line, a distance of 183.13 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a curve to the left having a central angle of 52 degrees 01 minutes 12 seconds, a radius of 25.00 feet and a chord bearing and distance of South 26 degrees 35 minutes 01 seconds East, 21.93 feet;

THENCE Southerly, with said curve to the left, an arc distance of 22.70 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a reverse curve to the right having a central angle of 36 degrees 32 minutes 27 seconds, a radius of 53.00 feet and a chord bearing and distance of South 34 degrees 19 minutes 24 seconds East, 33.23 feet;

THENCE Southerly, with said curve to the right, an arc distance of 33.80 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a reverse curve to the left having a central angle of 70 degrees 27 minutes 37 seconds, a radius of 25.00 feet and a chord bearing and distance of South 51 degrees 16 minutes 59 seconds East, 28.84 feet;

THENCE Southeasterly, with said curve to the left, an arc distance of 30.74 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a compound curve to the left having a central angle of 04 degrees 03 minutes 37 seconds, a radius of 130.00 feet and a chord bearing and distance of South 88 degrees 32 minutes 36 seconds East, 9.21 feet;

THENCE Easterly, with said curve to the left, an arc distance of 9.21 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 89 degrees 25 minutes 35 seconds East, a distance of 227.39 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for the northwest corner of that tract of land described in Deed to Waterbrook SE, LP, as recorded in Document No. 2018-31746, Deed Records, Denton County, Texas;

THENCE South 00 degrees 34 minutes 25 seconds East, a distance of 45.00 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 44 degrees 25 minutes 35 seconds West, a distance of 14.14 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 00 degrees 34 minutes 25 seconds East, a distance of 395.33 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 89 degrees 25 minutes 35 seconds East, a distance of 233.51 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 89 degrees 04 minutes 31 seconds East, a distance of 40.00 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 00 degrees 55 minutes 29 seconds West, a distance of 29.27 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 89 degrees 23 minutes 07 seconds East, a distance of 118.46 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set in the east line of the above mentioned CalAtlantic Homes of Texas, Inc. tract;

THENCE South 00 degrees 36 minutes 53 seconds East, a distance of 935.65 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" found for an exterior ell corner of said CalAtlantic Homes of Texas, Inc. tract;

THENCE South 89 degrees 26 minutes 04 seconds West, a distance of 67.49 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" found for an interior ell corner of said CalAtlantic Homes of Texas, Inc. tract;

THENCE South 00 degrees 42 minutes 54 seconds East, a distance of 619.14 feet to the POINT OF BEGINNING and containing 76.506 acres of land, more or less.

OWNER'S DEDICATION:

NOW THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

THAT we CalAtlantic Homes of Texas, Inc., Waterbrook Residential Investors LLC, Waterbrook Commercial Investors, LLC, Waterbrook Homeowners Association, Inc. and Argyle 407 Partners, LLC, acting herein by and through its duly authorized officers, do hereby adopt that plat designating the hereinabove described property as WATERBROOK PHASE ONE, an addition to the Town of Argyle and do hereby dedicate to the public use forever the streets and alleys shown thereon and do hereby reserve the easement strips shown on this plat for the mutual use and accommodation of garbage collection agencies and all public utilities desiring to use or using same. Any public utility shall have the right to remove and keep removed all or part of any buildings, fences, trees, shrubs, or other improvements or growths which in any way endanger or interfere with the construction, maintenance or efficiency of its respective systems on any of these easement strips and any public utility shall at all times have the right of ingress and egress to and from and upon the said easement strips for the purpose of constructing, reconstructing, inspecting, and patrolling, without the necessity at any time of procuring the permission of anyone. This plat approved subject to all platting ordinances, rules, regulations, and resolutions of the Town of Argyle, Texas.

Notwithstanding the general easement language recited above, the access easement shown on this plat is hereby dedicated to the Town of Argyle and may not be used in a manner inconsistent with the access easement statement recited on this plat, which statement is hereby adopted and accepted.

WITNESS OUR HANDS at Dallas, Texas, this 17th day of April, 2019

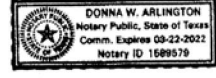
CalAtlantic Homes of Texas, Inc.
By: Laura Spada
NAME: Laura Spada
TITLE: Authorized Agent

STATE OF TEXAS §
COUNTY OF DENTON §
DALLAS

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State on this date personally appeared Laura Spada Authorized Agent known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purpose and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 17th day of April, 2019

Donna W. Arlington
Notary Public in and for the State of Texas
My Commission Expires: 3/22/22



WITNESS OUR HANDS at Denton County, Texas, this 10 day of April, 2019

Waterbrook Residential Investors, LLC (a Texas Limited Liability Company)

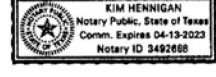
By: Bobby Harrell
NAME: Bobby Harrell
TITLE: President

STATE OF TEXAS §
COUNTY OF DENTON §

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State on this date personally appeared Bobby Harrell, President, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purpose and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 10 day of April, 2019

Kim Hennigan
Notary Public in and for the State of Texas
My Commission Expires: 4-13-23



WITNESS OUR HANDS at Denton County, Texas, this 10 day of April, 2019

Waterbrook Commercial Investors, LLC (a Texas Limited Liability Company)

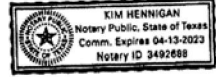
By: Bobby Harrell
NAME: Bobby Harrell
TITLE: President

STATE OF TEXAS §
COUNTY OF DENTON §

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State on this date personally appeared Bobby Harrell, President, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purpose and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 10 day of April, 2019

Kim Hennigan
Notary Public in and for the State of Texas
My Commission Expires: 4-13-23



WITNESS OUR HANDS at Denton County, Texas, this 10 day of April, 2019

Waterbrook Homeowners Association, Inc. (a Texas Corporation)
By: Bobby Harrell
NAME: Bobby Harrell
TITLE: President

Engineer/Surveyor:
J. Volk Consulting, Inc.
830 Central Parkway East, Suite 300
Plano, Texas 75074
972-201-3100
TBPLS Firm No. 1019433

Applicant:
Argyle 407 Partners, LLC
251 E. Southlake Boulevard, Suite 100
Southlake, TX 76092
817-337-3433

Approved by the Town of Argyle Development Services Department
Community Development Director: D.H.H.
Town Secretary: Erin McCom
Approval Date: 4-9-19

Applicant:
Waterbrook Residential Investors, LLC
Waterbrook Commercial Investors, LLC
Waterbrook Homeowners Association, Inc.
101 Clarendon Ranch Road
Southlake, TX 76092
817-251-8505

Applicant:
CalAtlantic Homes of Texas, Inc.
1707 Market Place Blvd, Suite 100
Irving, TX 75063
469-587-5206

THE PURPOSE OF THIS AMENDING PLAT IS TO REMOVE BUILDING SETBACKS FROM BEING SHOWN. BUILDING SETBACKS SHALL BE PER TOWN OF ARGYLE ORDINANCE 2016-08.

AMENDING PLAT
WATERBROOK
PHASE ONE
76.506 ACRES
BEING WATERBROOK PHASE ONE AS
RECORDED IN DOCUMENT NO 2019-2
PLAT RECORDS, DENTON COUNTY, TEXAS

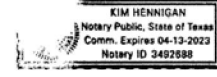
LOTS 13-19, 21-50, 52-77, BLOCK A;
LOTS 1-25, BLOCK B; LOTS 1-18, BLOCK C;
LOTS 1-20, BLOCK D;
LOTS 1-7, 9-18, 21-34, 36-43, BLOCK E
LOTS 1-16, BLOCK F; LOTS 1-30, BLOCK G;
LOTS 2-35, BLOCK H; LOTS 1-16, BLOCK J &
LOTS 9-12, BLOCK M

265 SINGLE FAMILY LOTS
1 COMMERCIAL LOT
1 LIFT STATION LOT
13 OPEN SPACES/COMMON AREAS
OUT OF THE
S. CHAMBERS SURVEY, ABSTRACT NO. 308
TOWN OF ARGYLE
DENTON COUNTY
Filed for Record in the Official Records of
Denton County
On: 4/23/2019 3:19:45 PM
In the PLAT RECORDS
WATERBROOK PHASE ONE
Doc Number: 2019-189
Number of Pages: 3
Amount: 150.00
Order#: 20190423000510
By: DP
CON
830 Central Parkway East
Plano, Texas 75074
972.201.3100

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State on this date personally appeared Bobby Harrell, President, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purpose and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 10 day of April, 2019

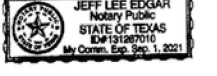
Kim Hennigan
Notary Public in and for the State of Texas
My Commission Expires: 4-13-23



WITNESS OUR HANDS at Denton County, Texas, this 15 day of April, 2019

Argyle 407 Partners, LLC

By: Andrew Miller
NAME: Andrew Miller
TITLE: Manager

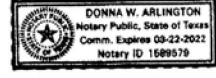


STATE OF TEXAS §
COUNTY OF DENTON §

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State on this date personally appeared Andrew Miller known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purpose and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 15 day of April, 2019

Donna W. Arlington
Notary Public in and for the State of Texas
My Commission Expires: 3/22/22

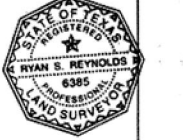


SURVEYORS CERTIFICATE:

KNOW ALL MEN BY THESE PRESENTS: That I, Ryan S. Reynolds, do hereby certify that I prepared this plat from an actual and accurate survey of the land and that the corner monuments shown thereon as set were properly placed under my personal supervision in accordance with the platting rules and regulations of Town of Argyle, Texas.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 9 day of April, 2019

Ryan S. Reynolds
Notary Public in and for the State of Texas
My Commission Expires: 9/27



BEFORE ME, the undersigned authority, a Notary Public in and for said County and State on this date personally appeared Ryan S. Reynolds, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purpose and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 9 day of April, 2019

Carol Lynn Bush
Notary Public in and for the State of Texas
My Commission Expires: 10-15-2020

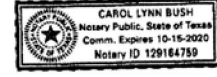
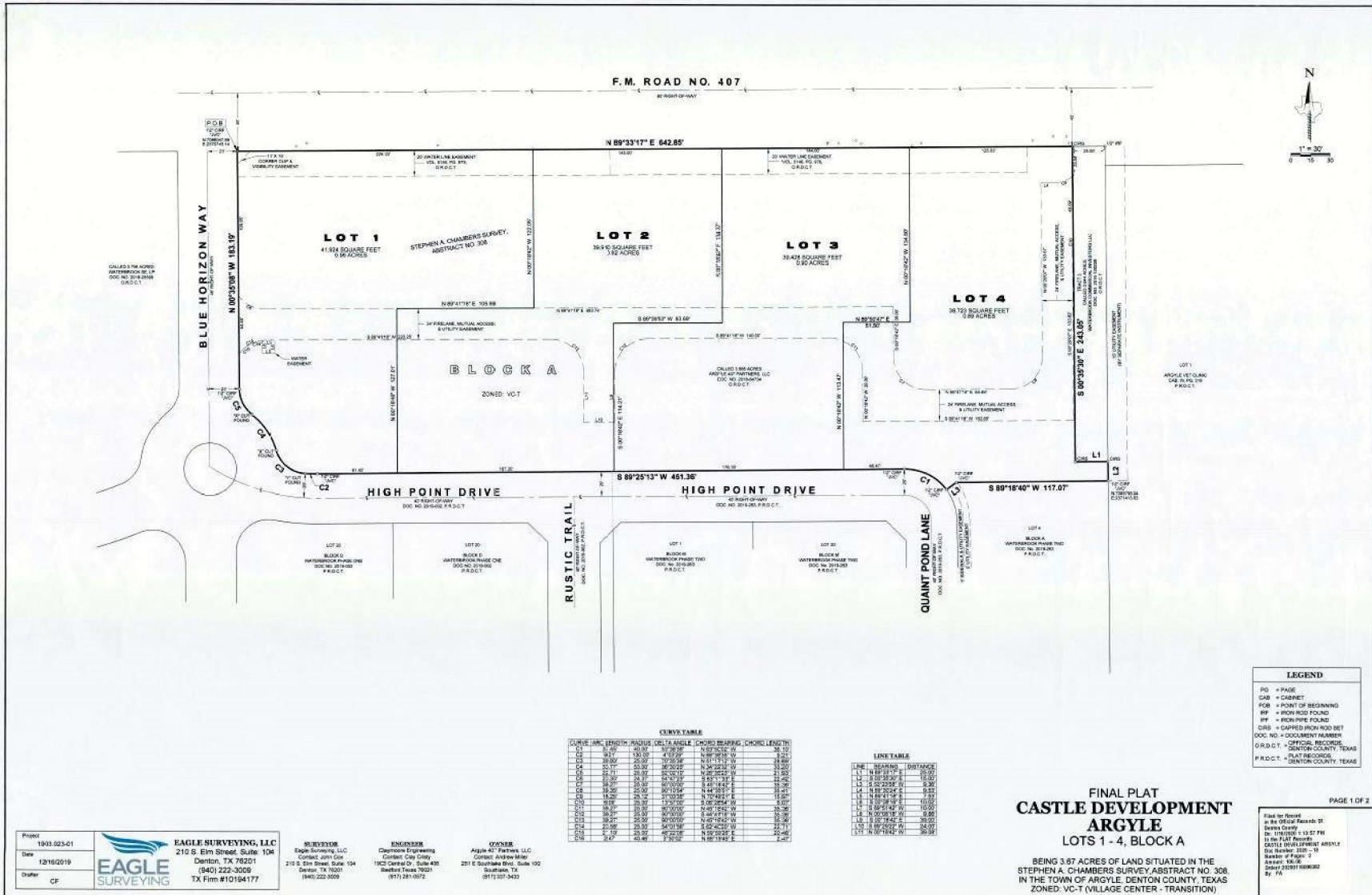


EXHIBIT B-2

FINAL PLAT CASTLE DEVELOPMENT ARGYLE

EXHIBIT B-2 – LANDOWNER CONSENT TO ASSESSMENT REALLOCATION



LEGEND

- PD = PAGE
- CAB = CABINET
- FOB = POINT OF BEGINNING
- RF = RIGHT-OF-WAY FOUND
- RF = RIGHT-OF-WAY FOUND
- CRS = CAPTIVE RIGHT-OF-WAY SET
- DOC NO. = DOCUMENT NUMBER
- OR.D.C.T. = OFFICIAL RECORDS - DENTON COUNTY, TEXAS
- P.L.R.C.D. = PLAT RECORDS - DENTON COUNTY, TEXAS

CURVE TABLE

CURVE NO.	ARC LENGTH	RADIUS	CHORD BEARING	CHORD LENGTH
C1	31.77	130.00	S 89°33'17" E	36.31
C2	38.89	150.00	N 89°33'17" E	45.39
C3	31.77	130.00	S 89°33'17" E	36.31
C4	31.77	130.00	S 89°33'17" E	36.31
C5	31.77	130.00	S 89°33'17" E	36.31
C6	31.77	130.00	S 89°33'17" E	36.31
C7	31.77	130.00	S 89°33'17" E	36.31
C8	31.77	130.00	S 89°33'17" E	36.31
C9	31.77	130.00	S 89°33'17" E	36.31
C10	31.77	130.00	S 89°33'17" E	36.31
C11	31.77	130.00	S 89°33'17" E	36.31
C12	31.77	130.00	S 89°33'17" E	36.31
C13	31.77	130.00	S 89°33'17" E	36.31
C14	31.77	130.00	S 89°33'17" E	36.31
C15	31.77	130.00	S 89°33'17" E	36.31
C16	31.77	130.00	S 89°33'17" E	36.31
C17	31.77	130.00	S 89°33'17" E	36.31
C18	31.77	130.00	S 89°33'17" E	36.31
C19	31.77	130.00	S 89°33'17" E	36.31
C20	31.77	130.00	S 89°33'17" E	36.31

LINE TABLE

LINE NO.	BEARING	DISTANCE
L1	N 89°33'17" E	642.85
L2	S 89°33'17" E	642.85
L3	N 89°33'17" E	642.85
L4	S 89°33'17" E	642.85
L5	N 89°33'17" E	642.85
L6	S 89°33'17" E	642.85
L7	N 89°33'17" E	642.85
L8	S 89°33'17" E	642.85
L9	N 89°33'17" E	642.85
L10	S 89°33'17" E	642.85
L11	N 89°33'17" E	642.85
L12	S 89°33'17" E	642.85
L13	N 89°33'17" E	642.85
L14	S 89°33'17" E	642.85
L15	N 89°33'17" E	642.85
L16	S 89°33'17" E	642.85
L17	N 89°33'17" E	642.85
L18	S 89°33'17" E	642.85
L19	N 89°33'17" E	642.85
L20	S 89°33'17" E	642.85

FINAL PLAT
CASTLE DEVELOPMENT
ARGYLE
LOTS 1 - 4, BLOCK A

BEING 3.67 ACRES OF LAND SITUATED IN THE TOWN OF ARGYLE, DENTON COUNTY, TEXAS
ZONED: VC-T (VILLAGE CENTER - TRANSITION)

Filed for Record
in the Public Records of
Denton County
on 12/16/2019 at 11:37 AM
in the PLAT RECORDS
CASTLE DEVELOPMENT ARGYLE
Doc. No. 2019-00117
Sheet 2 of 2
Survey 2019-00117
By: [Signature]

Project: 1903.023-01
Date: 12/16/2019
Drafter: CF

EAGLE SURVEYING, LLC
210 S. Elm Street, Suite 104
Denton, TX 76201
(840) 222-3009
TX Firm #10194177

SURVEYOR
Eagle Surveying, LLC
Contact: John Cole
210 S. Elm Street, Suite 104
Denton, TX 76201
(840) 222-3009

ENGINEER
Cameron Engineering
Contact: John Cole
1802 Central Dr., Suite 400
Bedford, Texas 76021
(972) 281-0072

CADSWER
Argyle 47, The Park, LLC
Contact: Andrew Miller
281 E. Southlake Blvd., Suite 100
Southlake, TX
(972) 307-3433



- GENERAL NOTES**
- The purpose of this plat is to create four (4) lots of record from a tract of land and to dedicate easements for site development.
 - This property is located in "Non-Subdivided Zone X" according to the L.C.M.R. issued on 3-3-2011 with an effective date of July 14, 2011. Case No. 16-06-2273 affecting P.M.A. Flood Insurance Rate Map dated April 18, 2011, are shown on Map Number 4071-0319-02.
 - The plat complies with the plat as based on GPS observations utilizing the ATRINA RTNET Cooperative network. NAD 83(2011) State Plane, Central Zone (Texas North Central Zone - 4202).
 - Setting a portion of this addition to street and bounds is a violation of Town Ordinance and State Law, and is subject to fine and/or withholding of release and building permits.
 - All interior property corners are marked with a 1/2-inch iron rod with yellow plastic cap stamped "EAGLE SURVEYING" unless noted otherwise.
 - The bearings shown on this plat are based on GPS observations utilizing the ATRINA RTNET Cooperative network. NAD 83(2011) Datum.
 - This property is zoned Village Center (VC-T) per the City of Argyle's Interactive Code 050 ordinance.

Project: 1993-023-01
Date: 12/16/2019
Drafter: CF

EAGLE SURVEYING, LLC
210 S. Elm Street, Suite 104
Denton, TX 76201
(840) 222-3029
TX Firm #10194177

SURVEYOR
Eagle Surveying, LLC
Denton, TX 76201
210 S. Elm Street, Suite 104
Denton, TX 76201
(840) 222-3029

ENGINEER
Citycross Engineering
Contact: John Cox
1901 Centre Dr., Suite 406
Denton, TX 76201
(817) 261-0572

OWNER
Argyle 407 Partners, LLC
Contact: Andrew Miller
251 E. Southshore Blvd., Suite 100
Denton, TX 76201
(817) 337-3438

OWNER'S CERTIFICATE

STATE OF TEXAS §
COUNTY OF DENTON §

WHEREAS ARGYLE 407 PARTNERS, LLC, is the owner of a 3.67 acre tract of land situated in the STEPHEN A. CHAMBERS SURVEY, ABSTRACT NUMBER 308, Town of Argyle, Denton County, Texas, being a portion of a called 3.665 acre tract of land conveyed by Special Warranty Deed to Argyle 407 Partners, LLC, recorded in Document Number 2018-081931, Official Records of Denton County, Texas, and being more particularly described by rules and bounds as follows:

BEGINNING, at a 1/2-inch iron rod with yellow plastic cap stamped "EAGLE SURVEYING" found at the intersection of the South-right-of-way line of Farm to Market Road Number 407 (50' right-of-way) and the East-right-of-way line of Blue Horizon Way (40' right-of-way), being in the North line of said 3.665 acre tract, for the Northwest corner hereof;

THENCE, N 89°23'17" E, along the South right-of-way line of Farm to Market Road Number 407 and the common North line of said 3.665 acre tract, a distance of 483.89 feet to a 1/2-inch iron rod with green plastic cap stamped "EAGLE SURVEYING" set at the Northwest corner of said 3.665 acre tract and henceforth from which a 1/2-inch iron rod found at the Northwest corner of a called Tract 3 - 0.344 acre tract of land conveyed to Waterbrook Commercial Investors LLC by deed of record in Document No. 2016-22020 of said Official Records bears S 89°23'17" E, a distance of 25.00 feet;

THENCE, leaving the South-right-of-way line of Farm to Market Road Number 407, along East line of said 3.665 acre tract, the following two (2) courses and distances:

- S 07°30'30" E, a distance of 243.02 feet to a 1/2-inch iron rod with green plastic cap stamped "EAGLE SURVEYING" set at the Southwest corner of said 3.644 acre tract;
- N 89°23'17" E, a distance of 25.00 feet to a 1/2-inch iron rod with green plastic cap stamped "EAGLE SURVEYING" set at the West line of Lot 1 of Argyle Vei Clinic, a subdivision of record in Cabinet W, Page 379 of the Plat Records of Denton County, Texas, for an angle point of said 3.665 acre tract and henceforth;

THENCE, S 07°30'30" E, along the common line of said 3.665 acre tract and said Lot 1, a distance of 15.00 feet to a 1/2-inch iron rod with yellow plastic cap stamped "EAGLE SURVEYING" found for the Southeast corner of said 3.665 acre tract and henceforth;

THENCE, leaving the West line of said Lot 1, along the South line of said 3.665 acre tract, being in part, over and across said 0.944 acre tract, in part, over and across a called 4.897 acre tract of land conveyed to Waterbrook GP, LP by deed of record in Document No. 2018-01748 of said Official Records and in part, the North-right-of-way line of High Point Drive (40' right-of-way), the following five (5) courses and distances:

- S 89°18'40" W, a distance of 111.07 feet to a 1/2-inch iron rod with yellow plastic cap stamped "EAGLE SURVEYING" found;
- S 83°23'58" W, a distance of 0.36 feet to a 1/2-inch iron rod with yellow plastic cap stamped "EAGLE SURVEYING" found at the beginning of a curve to the left;
- Along said curve to the left, having a radius of 42.00 feet, a chord bearing of N69°50'02"W, a chord length of 30.10 feet, a delta angle of 07°58'30", an arc length of 37.45 feet to a 1/2-inch iron rod with yellow plastic cap stamped "EAGLE SURVEYING" found;
- S 89°23'17" W, a distance of 451.26 feet to a 1/2-inch iron rod with yellow plastic cap stamped "EAGLE SURVEYING" found at the beginning of a curve to the right;
- Along said curve to the right, having a radius of 150.00 feet, a chord bearing of N89°35'20"W, a chord length of 52.1 feet, a delta angle of 04°32'00", an arc length of 52.1 feet to a "T" cut in concrete found at the beginning of a compound curve to the right at the South end of a traffic signal at the intersection of the North-right-of-way line of High Point Drive and the East right-of-way line of Blue Horizon Way, for the Southwest corner hereof;

THENCE, leaving the South line of said 3.665 acre tract, along said traffic signal and the East-right-of-way line of Blue Horizon Way, over and across said 3.665 acre tract, the following four (4) courses and distances:

- Along said compound curve to the right, having a radius of 20.00 feet, a chord bearing of N61°17'12"W, a chord length of 28.00 feet, a delta angle of 10°30'58", an arc length of 30.00 feet to an "X" cut in concrete found at the beginning of a reverse curve to the left;
- Along said reverse curve to the left, having a radius of 83.00 feet, a chord bearing of N34°22'32"W, a chord length of 33.20 feet, a delta angle of 36°30'20", an arc length of 35.77 feet to an "X" cut in concrete found at the beginning of a reverse curve to the right;
- Along said reverse curve to the right, having a radius of 20.00 feet, a chord bearing of N29°35'23"W, a chord length of 21.53 feet, a delta angle of 10°30'12", an arc length of 22.71 feet to a 1/2-inch iron rod with yellow plastic cap stamped "EAGLE SURVEYING" found at the end of said curve;
- N 00°25'28" W, a distance of 181.16 feet the **POINT OF BEGINNING** and containing an area of 3.67 acres of land, more or less.

OWNER'S DEDICATION

NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS

THAT WE, ARGYLE 407 PARTNERS, LLC, acting herein by and through its duly authorized officer, does hereby adopt this plat (designating the transaction described hereon as **CASTLE DEVELOPMENT ARGYLE**), an addition to the Town of Argyle, Texas, and do hereby dedicate to the public use forever the streets and alleys shown hereon, and do hereby reserve the easement shown thereon for the intake use and accommodation of garbage collection operations and all public utilities desiring to use in using same. Any public utility shall have the right to remove and keep removed all or part of any buildings, fences, trees, shrubs, or other improvements or growths which in any way encroach or interfere with the installation, maintenance or operation of its respective systems or any of these easement shown on this plat, only after it has first given the owner and agrees to and from and upon the said easement steps for the purpose of constructing, reconstructing, repairing, and painting, without the necessity of any time of procuring the permission of anyone. This plat approval subject to, or pending, ordinances, rules, regulations, and resolutions of the Town of Argyle, Texas.

Notwithstanding the general easement language recited herein, the access easement shown on this plat shall be hereby dedicated to the Town of Argyle and may not be used in a manner inconsistent with the access easement statement recited on this plat, which easement is hereby dedicated and accepted.

WITNESS MY HAND AND SEAL OF DENTON COUNTY, TEXAS, this 18 day of December, 2019.

OWNER: ARGYLE 407 PARTNERS, LLC = Texas limited liability company

By: Andrew Miller
Andrew Miller
Manager

STATE OF TEXAS §
COUNTY OF Denton §

BEFORE ME, the undersigned authority, on this day personally appeared ANDREW MILLER, as Manager of ARGYLE 407 PARTNERS, LLC, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and considerations therein expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF THE OFFICE this 18 day of December, 2019.

Brenda Bowers
Notary Public in and for the State of Texas



CERTIFICATE OF SURVEYOR

STATE OF TEXAS §
COUNTY OF DENTON §

KNOW ALL MEN BY THESE PRESENTS:

That I, MATTHEW RAABE, do hereby certify that I prepared this plat from an actual and accurate survey of the land and that the corner monuments shown thereon are between property owned under my personal supervision in accordance with the platting laws and regulations of Town of Argyle, Texas.

Matthew Raabe
Matthew Raabe, R.P.L.S. #6452
Date: 12-16-19
STATE OF TEXAS §
COUNTY OF TARRANT §

BEFORE ME, the undersigned authority, on this day personally appeared MATTHEW RAABE, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he prepared the same for the purposes and considerations therein expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF THE OFFICE this 16 day of December, 2019.

John Cox
John Cox, Notary Public in and for the State of Texas

APPROVAL BLOCK

Approved by the Town of Argyle Development Services Department
Community Development Director: [Signature]
Town Secretary: [Signature]
Approval Date: December 13, 2019



THE PURPOSE OF THIS PLAT IS TO CREATE FOUR (4) LOTS OF RECORD FROM A TRACT OF LAND AND DEDICATE EASEMENTS FOR SITE DEVELOPMENT.

**FINAL PLAT
CASTLE DEVELOPMENT
ARGYLE
LOTS 1 - 4, BLOCK A**

BEING 3.67 ACRES OF LAND SITUATED IN THE STEPHEN A. CHAMBERS SURVEY ABSTRACT NO. 308 IN THE TOWN OF ARGYLE, DENTON COUNTY, TEXAS ZONED VC-T (VILLAGE CENTER - TRANSITION)

Filed for Record in the Official Records of Denton County, Texas on 12/16/2019 at 1:37 PM in the PLAT Records CASTLE DEVELOPMENT ARGYLE. Book Number: 2019 - 18. Number of Pages: 7. Amount: \$0.00. SHELDON BENTON/RECORD. N. TX.

EXHIBIT C

FORM OF PID DISCLOSURE

TEXAS PROPERTY CODE SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT BUYER DISCLOSURE
--

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

**TEXAS PROPERTY CODE SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE 1

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 Waterbrook of Argyle Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

**TEXAS PROPERTY CODE SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

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.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

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

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

**TEXAS PROPERTY CODE SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

**TOWN OF ARGYLE
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT
ESTIMATED ANNUAL INSTALLMENT SCHEDULE*
LOT TYPE 1**

TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$626.46	\$1,580.74	\$154.57	\$137.65	\$2,499.42	\$30,287.11
2023	\$650.56	\$1,554.11	\$151.44	\$140.41	\$2,496.51	\$29,636.55
2024	\$686.70	\$1,524.02	\$148.18	\$143.22	\$2,502.12	\$28,949.85
2025	\$722.84	\$1,492.26	\$144.75	\$146.08	\$2,505.94	\$28,227.01
2026	\$758.98	\$1,458.83	\$141.14	\$149.00	\$2,507.95	\$27,468.02
2027	\$795.13	\$1,423.73	\$137.34	\$151.98	\$2,508.18	\$26,672.90
2028	\$831.27	\$1,386.95	\$133.36	\$155.02	\$2,506.61	\$25,841.63
2029	\$879.46	\$1,344.35	\$129.21	\$158.12	\$2,511.14	\$24,962.17
2030	\$927.65	\$1,299.28	\$124.81	\$161.28	\$2,513.02	\$24,034.52
2031	\$975.84	\$1,251.74	\$120.17	\$164.51	\$2,512.26	\$23,058.68
2032	\$1,024.03	\$1,201.73	\$115.29	\$167.80	\$2,508.85	\$22,034.66
2033	\$1,084.26	\$1,149.24	\$110.17	\$171.16	\$2,514.84	\$20,950.39
2034	\$1,144.50	\$1,093.68	\$104.75	\$174.58	\$2,517.51	\$19,805.89
2035	\$1,204.74	\$1,035.02	\$99.03	\$178.07	\$2,516.86	\$18,601.15
2036	\$1,277.02	\$973.28	\$93.01	\$181.63	\$2,524.94	\$17,324.13
2037	\$1,349.31	\$907.83	\$86.62	\$185.26	\$2,529.02	\$15,974.82
2038	\$1,409.54	\$838.68	\$79.87	\$188.97	\$2,517.07	\$14,565.28
2039	\$1,493.87	\$764.68	\$72.83	\$192.75	\$2,524.13	\$13,071.41
2040	\$1,578.21	\$686.25	\$65.36	\$196.60	\$2,526.42	\$11,493.20
2041	\$1,662.54	\$603.39	\$57.47	\$200.54	\$2,523.93	\$9,830.66
2042	\$1,758.92	\$516.11	\$49.15	\$204.55	\$2,528.73	\$8,071.74
2043	\$1,855.30	\$423.77	\$40.36	\$208.64	\$2,528.06	\$6,216.45
2044	\$1,963.72	\$326.36	\$31.08	\$212.81	\$2,533.98	\$4,252.72
2045	\$2,072.15	\$223.27	\$21.26	\$217.07	\$2,533.75	\$2,180.58
2046	\$2,180.58	\$114.48	\$10.90	\$221.41	\$2,527.37	\$0.00
TOTAL	\$30,913.57	\$25,173.78	\$2,422.13	\$4,409.11	\$62,918.59	

*Subject to change.

TEXAS PROPERTY CODE SECTION 5.0143 NOTICE
(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

AFTER RECORDING RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE 1

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 the Arcadia Farms Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

TEXAS PROPERTY CODE SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

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. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

TEXAS PROPERTY CODE SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

TEXAS PROPERTY CODE SECTION 5.0143 NOTICE
(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE 1						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$626.46	\$1,580.74	\$154.57	\$137.65	\$2,499.42	\$30,287.11
2023	\$650.56	\$1,554.11	\$151.44	\$140.41	\$2,496.51	\$29,636.55
2024	\$686.70	\$1,524.02	\$148.18	\$143.22	\$2,502.12	\$28,949.85
2025	\$722.84	\$1,492.26	\$144.75	\$146.08	\$2,505.94	\$28,227.01
2026	\$758.98	\$1,458.83	\$141.14	\$149.00	\$2,507.95	\$27,468.02
2027	\$795.13	\$1,423.73	\$137.34	\$151.98	\$2,508.18	\$26,672.90
2028	\$831.27	\$1,386.95	\$133.36	\$155.02	\$2,506.61	\$25,841.63
2029	\$879.46	\$1,344.35	\$129.21	\$158.12	\$2,511.14	\$24,962.17
2030	\$927.65	\$1,299.28	\$124.81	\$161.28	\$2,513.02	\$24,034.52
2031	\$975.84	\$1,251.74	\$120.17	\$164.51	\$2,512.26	\$23,058.68
2032	\$1,024.03	\$1,201.73	\$115.29	\$167.80	\$2,508.85	\$22,034.66
2033	\$1,084.26	\$1,149.24	\$110.17	\$171.16	\$2,514.84	\$20,950.39
2034	\$1,144.50	\$1,093.68	\$104.75	\$174.58	\$2,517.51	\$19,805.89
2035	\$1,204.74	\$1,035.02	\$99.03	\$178.07	\$2,516.86	\$18,601.15
2036	\$1,277.02	\$973.28	\$93.01	\$181.63	\$2,524.94	\$17,324.13
2037	\$1,349.31	\$907.83	\$86.62	\$185.26	\$2,529.02	\$15,974.82
2038	\$1,409.54	\$838.68	\$79.87	\$188.97	\$2,517.07	\$14,565.28
2039	\$1,493.87	\$764.68	\$72.83	\$192.75	\$2,524.13	\$13,071.41
2040	\$1,578.21	\$686.25	\$65.36	\$196.60	\$2,526.42	\$11,493.20
2041	\$1,662.54	\$603.39	\$57.47	\$200.54	\$2,523.93	\$9,830.66
2042	\$1,758.92	\$516.11	\$49.15	\$204.55	\$2,528.73	\$8,071.74
2043	\$1,855.30	\$423.77	\$40.36	\$208.64	\$2,528.06	\$6,216.45
2044	\$1,963.72	\$326.36	\$31.08	\$212.81	\$2,533.98	\$4,252.72
2045	\$2,072.15	\$223.27	\$21.26	\$217.07	\$2,533.75	\$2,180.58
2046	\$2,180.58	\$114.48	\$10.90	\$221.41	\$2,527.37	\$0.00
TOTAL	\$30,913.57	\$25,173.78	\$2,422.13	\$4,409.11	\$62,918.59	

*Subject to change.

**TEXAS PROPERTY CODE SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT BUYER DISCLOSURE
--

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

**TEXAS PROPERTY CODE SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE 2

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 Waterbrook of Argyle Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

**TEXAS PROPERTY CODE SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

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.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

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

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

**TEXAS PROPERTY CODE SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

**TOWN OF ARGYLE
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT
ESTIMATED ANNUAL INSTALLMENT SCHEDULE*
LOT TYPE 2**

TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$737.72	\$1,861.47	\$182.02	\$162.10	\$2,943.31	\$35,665.97
2023	\$766.09	\$1,830.12	\$178.33	\$165.34	\$2,939.88	\$34,899.87
2024	\$808.66	\$1,794.68	\$174.50	\$168.65	\$2,946.49	\$34,091.22
2025	\$851.22	\$1,757.28	\$170.46	\$172.02	\$2,950.98	\$33,240.00
2026	\$893.78	\$1,717.91	\$166.20	\$175.46	\$2,953.36	\$32,346.22
2027	\$936.34	\$1,676.58	\$161.73	\$178.97	\$2,953.62	\$31,409.89
2028	\$978.90	\$1,633.27	\$157.05	\$182.55	\$2,951.77	\$30,430.99
2029	\$1,035.65	\$1,583.10	\$152.15	\$186.20	\$2,957.11	\$29,395.34
2030	\$1,092.39	\$1,530.03	\$146.98	\$189.93	\$2,959.32	\$28,302.95
2031	\$1,149.14	\$1,474.04	\$141.51	\$193.73	\$2,958.42	\$27,153.80
2032	\$1,205.89	\$1,415.15	\$135.77	\$197.60	\$2,954.41	\$25,947.91
2033	\$1,276.82	\$1,353.35	\$129.74	\$201.55	\$2,961.46	\$24,671.09
2034	\$1,347.76	\$1,287.91	\$123.36	\$205.58	\$2,964.61	\$23,323.33
2035	\$1,418.69	\$1,218.84	\$116.62	\$209.70	\$2,963.84	\$21,904.64
2036	\$1,503.82	\$1,146.13	\$109.52	\$213.89	\$2,973.36	\$20,400.82
2037	\$1,588.94	\$1,069.06	\$102.00	\$218.17	\$2,978.17	\$18,811.88
2038	\$1,659.87	\$987.62	\$94.06	\$222.53	\$2,964.09	\$17,152.01
2039	\$1,759.18	\$900.48	\$85.76	\$226.98	\$2,972.40	\$15,392.83
2040	\$1,858.49	\$808.12	\$76.96	\$231.52	\$2,975.10	\$13,534.34
2041	\$1,957.80	\$710.55	\$67.67	\$236.15	\$2,972.17	\$11,576.54
2042	\$2,071.29	\$607.77	\$57.88	\$240.87	\$2,977.82	\$9,505.25
2043	\$2,184.79	\$499.03	\$47.53	\$245.69	\$2,977.03	\$7,320.46
2044	\$2,312.47	\$384.32	\$36.60	\$250.61	\$2,984.00	\$5,007.99
2045	\$2,440.15	\$262.92	\$25.04	\$255.62	\$2,983.73	\$2,567.84
2046	\$2,567.84	\$134.81	\$12.84	\$260.73	\$2,976.22	\$0.00
TOTAL	\$36,403.69	\$29,644.53	\$2,852.28	\$5,192.15	\$74,092.66	

*Subject to change.

TEXAS PROPERTY CODE SECTION 5.0143 NOTICE
(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

AFTER RECORDING RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE 2

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 the Arcadia Farms Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

TEXAS PROPERTY CODE SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

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. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

TEXAS PROPERTY CODE SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

TEXAS PROPERTY CODE SECTION 5.0143 NOTICE
(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE 2						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$737.72	\$1,861.47	\$182.02	\$162.10	\$2,943.31	\$35,665.97
2023	\$766.09	\$1,830.12	\$178.33	\$165.34	\$2,939.88	\$34,899.87
2024	\$808.66	\$1,794.68	\$174.50	\$168.65	\$2,946.49	\$34,091.22
2025	\$851.22	\$1,757.28	\$170.46	\$172.02	\$2,950.98	\$33,240.00
2026	\$893.78	\$1,717.91	\$166.20	\$175.46	\$2,953.36	\$32,346.22
2027	\$936.34	\$1,676.58	\$161.73	\$178.97	\$2,953.62	\$31,409.89
2028	\$978.90	\$1,633.27	\$157.05	\$182.55	\$2,951.77	\$30,430.99
2029	\$1,035.65	\$1,583.10	\$152.15	\$186.20	\$2,957.11	\$29,395.34
2030	\$1,092.39	\$1,530.03	\$146.98	\$189.93	\$2,959.32	\$28,302.95
2031	\$1,149.14	\$1,474.04	\$141.51	\$193.73	\$2,958.42	\$27,153.80
2032	\$1,205.89	\$1,415.15	\$135.77	\$197.60	\$2,954.41	\$25,947.91
2033	\$1,276.82	\$1,353.35	\$129.74	\$201.55	\$2,961.46	\$24,671.09
2034	\$1,347.76	\$1,287.91	\$123.36	\$205.58	\$2,964.61	\$23,323.33
2035	\$1,418.69	\$1,218.84	\$116.62	\$209.70	\$2,963.84	\$21,904.64
2036	\$1,503.82	\$1,146.13	\$109.52	\$213.89	\$2,973.36	\$20,400.82
2037	\$1,588.94	\$1,069.06	\$102.00	\$218.17	\$2,978.17	\$18,811.88
2038	\$1,659.87	\$987.62	\$94.06	\$222.53	\$2,964.09	\$17,152.01
2039	\$1,759.18	\$900.48	\$85.76	\$226.98	\$2,972.40	\$15,392.83
2040	\$1,858.49	\$808.12	\$76.96	\$231.52	\$2,975.10	\$13,534.34
2041	\$1,957.80	\$710.55	\$67.67	\$236.15	\$2,972.17	\$11,576.54
2042	\$2,071.29	\$607.77	\$57.88	\$240.87	\$2,977.82	\$9,505.25
2043	\$2,184.79	\$499.03	\$47.53	\$245.69	\$2,977.03	\$7,320.46
2044	\$2,312.47	\$384.32	\$36.60	\$250.61	\$2,984.00	\$5,007.99
2045	\$2,440.15	\$262.92	\$25.04	\$255.62	\$2,983.73	\$2,567.84
2046	\$2,567.84	\$134.81	\$12.84	\$260.73	\$2,976.22	\$0.00
TOTAL	\$36,403.69	\$29,644.53	\$2,852.28	\$5,192.15	\$74,092.66	

*Subject to change.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT BUYER DISCLOSURE
--

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE 3

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 Waterbrook of Argyle Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

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.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

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

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE 3						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$943.12	\$2,379.74	\$232.70	\$207.23	\$3,762.79	\$45,596.17
2023	\$979.39	\$2,339.66	\$227.98	\$211.38	\$3,758.41	\$44,616.78
2024	\$1,033.80	\$2,294.36	\$223.08	\$215.61	\$3,766.86	\$43,582.97
2025	\$1,088.21	\$2,246.55	\$217.91	\$219.92	\$3,772.60	\$42,494.76
2026	\$1,142.62	\$2,196.22	\$212.47	\$224.32	\$3,775.64	\$41,352.13
2027	\$1,197.04	\$2,143.37	\$206.76	\$228.80	\$3,775.97	\$40,155.10
2028	\$1,251.45	\$2,088.01	\$200.78	\$233.38	\$3,773.61	\$38,903.65
2029	\$1,323.99	\$2,023.87	\$194.52	\$238.05	\$3,780.43	\$37,579.66
2030	\$1,396.54	\$1,956.02	\$187.90	\$242.81	\$3,783.27	\$36,183.12
2031	\$1,469.09	\$1,884.45	\$180.92	\$247.66	\$3,782.11	\$34,714.03
2032	\$1,541.64	\$1,809.16	\$173.57	\$252.62	\$3,776.98	\$33,172.39
2033	\$1,632.32	\$1,730.15	\$165.86	\$257.67	\$3,786.00	\$31,540.07
2034	\$1,723.01	\$1,646.49	\$157.70	\$262.82	\$3,790.02	\$29,817.06
2035	\$1,813.69	\$1,558.19	\$149.09	\$268.08	\$3,789.04	\$28,003.37
2036	\$1,922.51	\$1,465.23	\$140.02	\$273.44	\$3,801.20	\$26,080.86
2037	\$2,031.33	\$1,366.71	\$130.40	\$278.91	\$3,807.35	\$24,049.53
2038	\$2,122.02	\$1,262.60	\$120.25	\$284.49	\$3,789.35	\$21,927.51
2039	\$2,248.98	\$1,151.19	\$109.64	\$290.18	\$3,799.99	\$19,678.54
2040	\$2,375.93	\$1,033.12	\$98.39	\$295.98	\$3,803.43	\$17,302.60
2041	\$2,502.89	\$908.39	\$86.51	\$301.90	\$3,799.69	\$14,799.71
2042	\$2,647.99	\$776.98	\$74.00	\$307.94	\$3,806.91	\$12,151.72
2043	\$2,793.08	\$637.97	\$60.76	\$314.10	\$3,805.90	\$9,358.64
2044	\$2,956.31	\$491.33	\$46.79	\$320.38	\$3,814.82	\$6,402.33
2045	\$3,119.55	\$336.12	\$32.01	\$326.79	\$3,814.47	\$3,282.78
2046	\$3,282.78	\$172.35	\$16.41	\$333.32	\$3,804.86	\$0.00
TOTAL	\$46,539.29	\$37,898.23	\$3,646.42	\$6,637.76	\$94,721.71	

*Subject to change.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

AFTER RECORDING RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE 3

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 the Arcadia Farms Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

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. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE 3						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$943.12	\$2,379.74	\$232.70	\$207.23	\$3,762.79	\$45,596.17
2023	\$979.39	\$2,339.66	\$227.98	\$211.38	\$3,758.41	\$44,616.78
2024	\$1,033.80	\$2,294.36	\$223.08	\$215.61	\$3,766.86	\$43,582.97
2025	\$1,088.21	\$2,246.55	\$217.91	\$219.92	\$3,772.60	\$42,494.76
2026	\$1,142.62	\$2,196.22	\$212.47	\$224.32	\$3,775.64	\$41,352.13
2027	\$1,197.04	\$2,143.37	\$206.76	\$228.80	\$3,775.97	\$40,155.10
2028	\$1,251.45	\$2,088.01	\$200.78	\$233.38	\$3,773.61	\$38,903.65
2029	\$1,323.99	\$2,023.87	\$194.52	\$238.05	\$3,780.43	\$37,579.66
2030	\$1,396.54	\$1,956.02	\$187.90	\$242.81	\$3,783.27	\$36,183.12
2031	\$1,469.09	\$1,884.45	\$180.92	\$247.66	\$3,782.11	\$34,714.03
2032	\$1,541.64	\$1,809.16	\$173.57	\$252.62	\$3,776.98	\$33,172.39
2033	\$1,632.32	\$1,730.15	\$165.86	\$257.67	\$3,786.00	\$31,540.07
2034	\$1,723.01	\$1,646.49	\$157.70	\$262.82	\$3,790.02	\$29,817.06
2035	\$1,813.69	\$1,558.19	\$149.09	\$268.08	\$3,789.04	\$28,003.37
2036	\$1,922.51	\$1,465.23	\$140.02	\$273.44	\$3,801.20	\$26,080.86
2037	\$2,031.33	\$1,366.71	\$130.40	\$278.91	\$3,807.35	\$24,049.53
2038	\$2,122.02	\$1,262.60	\$120.25	\$284.49	\$3,789.35	\$21,927.51
2039	\$2,248.98	\$1,151.19	\$109.64	\$290.18	\$3,799.99	\$19,678.54
2040	\$2,375.93	\$1,033.12	\$98.39	\$295.98	\$3,803.43	\$17,302.60
2041	\$2,502.89	\$908.39	\$86.51	\$301.90	\$3,799.69	\$14,799.71
2042	\$2,647.99	\$776.98	\$74.00	\$307.94	\$3,806.91	\$12,151.72
2043	\$2,793.08	\$637.97	\$60.76	\$314.10	\$3,805.90	\$9,358.64
2044	\$2,956.31	\$491.33	\$46.79	\$320.38	\$3,814.82	\$6,402.33
2045	\$3,119.55	\$336.12	\$32.01	\$326.79	\$3,814.47	\$3,282.78
2046	\$3,282.78	\$172.35	\$16.41	\$333.32	\$3,804.86	\$0.00
TOTAL	\$46,539.29	\$37,898.23	\$3,646.42	\$6,637.76	\$94,721.71	

*Subject to change.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT BUYER DISCLOSURE
--

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 729511)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 Waterbrook of Argyle Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

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.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

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

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

**TOWN OF ARGYLE
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT**

**ESTIMATED ANNUAL INSTALLMENT SCHEDULE*
LOT TYPE: NON-RESIDENTIAL (PARCEL 729511)**

TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$947.61	\$2,391.06	\$233.80	\$208.22	\$3,780.69	\$45,813.08
2023	\$984.05	\$2,350.79	\$229.07	\$212.38	\$3,776.29	\$44,829.03
2024	\$1,038.72	\$2,305.28	\$224.15	\$216.63	\$3,784.78	\$43,790.31
2025	\$1,093.39	\$2,257.24	\$218.95	\$220.96	\$3,790.54	\$42,696.91
2026	\$1,148.06	\$2,206.67	\$213.48	\$225.38	\$3,793.60	\$41,548.85
2027	\$1,202.73	\$2,153.57	\$207.74	\$229.89	\$3,793.94	\$40,346.12
2028	\$1,257.40	\$2,097.94	\$201.73	\$234.49	\$3,791.56	\$39,088.72
2029	\$1,330.29	\$2,033.50	\$195.44	\$239.18	\$3,798.42	\$37,758.43
2030	\$1,403.18	\$1,965.32	\$188.79	\$243.96	\$3,801.26	\$36,355.25
2031	\$1,476.08	\$1,893.41	\$181.78	\$248.84	\$3,800.11	\$34,879.17
2032	\$1,548.97	\$1,817.76	\$174.40	\$253.82	\$3,794.95	\$33,330.20
2033	\$1,640.09	\$1,738.38	\$166.65	\$258.89	\$3,804.01	\$31,690.11
2034	\$1,731.20	\$1,654.32	\$158.45	\$264.07	\$3,808.05	\$29,958.91
2035	\$1,822.32	\$1,565.60	\$149.79	\$269.35	\$3,807.07	\$28,136.59
2036	\$1,931.66	\$1,472.21	\$140.68	\$274.74	\$3,819.29	\$26,204.93
2037	\$2,041.00	\$1,373.21	\$131.02	\$280.24	\$3,825.47	\$24,163.94
2038	\$2,132.11	\$1,268.61	\$120.82	\$285.84	\$3,807.38	\$22,031.83
2039	\$2,259.67	\$1,156.67	\$110.16	\$291.56	\$3,818.06	\$19,772.15
2040	\$2,387.24	\$1,038.04	\$98.86	\$297.39	\$3,821.52	\$17,384.92
2041	\$2,514.80	\$912.71	\$86.92	\$303.34	\$3,817.77	\$14,870.12
2042	\$2,660.58	\$780.68	\$74.35	\$309.40	\$3,825.02	\$12,209.53
2043	\$2,806.37	\$641.00	\$61.05	\$315.59	\$3,824.01	\$9,403.16
2044	\$2,970.38	\$493.67	\$47.02	\$321.90	\$3,832.96	\$6,432.78
2045	\$3,134.39	\$337.72	\$32.16	\$328.34	\$3,832.61	\$3,298.40
2046	\$3,298.40	\$173.17	\$16.49	\$334.91	\$3,822.96	\$0.00
TOTAL	\$46,760.68	\$38,078.52	\$3,663.77	\$6,669.34	\$95,172.31	

*Subject to change.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

AFTER RECORDING RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 729511)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 the Arcadia Farms Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

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. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE: NON-RESIDENTIAL (PARCEL 729511)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$947.61	\$2,391.06	\$233.80	\$208.22	\$3,780.69	\$45,813.08
2023	\$984.05	\$2,350.79	\$229.07	\$212.38	\$3,776.29	\$44,829.03
2024	\$1,038.72	\$2,305.28	\$224.15	\$216.63	\$3,784.78	\$43,790.31
2025	\$1,093.39	\$2,257.24	\$218.95	\$220.96	\$3,790.54	\$42,696.91
2026	\$1,148.06	\$2,206.67	\$213.48	\$225.38	\$3,793.60	\$41,548.85
2027	\$1,202.73	\$2,153.57	\$207.74	\$229.89	\$3,793.94	\$40,346.12
2028	\$1,257.40	\$2,097.94	\$201.73	\$234.49	\$3,791.56	\$39,088.72
2029	\$1,330.29	\$2,033.50	\$195.44	\$239.18	\$3,798.42	\$37,758.43
2030	\$1,403.18	\$1,965.32	\$188.79	\$243.96	\$3,801.26	\$36,355.25
2031	\$1,476.08	\$1,893.41	\$181.78	\$248.84	\$3,800.11	\$34,879.17
2032	\$1,548.97	\$1,817.76	\$174.40	\$253.82	\$3,794.95	\$33,330.20
2033	\$1,640.09	\$1,738.38	\$166.65	\$258.89	\$3,804.01	\$31,690.11
2034	\$1,731.20	\$1,654.32	\$158.45	\$264.07	\$3,808.05	\$29,958.91
2035	\$1,822.32	\$1,565.60	\$149.79	\$269.35	\$3,807.07	\$28,136.59
2036	\$1,931.66	\$1,472.21	\$140.68	\$274.74	\$3,819.29	\$26,204.93
2037	\$2,041.00	\$1,373.21	\$131.02	\$280.24	\$3,825.47	\$24,163.94
2038	\$2,132.11	\$1,268.61	\$120.82	\$285.84	\$3,807.38	\$22,031.83
2039	\$2,259.67	\$1,156.67	\$110.16	\$291.56	\$3,818.06	\$19,772.15
2040	\$2,387.24	\$1,038.04	\$98.86	\$297.39	\$3,821.52	\$17,384.92
2041	\$2,514.80	\$912.71	\$86.92	\$303.34	\$3,817.77	\$14,870.12
2042	\$2,660.58	\$780.68	\$74.35	\$309.40	\$3,825.02	\$12,209.53
2043	\$2,806.37	\$641.00	\$61.05	\$315.59	\$3,824.01	\$9,403.16
2044	\$2,970.38	\$493.67	\$47.02	\$321.90	\$3,832.96	\$6,432.78
2045	\$3,134.39	\$337.72	\$32.16	\$328.34	\$3,832.61	\$3,298.40
2046	\$3,298.40	\$173.17	\$16.49	\$334.91	\$3,822.96	\$0.00
TOTAL	\$46,760.68	\$38,078.52	\$3,663.77	\$6,669.34	\$95,172.31	

*Subject to change.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT BUYER DISCLOSURE
--

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 67141)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 Waterbrook of Argyle Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

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.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

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

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT						
ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE: NON-RESIDENTIAL (PARCEL 67141)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$5,067.54	\$12,786.77	\$1,250.32	\$1,113.50	\$20,218.13	\$244,996.13
2023	\$5,262.45	\$12,571.40	\$1,224.98	\$1,135.77	\$20,194.60	\$239,733.68
2024	\$5,554.80	\$12,328.01	\$1,198.67	\$1,158.49	\$20,239.97	\$234,178.87
2025	\$5,847.16	\$12,071.10	\$1,170.89	\$1,181.66	\$20,270.82	\$228,331.71
2026	\$6,139.52	\$11,800.67	\$1,141.66	\$1,205.29	\$20,287.14	\$222,192.19
2027	\$6,431.88	\$11,516.72	\$1,110.96	\$1,229.40	\$20,288.96	\$215,760.31
2028	\$6,724.24	\$11,219.24	\$1,078.80	\$1,253.99	\$20,276.27	\$209,036.07
2029	\$7,114.05	\$10,874.63	\$1,045.18	\$1,279.07	\$20,312.92	\$201,922.03
2030	\$7,503.86	\$10,510.03	\$1,009.61	\$1,304.65	\$20,328.15	\$194,418.17
2031	\$7,893.67	\$10,125.46	\$972.09	\$1,330.74	\$20,321.96	\$186,524.50
2032	\$8,283.48	\$9,720.91	\$932.62	\$1,357.35	\$20,294.37	\$178,241.02
2033	\$8,770.74	\$9,296.38	\$891.21	\$1,384.50	\$20,342.83	\$169,470.27
2034	\$9,258.01	\$8,846.88	\$847.35	\$1,412.19	\$20,364.43	\$160,212.26
2035	\$9,745.27	\$8,372.41	\$801.06	\$1,440.44	\$20,359.17	\$150,466.99
2036	\$10,329.99	\$7,872.96	\$752.33	\$1,469.24	\$20,424.53	\$140,137.00
2037	\$10,914.70	\$7,343.55	\$700.69	\$1,498.63	\$20,457.57	\$129,222.30
2038	\$11,401.97	\$6,784.17	\$646.11	\$1,528.60	\$20,360.85	\$117,820.33
2039	\$12,084.14	\$6,185.57	\$589.10	\$1,559.17	\$20,417.98	\$105,736.20
2040	\$12,766.31	\$5,551.15	\$528.68	\$1,590.36	\$20,436.49	\$92,969.89
2041	\$13,448.47	\$4,880.92	\$464.85	\$1,622.16	\$20,416.41	\$79,521.42
2042	\$14,228.10	\$4,174.87	\$397.61	\$1,654.61	\$20,455.18	\$65,293.32
2043	\$15,007.72	\$3,427.90	\$326.47	\$1,687.70	\$20,449.78	\$50,285.60
2044	\$15,884.79	\$2,639.99	\$251.43	\$1,721.45	\$20,497.67	\$34,400.81
2045	\$16,761.87	\$1,806.04	\$172.00	\$1,755.88	\$20,495.80	\$17,638.94
2046	\$17,638.94	\$926.04	\$88.19	\$1,791.00	\$20,444.18	\$0.00
TOTAL	\$250,063.67	\$203,633.78	\$19,592.87	\$35,665.84	\$508,956.16	

*Subject to change.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

AFTER RECORDING RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 67141)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 the Arcadia Farms Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

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. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE: NON-RESIDENTIAL (PARCEL 67141)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$5,067.54	\$12,786.77	\$1,250.32	\$1,113.50	\$20,218.13	\$244,996.13
2023	\$5,262.45	\$12,571.40	\$1,224.98	\$1,135.77	\$20,194.60	\$239,733.68
2024	\$5,554.80	\$12,328.01	\$1,198.67	\$1,158.49	\$20,239.97	\$234,178.87
2025	\$5,847.16	\$12,071.10	\$1,170.89	\$1,181.66	\$20,270.82	\$228,331.71
2026	\$6,139.52	\$11,800.67	\$1,141.66	\$1,205.29	\$20,287.14	\$222,192.19
2027	\$6,431.88	\$11,516.72	\$1,110.96	\$1,229.40	\$20,288.96	\$215,760.31
2028	\$6,724.24	\$11,219.24	\$1,078.80	\$1,253.99	\$20,276.27	\$209,036.07
2029	\$7,114.05	\$10,874.63	\$1,045.18	\$1,279.07	\$20,312.92	\$201,922.03
2030	\$7,503.86	\$10,510.03	\$1,009.61	\$1,304.65	\$20,328.15	\$194,418.17
2031	\$7,893.67	\$10,125.46	\$972.09	\$1,330.74	\$20,321.96	\$186,524.50
2032	\$8,283.48	\$9,720.91	\$932.62	\$1,357.35	\$20,294.37	\$178,241.02
2033	\$8,770.74	\$9,296.38	\$891.21	\$1,384.50	\$20,342.83	\$169,470.27
2034	\$9,258.01	\$8,846.88	\$847.35	\$1,412.19	\$20,364.43	\$160,212.26
2035	\$9,745.27	\$8,372.41	\$801.06	\$1,440.44	\$20,359.17	\$150,466.99
2036	\$10,329.99	\$7,872.96	\$752.33	\$1,469.24	\$20,424.53	\$140,137.00
2037	\$10,914.70	\$7,343.55	\$700.69	\$1,498.63	\$20,457.57	\$129,222.30
2038	\$11,401.97	\$6,784.17	\$646.11	\$1,528.60	\$20,360.85	\$117,820.33
2039	\$12,084.14	\$6,185.57	\$589.10	\$1,559.17	\$20,417.98	\$105,736.20
2040	\$12,766.31	\$5,551.15	\$528.68	\$1,590.36	\$20,436.49	\$92,969.89
2041	\$13,448.47	\$4,880.92	\$464.85	\$1,622.16	\$20,416.41	\$79,521.42
2042	\$14,228.10	\$4,174.87	\$397.61	\$1,654.61	\$20,455.18	\$65,293.32
2043	\$15,007.72	\$3,427.90	\$326.47	\$1,687.70	\$20,449.78	\$50,285.60
2044	\$15,884.79	\$2,639.99	\$251.43	\$1,721.45	\$20,497.67	\$34,400.81
2045	\$16,761.87	\$1,806.04	\$172.00	\$1,755.88	\$20,495.80	\$17,638.94
2046	\$17,638.94	\$926.04	\$88.19	\$1,791.00	\$20,444.18	\$0.00
TOTAL	\$250,063.67	\$203,633.78	\$19,592.87	\$35,665.84	\$508,956.16	

*Subject to change.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT BUYER DISCLOSURE
--

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]
PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 67143)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 Waterbrook of Argyle Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

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.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

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

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT						
ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE: NON-RESIDENTIAL (PARCEL 67143)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$9,744.67	\$24,588.42	\$2,404.31	\$2,141.22	\$38,878.62	\$471,117.26
2023	\$10,119.46	\$24,174.27	\$2,355.59	\$2,184.04	\$38,833.37	\$460,997.80
2024	\$10,681.66	\$23,706.25	\$2,304.99	\$2,227.73	\$38,920.62	\$450,316.14
2025	\$11,243.85	\$23,212.22	\$2,251.58	\$2,272.28	\$38,979.93	\$439,072.29
2026	\$11,806.04	\$22,692.20	\$2,195.36	\$2,317.73	\$39,011.32	\$427,266.25
2027	\$12,368.23	\$22,146.17	\$2,136.33	\$2,364.08	\$39,014.81	\$414,898.02
2028	\$12,930.43	\$21,574.13	\$2,074.49	\$2,411.36	\$38,990.41	\$401,967.59
2029	\$13,680.02	\$20,911.45	\$2,009.84	\$2,459.59	\$39,060.89	\$388,287.58
2030	\$14,429.61	\$20,210.35	\$1,941.44	\$2,508.78	\$39,090.17	\$373,857.97
2031	\$15,179.20	\$19,470.83	\$1,869.29	\$2,558.96	\$39,078.27	\$358,678.77
2032	\$15,928.79	\$18,692.90	\$1,793.39	\$2,610.14	\$39,025.21	\$342,749.99
2033	\$16,865.77	\$17,876.55	\$1,713.75	\$2,662.34	\$39,118.41	\$325,884.22
2034	\$17,802.76	\$17,012.18	\$1,629.42	\$2,715.58	\$39,159.94	\$308,081.46
2035	\$18,739.75	\$16,099.79	\$1,540.41	\$2,769.90	\$39,149.84	\$289,341.71
2036	\$19,864.13	\$15,139.37	\$1,446.71	\$2,825.29	\$39,275.51	\$269,477.57
2037	\$20,988.52	\$14,121.34	\$1,347.39	\$2,881.80	\$39,339.04	\$248,489.06
2038	\$21,925.51	\$13,045.68	\$1,242.45	\$2,939.44	\$39,153.06	\$226,563.55
2039	\$23,237.29	\$11,894.59	\$1,132.82	\$2,998.22	\$39,262.92	\$203,326.26
2040	\$24,549.07	\$10,674.63	\$1,016.63	\$3,058.19	\$39,298.52	\$178,777.19
2041	\$25,860.85	\$9,385.80	\$893.89	\$3,119.35	\$39,259.89	\$152,916.34
2042	\$27,360.03	\$8,028.11	\$764.58	\$3,181.74	\$39,334.46	\$125,556.31
2043	\$28,859.21	\$6,591.71	\$627.78	\$3,245.37	\$39,324.07	\$96,697.10
2044	\$30,545.79	\$5,076.60	\$483.49	\$3,310.28	\$39,416.15	\$66,151.31
2045	\$32,232.37	\$3,472.94	\$330.76	\$3,376.49	\$39,412.55	\$33,918.94
2046	\$33,918.94	\$1,780.74	\$169.59	\$3,444.02	\$39,313.30	\$0.00
TOTAL	\$480,861.93	\$391,579.22	\$37,676.26	\$68,583.91	\$978,701.32	

*Subject to change.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

AFTER RECORDING RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 67143)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 the Arcadia Farms Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

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. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE: NON-RESIDENTIAL (PARCEL 67143)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$9,744.67	\$24,588.42	\$2,404.31	\$2,141.22	\$38,878.62	\$471,117.26
2023	\$10,119.46	\$24,174.27	\$2,355.59	\$2,184.04	\$38,833.37	\$460,997.80
2024	\$10,681.66	\$23,706.25	\$2,304.99	\$2,227.73	\$38,920.62	\$450,316.14
2025	\$11,243.85	\$23,212.22	\$2,251.58	\$2,272.28	\$38,979.93	\$439,072.29
2026	\$11,806.04	\$22,692.20	\$2,195.36	\$2,317.73	\$39,011.32	\$427,266.25
2027	\$12,368.23	\$22,146.17	\$2,136.33	\$2,364.08	\$39,014.81	\$414,898.02
2028	\$12,930.43	\$21,574.13	\$2,074.49	\$2,411.36	\$38,990.41	\$401,967.59
2029	\$13,680.02	\$20,911.45	\$2,009.84	\$2,459.59	\$39,060.89	\$388,287.58
2030	\$14,429.61	\$20,210.35	\$1,941.44	\$2,508.78	\$39,090.17	\$373,857.97
2031	\$15,179.20	\$19,470.83	\$1,869.29	\$2,558.96	\$39,078.27	\$358,678.77
2032	\$15,928.79	\$18,692.90	\$1,793.39	\$2,610.14	\$39,025.21	\$342,749.99
2033	\$16,865.77	\$17,876.55	\$1,713.75	\$2,662.34	\$39,118.41	\$325,884.22
2034	\$17,802.76	\$17,012.18	\$1,629.42	\$2,715.58	\$39,159.94	\$308,081.46
2035	\$18,739.75	\$16,099.79	\$1,540.41	\$2,769.90	\$39,149.84	\$289,341.71
2036	\$19,864.13	\$15,139.37	\$1,446.71	\$2,825.29	\$39,275.51	\$269,477.57
2037	\$20,988.52	\$14,121.34	\$1,347.39	\$2,881.80	\$39,339.04	\$248,489.06
2038	\$21,925.51	\$13,045.68	\$1,242.45	\$2,939.44	\$39,153.06	\$226,563.55
2039	\$23,237.29	\$11,894.59	\$1,132.82	\$2,998.22	\$39,262.92	\$203,326.26
2040	\$24,549.07	\$10,674.63	\$1,016.63	\$3,058.19	\$39,298.52	\$178,777.19
2041	\$25,860.85	\$9,385.80	\$893.89	\$3,119.35	\$39,259.89	\$152,916.34
2042	\$27,360.03	\$8,028.11	\$764.58	\$3,181.74	\$39,334.46	\$125,556.31
2043	\$28,859.21	\$6,591.71	\$627.78	\$3,245.37	\$39,324.07	\$96,697.10
2044	\$30,545.79	\$5,076.60	\$483.49	\$3,310.28	\$39,416.15	\$66,151.31
2045	\$32,232.37	\$3,472.94	\$330.76	\$3,376.49	\$39,412.55	\$33,918.94
2046	\$33,918.94	\$1,780.74	\$169.59	\$3,444.02	\$39,313.30	\$0.00
TOTAL	\$480,861.93	\$391,579.22	\$37,676.26	\$68,583.91	\$978,701.32	

*Subject to change.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT BUYER DISCLOSURE
--

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]
PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 67145)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 Waterbrook of Argyle Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

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.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

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

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

**TOWN OF ARGYLE
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT**

**ESTIMATED ANNUAL INSTALLMENT SCHEDULE*
LOT TYPE: NON-RESIDENTIAL (PARCEL 67175)**

TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$1,676.88	\$4,231.23	\$413.74	\$368.47	\$6,690.31	\$81,070.82
2023	\$1,741.38	\$4,159.96	\$405.35	\$375.83	\$6,682.53	\$79,329.45
2024	\$1,838.12	\$4,079.42	\$396.65	\$383.35	\$6,697.54	\$77,491.32
2025	\$1,934.86	\$3,994.41	\$387.46	\$391.02	\$6,707.75	\$75,556.46
2026	\$2,031.61	\$3,904.92	\$377.78	\$398.84	\$6,713.15	\$73,524.85
2027	\$2,128.35	\$3,810.96	\$367.62	\$406.82	\$6,713.75	\$71,396.50
2028	\$2,225.09	\$3,712.52	\$356.98	\$414.95	\$6,709.55	\$69,171.41
2029	\$2,354.09	\$3,598.49	\$345.86	\$423.25	\$6,721.68	\$66,817.32
2030	\$2,483.08	\$3,477.84	\$334.09	\$431.72	\$6,726.72	\$64,334.25
2031	\$2,612.07	\$3,350.58	\$321.67	\$440.35	\$6,724.67	\$61,722.18
2032	\$2,741.06	\$3,216.71	\$308.61	\$449.16	\$6,715.54	\$58,981.12
2033	\$2,902.30	\$3,076.23	\$294.91	\$458.14	\$6,731.58	\$56,078.82
2034	\$3,063.54	\$2,927.49	\$280.39	\$467.30	\$6,738.72	\$53,015.29
2035	\$3,224.77	\$2,770.48	\$265.08	\$476.65	\$6,736.98	\$49,790.51
2036	\$3,418.26	\$2,605.21	\$248.95	\$486.18	\$6,758.61	\$46,372.25
2037	\$3,611.75	\$2,430.03	\$231.86	\$495.91	\$6,769.54	\$42,760.51
2038	\$3,772.99	\$2,244.93	\$213.80	\$505.82	\$6,737.54	\$38,987.52
2039	\$3,998.72	\$2,046.84	\$194.94	\$515.94	\$6,756.44	\$34,988.80
2040	\$4,224.45	\$1,836.91	\$174.94	\$526.26	\$6,762.57	\$30,764.35
2041	\$4,450.19	\$1,615.13	\$153.82	\$536.78	\$6,755.92	\$26,314.16
2042	\$4,708.17	\$1,381.49	\$131.57	\$547.52	\$6,768.75	\$21,605.99
2043	\$4,966.15	\$1,134.31	\$108.03	\$558.47	\$6,766.97	\$16,639.83
2044	\$5,256.38	\$873.59	\$83.20	\$569.64	\$6,782.81	\$11,383.45
2045	\$5,546.61	\$597.63	\$56.92	\$581.03	\$6,782.19	\$5,836.84
2046	\$5,836.84	\$306.43	\$29.18	\$592.65	\$6,765.11	\$0.00
TOTAL	\$82,747.71	\$67,383.75	\$6,483.41	\$11,802.06	\$168,416.93	

*Subject to change.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

AFTER RECORDING RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 67175)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 the Arcadia Farms Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

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. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE: NON-RESIDENTIAL (PARCEL 67175)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$1,676.88	\$4,231.23	\$413.74	\$368.47	\$6,690.31	\$81,070.82
2023	\$1,741.38	\$4,159.96	\$405.35	\$375.83	\$6,682.53	\$79,329.45
2024	\$1,838.12	\$4,079.42	\$396.65	\$383.35	\$6,697.54	\$77,491.32
2025	\$1,934.86	\$3,994.41	\$387.46	\$391.02	\$6,707.75	\$75,556.46
2026	\$2,031.61	\$3,904.92	\$377.78	\$398.84	\$6,713.15	\$73,524.85
2027	\$2,128.35	\$3,810.96	\$367.62	\$406.82	\$6,713.75	\$71,396.50
2028	\$2,225.09	\$3,712.52	\$356.98	\$414.95	\$6,709.55	\$69,171.41
2029	\$2,354.09	\$3,598.49	\$345.86	\$423.25	\$6,721.68	\$66,817.32
2030	\$2,483.08	\$3,477.84	\$334.09	\$431.72	\$6,726.72	\$64,334.25
2031	\$2,612.07	\$3,350.58	\$321.67	\$440.35	\$6,724.67	\$61,722.18
2032	\$2,741.06	\$3,216.71	\$308.61	\$449.16	\$6,715.54	\$58,981.12
2033	\$2,902.30	\$3,076.23	\$294.91	\$458.14	\$6,731.58	\$56,078.82
2034	\$3,063.54	\$2,927.49	\$280.39	\$467.30	\$6,738.72	\$53,015.29
2035	\$3,224.77	\$2,770.48	\$265.08	\$476.65	\$6,736.98	\$49,790.51
2036	\$3,418.26	\$2,605.21	\$248.95	\$486.18	\$6,758.61	\$46,372.25
2037	\$3,611.75	\$2,430.03	\$231.86	\$495.91	\$6,769.54	\$42,760.51
2038	\$3,772.99	\$2,244.93	\$213.80	\$505.82	\$6,737.54	\$38,987.52
2039	\$3,998.72	\$2,046.84	\$194.94	\$515.94	\$6,756.44	\$34,988.80
2040	\$4,224.45	\$1,836.91	\$174.94	\$526.26	\$6,762.57	\$30,764.35
2041	\$4,450.19	\$1,615.13	\$153.82	\$536.78	\$6,755.92	\$26,314.16
2042	\$4,708.17	\$1,381.49	\$131.57	\$547.52	\$6,768.75	\$21,605.99
2043	\$4,966.15	\$1,134.31	\$108.03	\$558.47	\$6,766.97	\$16,639.83
2044	\$5,256.38	\$873.59	\$83.20	\$569.64	\$6,782.81	\$11,383.45
2045	\$5,546.61	\$597.63	\$56.92	\$581.03	\$6,782.19	\$5,836.84
2046	\$5,836.84	\$306.43	\$29.18	\$592.65	\$6,765.11	\$0.00
TOTAL	\$82,747.71	\$67,383.75	\$6,483.41	\$11,802.06	\$168,416.93	

*Subject to change.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT BUYER DISCLOSURE
--

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 696473)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 Waterbrook of Argyle Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

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.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

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

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT						
ESTIMATED ANNUAL INSTALLMENT SCHEDULE*						
LOT TYPE: NON-RESIDENTIAL (PARCEL 696473)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$7,998.04	\$20,181.21	\$1,973.36	\$1,757.43	\$31,910.05	\$386,674.60
2023	\$8,305.66	\$19,841.30	\$1,933.37	\$1,792.58	\$31,872.91	\$378,368.94
2024	\$8,767.09	\$19,457.16	\$1,891.84	\$1,828.43	\$31,944.52	\$369,601.85
2025	\$9,228.51	\$19,051.68	\$1,848.01	\$1,865.00	\$31,993.20	\$360,373.34
2026	\$9,689.94	\$18,624.87	\$1,801.87	\$1,902.30	\$32,018.97	\$350,683.40
2027	\$10,151.36	\$18,176.71	\$1,753.42	\$1,940.34	\$32,021.83	\$340,532.04
2028	\$10,612.79	\$17,707.20	\$1,702.66	\$1,979.15	\$32,001.80	\$329,919.26
2029	\$11,228.02	\$17,163.30	\$1,649.60	\$2,018.73	\$32,059.65	\$318,691.23
2030	\$11,843.26	\$16,587.86	\$1,593.46	\$2,059.11	\$32,083.68	\$306,847.98
2031	\$12,458.49	\$15,980.90	\$1,534.24	\$2,100.29	\$32,073.92	\$294,389.49
2032	\$13,073.72	\$15,342.40	\$1,471.95	\$2,142.30	\$32,030.37	\$281,315.77
2033	\$13,842.77	\$14,672.37	\$1,406.58	\$2,185.14	\$32,106.86	\$267,473.00
2034	\$14,611.81	\$13,962.93	\$1,337.37	\$2,228.85	\$32,140.95	\$252,861.19
2035	\$15,380.85	\$13,214.07	\$1,264.31	\$2,273.42	\$32,132.65	\$237,480.34
2036	\$16,303.70	\$12,425.81	\$1,187.40	\$2,318.89	\$32,235.80	\$221,176.64
2037	\$17,226.55	\$11,590.24	\$1,105.88	\$2,365.27	\$32,287.95	\$203,950.09
2038	\$17,995.60	\$10,707.38	\$1,019.75	\$2,412.57	\$32,135.30	\$185,954.49
2039	\$19,072.26	\$9,762.61	\$929.77	\$2,460.83	\$32,225.46	\$166,882.23
2040	\$20,148.91	\$8,761.32	\$834.41	\$2,510.04	\$32,254.69	\$146,733.32
2041	\$21,225.57	\$7,703.50	\$733.67	\$2,560.24	\$32,222.98	\$125,507.74
2042	\$22,456.04	\$6,589.16	\$627.54	\$2,611.45	\$32,284.19	\$103,051.70
2043	\$23,686.51	\$5,410.21	\$515.26	\$2,663.68	\$32,275.66	\$79,365.19
2044	\$25,070.79	\$4,166.67	\$396.83	\$2,716.95	\$32,351.24	\$54,294.40
2045	\$26,455.06	\$2,850.46	\$271.47	\$2,771.29	\$32,348.28	\$27,839.34
2046	\$27,839.34	\$1,461.57	\$139.20	\$2,826.71	\$32,266.82	\$0.00
TOTAL	\$394,672.64	\$321,392.88	\$30,923.20	\$56,290.99	\$803,279.71	

*Subject to change.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

AFTER RECORDING RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 696473)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 the Arcadia Farms Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

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. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE: NON-RESIDENTIAL (PARCEL 696473)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$7,998.04	\$20,181.21	\$1,973.36	\$1,757.43	\$31,910.05	\$386,674.60
2023	\$8,305.66	\$19,841.30	\$1,933.37	\$1,792.58	\$31,872.91	\$378,368.94
2024	\$8,767.09	\$19,457.16	\$1,891.84	\$1,828.43	\$31,944.52	\$369,601.85
2025	\$9,228.51	\$19,051.68	\$1,848.01	\$1,865.00	\$31,993.20	\$360,373.34
2026	\$9,689.94	\$18,624.87	\$1,801.87	\$1,902.30	\$32,018.97	\$350,683.40
2027	\$10,151.36	\$18,176.71	\$1,753.42	\$1,940.34	\$32,021.83	\$340,532.04
2028	\$10,612.79	\$17,707.20	\$1,702.66	\$1,979.15	\$32,001.80	\$329,919.26
2029	\$11,228.02	\$17,163.30	\$1,649.60	\$2,018.73	\$32,059.65	\$318,691.23
2030	\$11,843.26	\$16,587.86	\$1,593.46	\$2,059.11	\$32,083.68	\$306,847.98
2031	\$12,458.49	\$15,980.90	\$1,534.24	\$2,100.29	\$32,073.92	\$294,389.49
2032	\$13,073.72	\$15,342.40	\$1,471.95	\$2,142.30	\$32,030.37	\$281,315.77
2033	\$13,842.77	\$14,672.37	\$1,406.58	\$2,185.14	\$32,106.86	\$267,473.00
2034	\$14,611.81	\$13,962.93	\$1,337.37	\$2,228.85	\$32,140.95	\$252,861.19
2035	\$15,380.85	\$13,214.07	\$1,264.31	\$2,273.42	\$32,132.65	\$237,480.34
2036	\$16,303.70	\$12,425.81	\$1,187.40	\$2,318.89	\$32,235.80	\$221,176.64
2037	\$17,226.55	\$11,590.24	\$1,105.88	\$2,365.27	\$32,287.95	\$203,950.09
2038	\$17,995.60	\$10,707.38	\$1,019.75	\$2,412.57	\$32,135.30	\$185,954.49
2039	\$19,072.26	\$9,762.61	\$929.77	\$2,460.83	\$32,225.46	\$166,882.23
2040	\$20,148.91	\$8,761.32	\$834.41	\$2,510.04	\$32,254.69	\$146,733.32
2041	\$21,225.57	\$7,703.50	\$733.67	\$2,560.24	\$32,222.98	\$125,507.74
2042	\$22,456.04	\$6,589.16	\$627.54	\$2,611.45	\$32,284.19	\$103,051.70
2043	\$23,686.51	\$5,410.21	\$515.26	\$2,663.68	\$32,275.66	\$79,365.19
2044	\$25,070.79	\$4,166.67	\$396.83	\$2,716.95	\$32,351.24	\$54,294.40
2045	\$26,455.06	\$2,850.46	\$271.47	\$2,771.29	\$32,348.28	\$27,839.34
2046	\$27,839.34	\$1,461.57	\$139.20	\$2,826.71	\$32,266.82	\$0.00
TOTAL	\$394,672.64	\$321,392.88	\$30,923.20	\$56,290.99	\$803,279.71	

*Subject to change.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT BUYER DISCLOSURE
--

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]
PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 959131)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 Waterbrook of Argyle Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

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.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

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

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT						
ESTIMATED ANNUAL INSTALLMENT SCHEDULE*						
LOT TYPE: NON-RESIDENTIAL (PARCEL 959131)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$26.03	\$65.67	\$6.42	\$5.72	\$103.84	\$1,258.33
2023	\$27.03	\$64.57	\$6.29	\$5.83	\$103.72	\$1,231.30
2024	\$28.53	\$63.32	\$6.16	\$5.95	\$103.96	\$1,202.77
2025	\$30.03	\$62.00	\$6.01	\$6.07	\$104.11	\$1,172.74
2026	\$31.53	\$60.61	\$5.86	\$6.19	\$104.20	\$1,141.21
2027	\$33.03	\$59.15	\$5.71	\$6.31	\$104.21	\$1,108.17
2028	\$34.54	\$57.62	\$5.54	\$6.44	\$104.14	\$1,073.64
2029	\$36.54	\$55.85	\$5.37	\$6.57	\$104.33	\$1,037.10
2030	\$38.54	\$53.98	\$5.19	\$6.70	\$104.41	\$998.56
2031	\$40.54	\$52.01	\$4.99	\$6.83	\$104.38	\$958.01
2032	\$42.55	\$49.93	\$4.79	\$6.97	\$104.23	\$915.47
2033	\$45.05	\$47.75	\$4.58	\$7.11	\$104.48	\$870.42
2034	\$47.55	\$45.44	\$4.35	\$7.25	\$104.59	\$822.87
2035	\$50.05	\$43.00	\$4.11	\$7.40	\$104.57	\$772.82
2036	\$53.06	\$40.44	\$3.86	\$7.55	\$104.90	\$719.76
2037	\$56.06	\$37.72	\$3.60	\$7.70	\$105.07	\$663.70
2038	\$58.56	\$34.84	\$3.32	\$7.85	\$104.58	\$605.14
2039	\$62.07	\$31.77	\$3.03	\$8.01	\$104.87	\$543.08
2040	\$65.57	\$28.51	\$2.72	\$8.17	\$104.96	\$477.51
2041	\$69.07	\$25.07	\$2.39	\$8.33	\$104.86	\$408.43
2042	\$73.08	\$21.44	\$2.04	\$8.50	\$105.06	\$335.36
2043	\$77.08	\$17.61	\$1.68	\$8.67	\$105.03	\$258.27
2044	\$81.59	\$13.56	\$1.29	\$8.84	\$105.28	\$176.69
2045	\$86.09	\$9.28	\$0.88	\$9.02	\$105.27	\$90.60
2046	\$90.60	\$4.76	\$0.45	\$9.20	\$105.00	\$0.00
TOTAL	\$1,284.36	\$1,045.89	\$100.63	\$183.18	\$2,614.07	
*Subject to change.						

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

AFTER RECORDING RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 959131)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 the Arcadia Farms Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

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. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE: NON-RESIDENTIAL (PARCEL 959131)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$26.03	\$65.67	\$6.42	\$5.72	\$103.84	\$1,258.33
2023	\$27.03	\$64.57	\$6.29	\$5.83	\$103.72	\$1,231.30
2024	\$28.53	\$63.32	\$6.16	\$5.95	\$103.96	\$1,202.77
2025	\$30.03	\$62.00	\$6.01	\$6.07	\$104.11	\$1,172.74
2026	\$31.53	\$60.61	\$5.86	\$6.19	\$104.20	\$1,141.21
2027	\$33.03	\$59.15	\$5.71	\$6.31	\$104.21	\$1,108.17
2028	\$34.54	\$57.62	\$5.54	\$6.44	\$104.14	\$1,073.64
2029	\$36.54	\$55.85	\$5.37	\$6.57	\$104.33	\$1,037.10
2030	\$38.54	\$53.98	\$5.19	\$6.70	\$104.41	\$998.56
2031	\$40.54	\$52.01	\$4.99	\$6.83	\$104.38	\$958.01
2032	\$42.55	\$49.93	\$4.79	\$6.97	\$104.23	\$915.47
2033	\$45.05	\$47.75	\$4.58	\$7.11	\$104.48	\$870.42
2034	\$47.55	\$45.44	\$4.35	\$7.25	\$104.59	\$822.87
2035	\$50.05	\$43.00	\$4.11	\$7.40	\$104.57	\$772.82
2036	\$53.06	\$40.44	\$3.86	\$7.55	\$104.90	\$719.76
2037	\$56.06	\$37.72	\$3.60	\$7.70	\$105.07	\$663.70
2038	\$58.56	\$34.84	\$3.32	\$7.85	\$104.58	\$605.14
2039	\$62.07	\$31.77	\$3.03	\$8.01	\$104.87	\$543.08
2040	\$65.57	\$28.51	\$2.72	\$8.17	\$104.96	\$477.51
2041	\$69.07	\$25.07	\$2.39	\$8.33	\$104.86	\$408.43
2042	\$73.08	\$21.44	\$2.04	\$8.50	\$105.06	\$335.36
2043	\$77.08	\$17.61	\$1.68	\$8.67	\$105.03	\$258.27
2044	\$81.59	\$13.56	\$1.29	\$8.84	\$105.28	\$176.69
2045	\$86.09	\$9.28	\$0.88	\$9.02	\$105.27	\$90.60
2046	\$90.60	\$4.76	\$0.45	\$9.20	\$105.00	\$0.00
TOTAL	\$1,284.36	\$1,045.89	\$100.63	\$183.18	\$2,614.07	

*Subject to change.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT BUYER DISCLOSURE
--

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 67182)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 Waterbrook of Argyle Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

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.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

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

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT						
ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE: NON-RESIDENTIAL (PARCEL 67182)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$3,758.83	\$9,484.55	\$927.42	\$825.94	\$14,996.75	\$181,725.21
2023	\$3,903.41	\$9,324.80	\$908.63	\$842.46	\$14,979.29	\$177,821.80
2024	\$4,120.26	\$9,144.27	\$889.11	\$859.31	\$15,012.95	\$173,701.54
2025	\$4,337.12	\$8,953.71	\$868.51	\$876.49	\$15,035.82	\$169,364.43
2026	\$4,553.97	\$8,753.12	\$846.82	\$894.02	\$15,047.93	\$164,810.45
2027	\$4,770.83	\$8,542.49	\$824.05	\$911.90	\$15,049.28	\$160,039.62
2028	\$4,987.68	\$8,321.84	\$800.20	\$930.14	\$15,039.87	\$155,051.94
2029	\$5,276.83	\$8,066.22	\$775.26	\$948.74	\$15,067.05	\$149,775.11
2030	\$5,565.97	\$7,795.79	\$748.88	\$967.72	\$15,078.35	\$144,209.15
2031	\$5,855.11	\$7,510.53	\$721.05	\$987.07	\$15,073.76	\$138,354.04
2032	\$6,144.25	\$7,210.46	\$691.77	\$1,006.81	\$15,053.29	\$132,209.79
2033	\$6,505.68	\$6,895.56	\$661.05	\$1,026.95	\$15,089.24	\$125,704.11
2034	\$6,867.10	\$6,562.15	\$628.52	\$1,047.49	\$15,105.26	\$118,837.01
2035	\$7,228.53	\$6,210.21	\$594.19	\$1,068.44	\$15,101.36	\$111,608.48
2036	\$7,662.24	\$5,839.75	\$558.04	\$1,089.81	\$15,149.84	\$103,946.24
2037	\$8,095.95	\$5,447.06	\$519.73	\$1,111.60	\$15,174.34	\$95,850.29
2038	\$8,457.38	\$5,032.14	\$479.25	\$1,133.84	\$15,102.61	\$87,392.91
2039	\$8,963.38	\$4,588.13	\$436.96	\$1,156.51	\$15,144.98	\$78,429.54
2040	\$9,469.37	\$4,117.55	\$392.15	\$1,179.64	\$15,158.71	\$68,960.16
2041	\$9,975.37	\$3,620.41	\$344.80	\$1,203.24	\$15,143.81	\$58,984.79
2042	\$10,553.65	\$3,096.70	\$294.92	\$1,227.30	\$15,172.58	\$48,431.14
2043	\$11,131.93	\$2,542.63	\$242.16	\$1,251.85	\$15,168.57	\$37,299.21
2044	\$11,782.50	\$1,958.21	\$186.50	\$1,276.88	\$15,204.09	\$25,516.71
2045	\$12,433.07	\$1,339.63	\$127.58	\$1,302.42	\$15,202.70	\$13,083.64
2046	\$13,083.64	\$686.89	\$65.42	\$1,328.47	\$15,164.42	\$0.00
TOTAL	\$185,484.04	\$151,044.81	\$14,532.96	\$26,455.04	\$377,516.85	

*Subject to change.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

AFTER RECORDING RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 67182)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 the Arcadia Farms Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

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. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE: NON-RESIDENTIAL (PARCEL 67182)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$3,758.83	\$9,484.55	\$927.42	\$825.94	\$14,996.75	\$181,725.21
2023	\$3,903.41	\$9,324.80	\$908.63	\$842.46	\$14,979.29	\$177,821.80
2024	\$4,120.26	\$9,144.27	\$889.11	\$859.31	\$15,012.95	\$173,701.54
2025	\$4,337.12	\$8,953.71	\$868.51	\$876.49	\$15,035.82	\$169,364.43
2026	\$4,553.97	\$8,753.12	\$846.82	\$894.02	\$15,047.93	\$164,810.45
2027	\$4,770.83	\$8,542.49	\$824.05	\$911.90	\$15,049.28	\$160,039.62
2028	\$4,987.68	\$8,321.84	\$800.20	\$930.14	\$15,039.87	\$155,051.94
2029	\$5,276.83	\$8,066.22	\$775.26	\$948.74	\$15,067.05	\$149,775.11
2030	\$5,565.97	\$7,795.79	\$748.88	\$967.72	\$15,078.35	\$144,209.15
2031	\$5,855.11	\$7,510.53	\$721.05	\$987.07	\$15,073.76	\$138,354.04
2032	\$6,144.25	\$7,210.46	\$691.77	\$1,006.81	\$15,053.29	\$132,209.79
2033	\$6,505.68	\$6,895.56	\$661.05	\$1,026.95	\$15,089.24	\$125,704.11
2034	\$6,867.10	\$6,562.15	\$628.52	\$1,047.49	\$15,105.26	\$118,837.01
2035	\$7,228.53	\$6,210.21	\$594.19	\$1,068.44	\$15,101.36	\$111,608.48
2036	\$7,662.24	\$5,839.75	\$558.04	\$1,089.81	\$15,149.84	\$103,946.24
2037	\$8,095.95	\$5,447.06	\$519.73	\$1,111.60	\$15,174.34	\$95,850.29
2038	\$8,457.38	\$5,032.14	\$479.25	\$1,133.84	\$15,102.61	\$87,392.91
2039	\$8,963.38	\$4,588.13	\$436.96	\$1,156.51	\$15,144.98	\$78,429.54
2040	\$9,469.37	\$4,117.55	\$392.15	\$1,179.64	\$15,158.71	\$68,960.16
2041	\$9,975.37	\$3,620.41	\$344.80	\$1,203.24	\$15,143.81	\$58,984.79
2042	\$10,553.65	\$3,096.70	\$294.92	\$1,227.30	\$15,172.58	\$48,431.14
2043	\$11,131.93	\$2,542.63	\$242.16	\$1,251.85	\$15,168.57	\$37,299.21
2044	\$11,782.50	\$1,958.21	\$186.50	\$1,276.88	\$15,204.09	\$25,516.71
2045	\$12,433.07	\$1,339.63	\$127.58	\$1,302.42	\$15,202.70	\$13,083.64
2046	\$13,083.64	\$686.89	\$65.42	\$1,328.47	\$15,164.42	\$0.00
TOTAL	\$185,484.04	\$151,044.81	\$14,532.96	\$26,455.04	\$377,516.85	

*Subject to change.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT BUYER DISCLOSURE
--

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 75616)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 Waterbrook of Argyle Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

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.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

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

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

**TOWN OF ARGYLE
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT**

**ESTIMATED ANNUAL INSTALLMENT SCHEDULE*
LOT TYPE: NON-RESIDENTIAL (PARCEL 75616)**

TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$1,427.22	\$3,601.26	\$352.14	\$313.61	\$5,694.23	\$69,000.60
2023	\$1,482.11	\$3,540.60	\$345.00	\$319.88	\$5,687.60	\$67,518.49
2024	\$1,564.45	\$3,472.06	\$337.59	\$326.28	\$5,700.38	\$65,954.04
2025	\$1,646.79	\$3,399.70	\$329.77	\$332.80	\$5,709.06	\$64,307.25
2026	\$1,729.13	\$3,323.54	\$321.54	\$339.46	\$5,713.66	\$62,578.11
2027	\$1,811.47	\$3,243.56	\$312.89	\$346.25	\$5,714.17	\$60,766.64
2028	\$1,893.81	\$3,159.78	\$303.83	\$353.17	\$5,710.60	\$58,872.83
2029	\$2,003.60	\$3,062.73	\$294.36	\$360.24	\$5,720.92	\$56,869.23
2030	\$2,113.38	\$2,960.04	\$284.35	\$367.44	\$5,725.21	\$54,755.85
2031	\$2,223.17	\$2,851.73	\$273.78	\$374.79	\$5,723.47	\$52,532.68
2032	\$2,332.96	\$2,737.79	\$262.66	\$382.28	\$5,715.70	\$50,199.72
2033	\$2,470.19	\$2,618.23	\$251.00	\$389.93	\$5,729.35	\$47,729.53
2034	\$2,607.42	\$2,491.63	\$238.65	\$397.73	\$5,735.43	\$45,122.11
2035	\$2,744.65	\$2,358.00	\$225.61	\$405.68	\$5,733.95	\$42,377.46
2036	\$2,909.33	\$2,217.34	\$211.89	\$413.80	\$5,752.36	\$39,468.13
2037	\$3,074.01	\$2,068.23	\$197.34	\$422.07	\$5,761.66	\$36,394.11
2038	\$3,211.25	\$1,910.69	\$181.97	\$430.51	\$5,734.42	\$33,182.87
2039	\$3,403.37	\$1,742.10	\$165.91	\$439.12	\$5,750.51	\$29,779.50
2040	\$3,595.50	\$1,563.42	\$148.90	\$447.91	\$5,755.73	\$26,184.00
2041	\$3,787.62	\$1,374.66	\$130.92	\$456.87	\$5,750.07	\$22,396.38
2042	\$4,007.19	\$1,175.81	\$111.98	\$466.00	\$5,760.99	\$18,389.18
2043	\$4,226.77	\$965.43	\$91.95	\$475.32	\$5,759.47	\$14,162.42
2044	\$4,473.79	\$743.53	\$70.81	\$484.83	\$5,772.95	\$9,688.63
2045	\$4,720.81	\$508.65	\$48.44	\$494.53	\$5,772.43	\$4,967.82
2046	\$4,967.82	\$260.81	\$24.84	\$504.42	\$5,757.89	\$0.00
TOTAL	\$70,427.82	\$57,351.33	\$5,518.13	\$10,044.91	\$143,342.20	

*Subject to change.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

AFTER RECORDING RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 75616)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 the Arcadia Farms Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

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. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE: NON-RESIDENTIAL (PARCEL 75616)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$1,427.22	\$3,601.26	\$352.14	\$313.61	\$5,694.23	\$69,000.60
2023	\$1,482.11	\$3,540.60	\$345.00	\$319.88	\$5,687.60	\$67,518.49
2024	\$1,564.45	\$3,472.06	\$337.59	\$326.28	\$5,700.38	\$65,954.04
2025	\$1,646.79	\$3,399.70	\$329.77	\$332.80	\$5,709.06	\$64,307.25
2026	\$1,729.13	\$3,323.54	\$321.54	\$339.46	\$5,713.66	\$62,578.11
2027	\$1,811.47	\$3,243.56	\$312.89	\$346.25	\$5,714.17	\$60,766.64
2028	\$1,893.81	\$3,159.78	\$303.83	\$353.17	\$5,710.60	\$58,872.83
2029	\$2,003.60	\$3,062.73	\$294.36	\$360.24	\$5,720.92	\$56,869.23
2030	\$2,113.38	\$2,960.04	\$284.35	\$367.44	\$5,725.21	\$54,755.85
2031	\$2,223.17	\$2,851.73	\$273.78	\$374.79	\$5,723.47	\$52,532.68
2032	\$2,332.96	\$2,737.79	\$262.66	\$382.28	\$5,715.70	\$50,199.72
2033	\$2,470.19	\$2,618.23	\$251.00	\$389.93	\$5,729.35	\$47,729.53
2034	\$2,607.42	\$2,491.63	\$238.65	\$397.73	\$5,735.43	\$45,122.11
2035	\$2,744.65	\$2,358.00	\$225.61	\$405.68	\$5,733.95	\$42,377.46
2036	\$2,909.33	\$2,217.34	\$211.89	\$413.80	\$5,752.36	\$39,468.13
2037	\$3,074.01	\$2,068.23	\$197.34	\$422.07	\$5,761.66	\$36,394.11
2038	\$3,211.25	\$1,910.69	\$181.97	\$430.51	\$5,734.42	\$33,182.87
2039	\$3,403.37	\$1,742.10	\$165.91	\$439.12	\$5,750.51	\$29,779.50
2040	\$3,595.50	\$1,563.42	\$148.90	\$447.91	\$5,755.73	\$26,184.00
2041	\$3,787.62	\$1,374.66	\$130.92	\$456.87	\$5,750.07	\$22,396.38
2042	\$4,007.19	\$1,175.81	\$111.98	\$466.00	\$5,760.99	\$18,389.18
2043	\$4,226.77	\$965.43	\$91.95	\$475.32	\$5,759.47	\$14,162.42
2044	\$4,473.79	\$743.53	\$70.81	\$484.83	\$5,772.95	\$9,688.63
2045	\$4,720.81	\$508.65	\$48.44	\$494.53	\$5,772.43	\$4,967.82
2046	\$4,967.82	\$260.81	\$24.84	\$504.42	\$5,757.89	\$0.00
TOTAL	\$70,427.82	\$57,351.33	\$5,518.13	\$10,044.91	\$143,342.20	

*Subject to change.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT BUYER DISCLOSURE
--

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 696471)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 Waterbrook of Argyle Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

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.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

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

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

**TOWN OF ARGYLE
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT**

**ESTIMATED ANNUAL INSTALLMENT SCHEDULE*
LOT TYPE: NON-RESIDENTIAL (PARCEL 696471)**

TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$931.43	\$2,350.26	\$229.81	\$204.67	\$3,716.17	\$45,031.20
2023	\$967.26	\$2,310.67	\$225.16	\$208.76	\$3,711.84	\$44,063.94
2024	\$1,020.99	\$2,265.93	\$220.32	\$212.93	\$3,720.18	\$43,042.95
2025	\$1,074.73	\$2,218.71	\$215.21	\$217.19	\$3,725.85	\$41,968.22
2026	\$1,128.47	\$2,169.01	\$209.84	\$221.54	\$3,728.85	\$40,839.75
2027	\$1,182.20	\$2,116.82	\$204.20	\$225.97	\$3,729.19	\$39,657.55
2028	\$1,235.94	\$2,062.14	\$198.29	\$230.49	\$3,726.85	\$38,421.61
2029	\$1,307.59	\$1,998.80	\$192.11	\$235.10	\$3,733.59	\$37,114.02
2030	\$1,379.24	\$1,931.78	\$185.57	\$239.80	\$3,736.39	\$35,734.78
2031	\$1,450.89	\$1,861.10	\$178.67	\$244.59	\$3,735.25	\$34,283.90
2032	\$1,522.53	\$1,786.74	\$171.42	\$249.49	\$3,730.18	\$32,761.36
2033	\$1,612.10	\$1,708.71	\$163.81	\$254.48	\$3,739.09	\$31,149.27
2034	\$1,701.66	\$1,626.09	\$155.75	\$259.57	\$3,743.06	\$29,447.61
2035	\$1,791.22	\$1,538.88	\$147.24	\$264.76	\$3,742.09	\$27,656.39
2036	\$1,898.69	\$1,447.08	\$138.28	\$270.05	\$3,754.10	\$25,757.70
2037	\$2,006.16	\$1,349.77	\$128.79	\$275.45	\$3,760.18	\$23,751.54
2038	\$2,095.72	\$1,246.96	\$118.76	\$280.96	\$3,742.40	\$21,655.82
2039	\$2,221.11	\$1,136.93	\$108.28	\$286.58	\$3,752.90	\$19,434.71
2040	\$2,346.49	\$1,020.32	\$97.17	\$292.31	\$3,756.30	\$17,088.21
2041	\$2,471.88	\$897.13	\$85.44	\$298.16	\$3,752.61	\$14,616.33
2042	\$2,615.18	\$767.36	\$73.08	\$304.12	\$3,759.74	\$12,001.16
2043	\$2,758.47	\$630.06	\$60.01	\$310.21	\$3,758.75	\$9,242.68
2044	\$2,919.68	\$485.24	\$46.21	\$316.41	\$3,767.55	\$6,323.00
2045	\$3,080.89	\$331.96	\$31.61	\$322.74	\$3,767.20	\$3,242.10
2046	\$3,242.10	\$170.21	\$16.21	\$329.19	\$3,757.72	\$0.00
TOTAL	\$45,962.63	\$37,428.65	\$3,601.24	\$6,555.51	\$93,548.04	

*Subject to change.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

AFTER RECORDING RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 696471)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 the Arcadia Farms Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

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. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE: NON-RESIDENTIAL (PARCEL 696471)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$931.43	\$2,350.26	\$229.81	\$204.67	\$3,716.17	\$45,031.20
2023	\$967.26	\$2,310.67	\$225.16	\$208.76	\$3,711.84	\$44,063.94
2024	\$1,020.99	\$2,265.93	\$220.32	\$212.93	\$3,720.18	\$43,042.95
2025	\$1,074.73	\$2,218.71	\$215.21	\$217.19	\$3,725.85	\$41,968.22
2026	\$1,128.47	\$2,169.01	\$209.84	\$221.54	\$3,728.85	\$40,839.75
2027	\$1,182.20	\$2,116.82	\$204.20	\$225.97	\$3,729.19	\$39,657.55
2028	\$1,235.94	\$2,062.14	\$198.29	\$230.49	\$3,726.85	\$38,421.61
2029	\$1,307.59	\$1,998.80	\$192.11	\$235.10	\$3,733.59	\$37,114.02
2030	\$1,379.24	\$1,931.78	\$185.57	\$239.80	\$3,736.39	\$35,734.78
2031	\$1,450.89	\$1,861.10	\$178.67	\$244.59	\$3,735.25	\$34,283.90
2032	\$1,522.53	\$1,786.74	\$171.42	\$249.49	\$3,730.18	\$32,761.36
2033	\$1,612.10	\$1,708.71	\$163.81	\$254.48	\$3,739.09	\$31,149.27
2034	\$1,701.66	\$1,626.09	\$155.75	\$259.57	\$3,743.06	\$29,447.61
2035	\$1,791.22	\$1,538.88	\$147.24	\$264.76	\$3,742.09	\$27,656.39
2036	\$1,898.69	\$1,447.08	\$138.28	\$270.05	\$3,754.10	\$25,757.70
2037	\$2,006.16	\$1,349.77	\$128.79	\$275.45	\$3,760.18	\$23,751.54
2038	\$2,095.72	\$1,246.96	\$118.76	\$280.96	\$3,742.40	\$21,655.82
2039	\$2,221.11	\$1,136.93	\$108.28	\$286.58	\$3,752.90	\$19,434.71
2040	\$2,346.49	\$1,020.32	\$97.17	\$292.31	\$3,756.30	\$17,088.21
2041	\$2,471.88	\$897.13	\$85.44	\$298.16	\$3,752.61	\$14,616.33
2042	\$2,615.18	\$767.36	\$73.08	\$304.12	\$3,759.74	\$12,001.16
2043	\$2,758.47	\$630.06	\$60.01	\$310.21	\$3,758.75	\$9,242.68
2044	\$2,919.68	\$485.24	\$46.21	\$316.41	\$3,767.55	\$6,323.00
2045	\$3,080.89	\$331.96	\$31.61	\$322.74	\$3,767.20	\$3,242.10
2046	\$3,242.10	\$170.21	\$16.21	\$329.19	\$3,757.72	\$0.00
TOTAL	\$45,962.63	\$37,428.65	\$3,601.24	\$6,555.51	\$93,548.04	

*Subject to change.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT BUYER DISCLOSURE
--

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]
PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 959129)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 Waterbrook of Argyle Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

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.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

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

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

**TOWN OF ARGYLE
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT**

**ESTIMATED ANNUAL INSTALLMENT SCHEDULE*
LOT TYPE: NON-RESIDENTIAL (PARCEL 959129)**

TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$22.74	\$57.39	\$5.61	\$5.00	\$90.74	\$1,099.51
2023	\$23.62	\$56.42	\$5.50	\$5.10	\$90.63	\$1,075.90
2024	\$24.93	\$55.33	\$5.38	\$5.20	\$90.83	\$1,050.97
2025	\$26.24	\$54.17	\$5.25	\$5.30	\$90.97	\$1,024.73
2026	\$27.55	\$52.96	\$5.12	\$5.41	\$91.05	\$997.17
2027	\$28.87	\$51.69	\$4.99	\$5.52	\$91.05	\$968.31
2028	\$30.18	\$50.35	\$4.84	\$5.63	\$91.00	\$938.13
2029	\$31.93	\$48.80	\$4.69	\$5.74	\$91.16	\$906.20
2030	\$33.68	\$47.17	\$4.53	\$5.86	\$91.23	\$872.53
2031	\$35.43	\$45.44	\$4.36	\$5.97	\$91.20	\$837.10
2032	\$37.18	\$43.63	\$4.19	\$6.09	\$91.08	\$799.92
2033	\$39.36	\$41.72	\$4.00	\$6.21	\$91.30	\$760.56
2034	\$41.55	\$39.70	\$3.80	\$6.34	\$91.39	\$719.01
2035	\$43.74	\$37.57	\$3.60	\$6.46	\$91.37	\$675.28
2036	\$46.36	\$35.33	\$3.38	\$6.59	\$91.66	\$628.92
2037	\$48.98	\$32.96	\$3.14	\$6.73	\$91.81	\$579.93
2038	\$51.17	\$30.45	\$2.90	\$6.86	\$91.38	\$528.76
2039	\$54.23	\$27.76	\$2.64	\$7.00	\$91.63	\$474.53
2040	\$57.29	\$24.91	\$2.37	\$7.14	\$91.72	\$417.24
2041	\$60.36	\$21.90	\$2.09	\$7.28	\$91.63	\$356.88
2042	\$63.85	\$18.74	\$1.78	\$7.43	\$91.80	\$293.03
2043	\$67.35	\$15.38	\$1.47	\$7.57	\$91.78	\$225.68
2044	\$71.29	\$11.85	\$1.13	\$7.73	\$91.99	\$154.39
2045	\$75.23	\$8.11	\$0.77	\$7.88	\$91.98	\$79.16
2046	\$79.16	\$4.16	\$0.40	\$8.04	\$91.75	\$0.00
TOTAL	\$1,122.26	\$913.88	\$87.93	\$160.06	\$2,284.14	

*Subject to change.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

AFTER RECORDING RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 959129)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 the Arcadia Farms Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

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. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE: NON-RESIDENTIAL (PARCEL 959129)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$22.74	\$57.39	\$5.61	\$5.00	\$90.74	\$1,099.51
2023	\$23.62	\$56.42	\$5.50	\$5.10	\$90.63	\$1,075.90
2024	\$24.93	\$55.33	\$5.38	\$5.20	\$90.83	\$1,050.97
2025	\$26.24	\$54.17	\$5.25	\$5.30	\$90.97	\$1,024.73
2026	\$27.55	\$52.96	\$5.12	\$5.41	\$91.05	\$997.17
2027	\$28.87	\$51.69	\$4.99	\$5.52	\$91.05	\$968.31
2028	\$30.18	\$50.35	\$4.84	\$5.63	\$91.00	\$938.13
2029	\$31.93	\$48.80	\$4.69	\$5.74	\$91.16	\$906.20
2030	\$33.68	\$47.17	\$4.53	\$5.86	\$91.23	\$872.53
2031	\$35.43	\$45.44	\$4.36	\$5.97	\$91.20	\$837.10
2032	\$37.18	\$43.63	\$4.19	\$6.09	\$91.08	\$799.92
2033	\$39.36	\$41.72	\$4.00	\$6.21	\$91.30	\$760.56
2034	\$41.55	\$39.70	\$3.80	\$6.34	\$91.39	\$719.01
2035	\$43.74	\$37.57	\$3.60	\$6.46	\$91.37	\$675.28
2036	\$46.36	\$35.33	\$3.38	\$6.59	\$91.66	\$628.92
2037	\$48.98	\$32.96	\$3.14	\$6.73	\$91.81	\$579.93
2038	\$51.17	\$30.45	\$2.90	\$6.86	\$91.38	\$528.76
2039	\$54.23	\$27.76	\$2.64	\$7.00	\$91.63	\$474.53
2040	\$57.29	\$24.91	\$2.37	\$7.14	\$91.72	\$417.24
2041	\$60.36	\$21.90	\$2.09	\$7.28	\$91.63	\$356.88
2042	\$63.85	\$18.74	\$1.78	\$7.43	\$91.80	\$293.03
2043	\$67.35	\$15.38	\$1.47	\$7.57	\$91.78	\$225.68
2044	\$71.29	\$11.85	\$1.13	\$7.73	\$91.99	\$154.39
2045	\$75.23	\$8.11	\$0.77	\$7.88	\$91.98	\$79.16
2046	\$79.16	\$4.16	\$0.40	\$8.04	\$91.75	\$0.00
TOTAL	\$1,122.26	\$913.88	\$87.93	\$160.06	\$2,284.14	

*Subject to change.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT BUYER DISCLOSURE
--

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]
PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 696472)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 Waterbrook of Argyle Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

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.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

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

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT						
ESTIMATED ANNUAL INSTALLMENT SCHEDULE*						
LOT TYPE: NON-RESIDENTIAL (PARCEL 696472)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$13,431.49	\$33,891.25	\$3,313.96	\$2,951.33	\$53,588.03	\$649,360.68
2023	\$13,948.08	\$33,320.42	\$3,246.80	\$3,010.36	\$53,525.66	\$635,412.60
2024	\$14,722.97	\$32,675.32	\$3,177.06	\$3,070.57	\$53,645.92	\$620,689.62
2025	\$15,497.87	\$31,994.38	\$3,103.45	\$3,131.98	\$53,727.68	\$605,191.75
2026	\$16,272.76	\$31,277.60	\$3,025.96	\$3,194.62	\$53,770.94	\$588,918.99
2027	\$17,047.66	\$30,524.99	\$2,944.59	\$3,258.51	\$53,775.75	\$571,871.34
2028	\$17,822.55	\$29,736.53	\$2,859.36	\$3,323.68	\$53,742.12	\$554,048.79
2029	\$18,855.74	\$28,823.13	\$2,770.24	\$3,390.15	\$53,839.27	\$535,193.05
2030	\$19,888.93	\$27,856.77	\$2,675.97	\$3,457.96	\$53,879.63	\$515,304.12
2031	\$20,922.12	\$26,837.47	\$2,576.52	\$3,527.12	\$53,863.22	\$494,382.00
2032	\$21,955.31	\$25,765.21	\$2,471.91	\$3,597.66	\$53,790.09	\$472,426.68
2033	\$23,246.80	\$24,640.00	\$2,362.13	\$3,669.61	\$53,918.54	\$449,179.88
2034	\$24,538.29	\$23,448.60	\$2,245.90	\$3,743.00	\$53,975.79	\$424,641.59
2035	\$25,829.78	\$22,191.01	\$2,123.21	\$3,817.86	\$53,961.86	\$398,811.81
2036	\$27,379.57	\$20,867.23	\$1,994.06	\$3,894.22	\$54,135.08	\$371,432.24
2037	\$28,929.35	\$19,464.03	\$1,857.16	\$3,972.11	\$54,222.65	\$342,502.89
2038	\$30,220.84	\$17,981.40	\$1,712.51	\$4,051.55	\$53,966.31	\$312,282.04
2039	\$32,028.93	\$16,394.81	\$1,561.41	\$4,132.58	\$54,117.72	\$280,253.12
2040	\$33,837.01	\$14,713.29	\$1,401.27	\$4,215.23	\$54,166.80	\$246,416.10
2041	\$35,645.10	\$12,936.85	\$1,232.08	\$4,299.54	\$54,113.56	\$210,771.01
2042	\$37,711.48	\$11,065.48	\$1,053.86	\$4,385.53	\$54,216.34	\$173,059.53
2043	\$39,777.86	\$9,085.63	\$865.30	\$4,473.24	\$54,202.02	\$133,281.67
2044	\$42,102.54	\$6,997.29	\$666.41	\$4,562.70	\$54,328.94	\$91,179.12
2045	\$44,427.22	\$4,786.90	\$455.90	\$4,653.96	\$54,323.98	\$46,751.90
2046	\$46,751.90	\$2,454.47	\$233.76	\$4,747.03	\$54,187.17	\$0.00
TOTAL	\$662,792.16	\$539,730.05	\$51,930.77	\$94,532.08	\$1,348,985.07	

*Subject to change.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

AFTER RECORDING RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 696472)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 the Arcadia Farms Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

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. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE: NON-RESIDENTIAL (PARCEL 696472)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$13,431.49	\$33,891.25	\$3,313.96	\$2,951.33	\$53,588.03	\$649,360.68
2023	\$13,948.08	\$33,320.42	\$3,246.80	\$3,010.36	\$53,525.66	\$635,412.60
2024	\$14,722.97	\$32,675.32	\$3,177.06	\$3,070.57	\$53,645.92	\$620,689.62
2025	\$15,497.87	\$31,994.38	\$3,103.45	\$3,131.98	\$53,727.68	\$605,191.75
2026	\$16,272.76	\$31,277.60	\$3,025.96	\$3,194.62	\$53,770.94	\$588,918.99
2027	\$17,047.66	\$30,524.99	\$2,944.59	\$3,258.51	\$53,775.75	\$571,871.34
2028	\$17,822.55	\$29,736.53	\$2,859.36	\$3,323.68	\$53,742.12	\$554,048.79
2029	\$18,855.74	\$28,823.13	\$2,770.24	\$3,390.15	\$53,839.27	\$535,193.05
2030	\$19,888.93	\$27,856.77	\$2,675.97	\$3,457.96	\$53,879.63	\$515,304.12
2031	\$20,922.12	\$26,837.47	\$2,576.52	\$3,527.12	\$53,863.22	\$494,382.00
2032	\$21,955.31	\$25,765.21	\$2,471.91	\$3,597.66	\$53,790.09	\$472,426.68
2033	\$23,246.80	\$24,640.00	\$2,362.13	\$3,669.61	\$53,918.54	\$449,179.88
2034	\$24,538.29	\$23,448.60	\$2,245.90	\$3,743.00	\$53,975.79	\$424,641.59
2035	\$25,829.78	\$22,191.01	\$2,123.21	\$3,817.86	\$53,961.86	\$398,811.81
2036	\$27,379.57	\$20,867.23	\$1,994.06	\$3,894.22	\$54,135.08	\$371,432.24
2037	\$28,929.35	\$19,464.03	\$1,857.16	\$3,972.11	\$54,222.65	\$342,502.89
2038	\$30,220.84	\$17,981.40	\$1,712.51	\$4,051.55	\$53,966.31	\$312,282.04
2039	\$32,028.93	\$16,394.81	\$1,561.41	\$4,132.58	\$54,117.72	\$280,253.12
2040	\$33,837.01	\$14,713.29	\$1,401.27	\$4,215.23	\$54,166.80	\$246,416.10
2041	\$35,645.10	\$12,936.85	\$1,232.08	\$4,299.54	\$54,113.56	\$210,771.01
2042	\$37,711.48	\$11,065.48	\$1,053.86	\$4,385.53	\$54,216.34	\$173,059.53
2043	\$39,777.86	\$9,085.63	\$865.30	\$4,473.24	\$54,202.02	\$133,281.67
2044	\$42,102.54	\$6,997.29	\$666.41	\$4,562.70	\$54,328.94	\$91,179.12
2045	\$44,427.22	\$4,786.90	\$455.90	\$4,653.96	\$54,323.98	\$46,751.90
2046	\$46,751.90	\$2,454.47	\$233.76	\$4,747.03	\$54,187.17	\$0.00
TOTAL	\$662,792.16	\$539,730.05	\$51,930.77	\$94,532.08	\$1,348,985.07	

*Subject to change.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT BUYER DISCLOSURE
--

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 729512)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 Waterbrook of Argyle Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

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.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

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

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT						
ESTIMATED ANNUAL INSTALLMENT SCHEDULE*						
LOT TYPE: NON-RESIDENTIAL (PARCEL 729512)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$1,086.59	\$2,741.75	\$268.09	\$238.76	\$4,335.19	\$52,532.33
2023	\$1,128.38	\$2,695.57	\$262.66	\$243.53	\$4,330.15	\$51,403.95
2024	\$1,191.07	\$2,643.39	\$257.02	\$248.40	\$4,339.88	\$50,212.88
2025	\$1,253.75	\$2,588.30	\$251.06	\$253.37	\$4,346.49	\$48,959.13
2026	\$1,316.44	\$2,530.31	\$244.80	\$258.44	\$4,349.99	\$47,642.69
2027	\$1,379.13	\$2,469.43	\$238.21	\$263.61	\$4,350.38	\$46,263.56
2028	\$1,441.82	\$2,405.64	\$231.32	\$268.88	\$4,347.66	\$44,821.74
2029	\$1,525.40	\$2,331.75	\$224.11	\$274.26	\$4,355.52	\$43,296.34
2030	\$1,608.99	\$2,253.57	\$216.48	\$279.74	\$4,358.78	\$41,687.35
2031	\$1,692.57	\$2,171.11	\$208.44	\$285.34	\$4,357.46	\$39,994.78
2032	\$1,776.15	\$2,084.37	\$199.97	\$291.05	\$4,351.54	\$38,218.63
2033	\$1,880.63	\$1,993.34	\$191.09	\$296.87	\$4,361.93	\$36,338.00
2034	\$1,985.11	\$1,896.96	\$181.69	\$302.80	\$4,366.56	\$34,352.88
2035	\$2,089.59	\$1,795.22	\$171.76	\$308.86	\$4,365.44	\$32,263.29
2036	\$2,214.97	\$1,688.13	\$161.32	\$315.04	\$4,379.45	\$30,048.33
2037	\$2,340.34	\$1,574.61	\$150.24	\$321.34	\$4,386.53	\$27,707.98
2038	\$2,444.82	\$1,454.67	\$138.54	\$327.76	\$4,365.80	\$25,263.16
2039	\$2,591.09	\$1,326.32	\$126.32	\$334.32	\$4,378.04	\$22,672.07
2040	\$2,737.36	\$1,190.28	\$113.36	\$341.01	\$4,382.01	\$19,934.70
2041	\$2,883.64	\$1,046.57	\$99.67	\$347.83	\$4,377.71	\$17,051.07
2042	\$3,050.80	\$895.18	\$85.26	\$354.78	\$4,386.02	\$14,000.26
2043	\$3,217.97	\$735.01	\$70.00	\$361.88	\$4,384.86	\$10,782.29
2044	\$3,406.03	\$566.07	\$53.91	\$369.12	\$4,395.13	\$7,376.26
2045	\$3,594.10	\$387.25	\$36.88	\$376.50	\$4,394.73	\$3,782.16
2046	\$3,782.16	\$198.56	\$18.91	\$384.03	\$4,383.66	\$0.00
TOTAL	\$53,618.92	\$43,663.37	\$4,201.12	\$7,647.51	\$109,130.92	

*Subject to change.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

AFTER RECORDING RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 729512)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 the Arcadia Farms Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

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. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE: NON-RESIDENTIAL (PARCEL 729512)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$1,086.59	\$2,741.75	\$268.09	\$238.76	\$4,335.19	\$52,532.33
2023	\$1,128.38	\$2,695.57	\$262.66	\$243.53	\$4,330.15	\$51,403.95
2024	\$1,191.07	\$2,643.39	\$257.02	\$248.40	\$4,339.88	\$50,212.88
2025	\$1,253.75	\$2,588.30	\$251.06	\$253.37	\$4,346.49	\$48,959.13
2026	\$1,316.44	\$2,530.31	\$244.80	\$258.44	\$4,349.99	\$47,642.69
2027	\$1,379.13	\$2,469.43	\$238.21	\$263.61	\$4,350.38	\$46,263.56
2028	\$1,441.82	\$2,405.64	\$231.32	\$268.88	\$4,347.66	\$44,821.74
2029	\$1,525.40	\$2,331.75	\$224.11	\$274.26	\$4,355.52	\$43,296.34
2030	\$1,608.99	\$2,253.57	\$216.48	\$279.74	\$4,358.78	\$41,687.35
2031	\$1,692.57	\$2,171.11	\$208.44	\$285.34	\$4,357.46	\$39,994.78
2032	\$1,776.15	\$2,084.37	\$199.97	\$291.05	\$4,351.54	\$38,218.63
2033	\$1,880.63	\$1,993.34	\$191.09	\$296.87	\$4,361.93	\$36,338.00
2034	\$1,985.11	\$1,896.96	\$181.69	\$302.80	\$4,366.56	\$34,352.88
2035	\$2,089.59	\$1,795.22	\$171.76	\$308.86	\$4,365.44	\$32,263.29
2036	\$2,214.97	\$1,688.13	\$161.32	\$315.04	\$4,379.45	\$30,048.33
2037	\$2,340.34	\$1,574.61	\$150.24	\$321.34	\$4,386.53	\$27,707.98
2038	\$2,444.82	\$1,454.67	\$138.54	\$327.76	\$4,365.80	\$25,263.16
2039	\$2,591.09	\$1,326.32	\$126.32	\$334.32	\$4,378.04	\$22,672.07
2040	\$2,737.36	\$1,190.28	\$113.36	\$341.01	\$4,382.01	\$19,934.70
2041	\$2,883.64	\$1,046.57	\$99.67	\$347.83	\$4,377.71	\$17,051.07
2042	\$3,050.80	\$895.18	\$85.26	\$354.78	\$4,386.02	\$14,000.26
2043	\$3,217.97	\$735.01	\$70.00	\$361.88	\$4,384.86	\$10,782.29
2044	\$3,406.03	\$566.07	\$53.91	\$369.12	\$4,395.13	\$7,376.26
2045	\$3,594.10	\$387.25	\$36.88	\$376.50	\$4,394.73	\$3,782.16
2046	\$3,782.16	\$198.56	\$18.91	\$384.03	\$4,383.66	\$0.00
TOTAL	\$53,618.92	\$43,663.37	\$4,201.12	\$7,647.51	\$109,130.92	

*Subject to change.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT BUYER DISCLOSURE
--

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]
PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 741310)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 Waterbrook of Argyle Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

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.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

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

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

**TOWN OF ARGYLE
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT**

**ESTIMATED ANNUAL INSTALLMENT SCHEDULE*
LOT TYPE: NON-RESIDENTIAL (PARCEL 741310)**

TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$1,674.61	\$4,225.49	\$413.18	\$367.97	\$6,681.24	\$80,960.87
2023	\$1,739.02	\$4,154.32	\$404.80	\$375.33	\$6,673.46	\$79,221.86
2024	\$1,835.63	\$4,073.89	\$396.11	\$382.83	\$6,688.46	\$77,386.23
2025	\$1,932.24	\$3,988.99	\$386.93	\$390.49	\$6,698.65	\$75,453.99
2026	\$2,028.85	\$3,899.62	\$377.27	\$398.30	\$6,704.04	\$73,425.13
2027	\$2,125.46	\$3,805.79	\$367.13	\$406.26	\$6,704.64	\$71,299.67
2028	\$2,222.08	\$3,707.49	\$356.50	\$414.39	\$6,700.45	\$69,077.59
2029	\$2,350.89	\$3,593.60	\$345.39	\$422.68	\$6,712.56	\$66,726.70
2030	\$2,479.71	\$3,473.12	\$333.63	\$431.13	\$6,717.59	\$64,246.99
2031	\$2,608.52	\$3,346.04	\$321.23	\$439.75	\$6,715.55	\$61,638.47
2032	\$2,737.34	\$3,212.35	\$308.19	\$448.55	\$6,706.43	\$58,901.13
2033	\$2,898.36	\$3,072.06	\$294.51	\$457.52	\$6,722.45	\$56,002.77
2034	\$3,059.38	\$2,923.52	\$280.01	\$466.67	\$6,729.58	\$52,943.39
2035	\$3,220.40	\$2,766.73	\$264.72	\$476.00	\$6,727.85	\$49,722.99
2036	\$3,413.62	\$2,601.68	\$248.61	\$485.52	\$6,749.44	\$46,309.36
2037	\$3,606.85	\$2,426.73	\$231.55	\$495.23	\$6,760.36	\$42,702.51
2038	\$3,767.87	\$2,241.88	\$213.51	\$505.14	\$6,728.40	\$38,934.64
2039	\$3,993.30	\$2,044.07	\$194.67	\$515.24	\$6,747.28	\$34,941.35
2040	\$4,218.72	\$1,834.42	\$174.71	\$525.55	\$6,753.40	\$30,722.62
2041	\$4,444.15	\$1,612.94	\$153.61	\$536.06	\$6,746.76	\$26,278.47
2042	\$4,701.78	\$1,379.62	\$131.39	\$546.78	\$6,759.57	\$21,576.68
2043	\$4,959.42	\$1,132.78	\$107.88	\$557.71	\$6,757.79	\$16,617.27
2044	\$5,249.25	\$872.41	\$83.09	\$568.87	\$6,773.61	\$11,368.01
2045	\$5,539.09	\$596.82	\$56.84	\$580.24	\$6,772.99	\$5,828.93
2046	\$5,828.93	\$306.02	\$29.14	\$591.85	\$6,755.94	\$0.00
TOTAL	\$82,635.48	\$67,292.36	\$6,474.62	\$11,786.05	\$168,188.51	

*Subject to change.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

AFTER RECORDING RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 741310)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 the Arcadia Farms Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE: NON-RESIDENTIAL (PARCEL 741310)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$1,674.61	\$4,225.49	\$413.18	\$367.97	\$6,681.24	\$80,960.87
2023	\$1,739.02	\$4,154.32	\$404.80	\$375.33	\$6,673.46	\$79,221.86
2024	\$1,835.63	\$4,073.89	\$396.11	\$382.83	\$6,688.46	\$77,386.23
2025	\$1,932.24	\$3,988.99	\$386.93	\$390.49	\$6,698.65	\$75,453.99
2026	\$2,028.85	\$3,899.62	\$377.27	\$398.30	\$6,704.04	\$73,425.13
2027	\$2,125.46	\$3,805.79	\$367.13	\$406.26	\$6,704.64	\$71,299.67
2028	\$2,222.08	\$3,707.49	\$356.50	\$414.39	\$6,700.45	\$69,077.59
2029	\$2,350.89	\$3,593.60	\$345.39	\$422.68	\$6,712.56	\$66,726.70
2030	\$2,479.71	\$3,473.12	\$333.63	\$431.13	\$6,717.59	\$64,246.99
2031	\$2,608.52	\$3,346.04	\$321.23	\$439.75	\$6,715.55	\$61,638.47
2032	\$2,737.34	\$3,212.35	\$308.19	\$448.55	\$6,706.43	\$58,901.13
2033	\$2,898.36	\$3,072.06	\$294.51	\$457.52	\$6,722.45	\$56,002.77
2034	\$3,059.38	\$2,923.52	\$280.01	\$466.67	\$6,729.58	\$52,943.39
2035	\$3,220.40	\$2,766.73	\$264.72	\$476.00	\$6,727.85	\$49,722.99
2036	\$3,413.62	\$2,601.68	\$248.61	\$485.52	\$6,749.44	\$46,309.36
2037	\$3,606.85	\$2,426.73	\$231.55	\$495.23	\$6,760.36	\$42,702.51
2038	\$3,767.87	\$2,241.88	\$213.51	\$505.14	\$6,728.40	\$38,934.64
2039	\$3,993.30	\$2,044.07	\$194.67	\$515.24	\$6,747.28	\$34,941.35
2040	\$4,218.72	\$1,834.42	\$174.71	\$525.55	\$6,753.40	\$30,722.62
2041	\$4,444.15	\$1,612.94	\$153.61	\$536.06	\$6,746.76	\$26,278.47
2042	\$4,701.78	\$1,379.62	\$131.39	\$546.78	\$6,759.57	\$21,576.68
2043	\$4,959.42	\$1,132.78	\$107.88	\$557.71	\$6,757.79	\$16,617.27
2044	\$5,249.25	\$872.41	\$83.09	\$568.87	\$6,773.61	\$11,368.01
2045	\$5,539.09	\$596.82	\$56.84	\$580.24	\$6,772.99	\$5,828.93
2046	\$5,828.93	\$306.02	\$29.14	\$591.85	\$6,755.94	\$0.00
TOTAL	\$82,635.48	\$67,292.36	\$6,474.62	\$11,786.05	\$168,188.51	

*Subject to change.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT BUYER DISCLOSURE
--

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 741312)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 Waterbrook of Argyle Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

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.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

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

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

**TOWN OF ARGYLE
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT**

**ESTIMATED ANNUAL INSTALLMENT SCHEDULE*
LOT TYPE: NON-RESIDENTIAL (PARCEL 741312)**

TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$1,172.50	\$2,958.54	\$289.29	\$257.64	\$4,677.98	\$56,686.05
2023	\$1,217.60	\$2,908.71	\$283.43	\$262.79	\$4,672.53	\$55,468.45
2024	\$1,285.24	\$2,852.40	\$277.34	\$268.05	\$4,683.03	\$54,183.20
2025	\$1,352.89	\$2,792.95	\$270.92	\$273.41	\$4,690.17	\$52,830.32
2026	\$1,420.53	\$2,730.38	\$264.15	\$278.87	\$4,693.94	\$51,409.78
2027	\$1,488.18	\$2,664.68	\$257.05	\$284.45	\$4,694.36	\$49,921.60
2028	\$1,555.82	\$2,595.86	\$249.61	\$290.14	\$4,691.43	\$48,365.78
2029	\$1,646.01	\$2,516.12	\$241.83	\$295.94	\$4,699.91	\$46,719.77
2030	\$1,736.21	\$2,431.76	\$233.60	\$301.86	\$4,703.43	\$44,983.56
2031	\$1,826.40	\$2,342.78	\$224.92	\$307.90	\$4,702.00	\$43,157.16
2032	\$1,916.59	\$2,249.18	\$215.79	\$314.06	\$4,695.61	\$41,240.57
2033	\$2,029.33	\$2,150.95	\$206.20	\$320.34	\$4,706.83	\$39,211.23
2034	\$2,142.07	\$2,046.95	\$196.06	\$326.75	\$4,711.83	\$37,069.16
2035	\$2,254.81	\$1,937.17	\$185.35	\$333.28	\$4,710.61	\$34,814.34
2036	\$2,390.10	\$1,821.61	\$174.07	\$339.95	\$4,725.73	\$32,424.24
2037	\$2,525.39	\$1,699.12	\$162.12	\$346.75	\$4,733.38	\$29,898.85
2038	\$2,638.13	\$1,569.69	\$149.49	\$353.68	\$4,711.00	\$27,260.71
2039	\$2,795.97	\$1,431.19	\$136.30	\$360.75	\$4,724.22	\$24,464.74
2040	\$2,953.81	\$1,284.40	\$122.32	\$367.97	\$4,728.50	\$21,510.93
2041	\$3,111.64	\$1,129.32	\$107.55	\$375.33	\$4,723.85	\$18,399.29
2042	\$3,292.03	\$965.96	\$92.00	\$382.84	\$4,732.82	\$15,107.26
2043	\$3,472.42	\$793.13	\$75.54	\$390.49	\$4,731.57	\$11,634.85
2044	\$3,675.35	\$610.83	\$58.17	\$398.30	\$4,742.65	\$7,959.50
2045	\$3,878.28	\$417.87	\$39.80	\$406.27	\$4,742.22	\$4,081.22
2046	\$4,081.22	\$214.26	\$20.41	\$414.39	\$4,730.28	\$0.00
TOTAL	\$57,858.55	\$47,115.83	\$4,533.31	\$8,252.19	\$117,759.88	

*Subject to change.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

AFTER RECORDING RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 741312)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 the Arcadia Farms Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

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. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE: NON-RESIDENTIAL (PARCEL 741312)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$1,172.50	\$2,958.54	\$289.29	\$257.64	\$4,677.98	\$56,686.05
2023	\$1,217.60	\$2,908.71	\$283.43	\$262.79	\$4,672.53	\$55,468.45
2024	\$1,285.24	\$2,852.40	\$277.34	\$268.05	\$4,683.03	\$54,183.20
2025	\$1,352.89	\$2,792.95	\$270.92	\$273.41	\$4,690.17	\$52,830.32
2026	\$1,420.53	\$2,730.38	\$264.15	\$278.87	\$4,693.94	\$51,409.78
2027	\$1,488.18	\$2,664.68	\$257.05	\$284.45	\$4,694.36	\$49,921.60
2028	\$1,555.82	\$2,595.86	\$249.61	\$290.14	\$4,691.43	\$48,365.78
2029	\$1,646.01	\$2,516.12	\$241.83	\$295.94	\$4,699.91	\$46,719.77
2030	\$1,736.21	\$2,431.76	\$233.60	\$301.86	\$4,703.43	\$44,983.56
2031	\$1,826.40	\$2,342.78	\$224.92	\$307.90	\$4,702.00	\$43,157.16
2032	\$1,916.59	\$2,249.18	\$215.79	\$314.06	\$4,695.61	\$41,240.57
2033	\$2,029.33	\$2,150.95	\$206.20	\$320.34	\$4,706.83	\$39,211.23
2034	\$2,142.07	\$2,046.95	\$196.06	\$326.75	\$4,711.83	\$37,069.16
2035	\$2,254.81	\$1,937.17	\$185.35	\$333.28	\$4,710.61	\$34,814.34
2036	\$2,390.10	\$1,821.61	\$174.07	\$339.95	\$4,725.73	\$32,424.24
2037	\$2,525.39	\$1,699.12	\$162.12	\$346.75	\$4,733.38	\$29,898.85
2038	\$2,638.13	\$1,569.69	\$149.49	\$353.68	\$4,711.00	\$27,260.71
2039	\$2,795.97	\$1,431.19	\$136.30	\$360.75	\$4,724.22	\$24,464.74
2040	\$2,953.81	\$1,284.40	\$122.32	\$367.97	\$4,728.50	\$21,510.93
2041	\$3,111.64	\$1,129.32	\$107.55	\$375.33	\$4,723.85	\$18,399.29
2042	\$3,292.03	\$965.96	\$92.00	\$382.84	\$4,732.82	\$15,107.26
2043	\$3,472.42	\$793.13	\$75.54	\$390.49	\$4,731.57	\$11,634.85
2044	\$3,675.35	\$610.83	\$58.17	\$398.30	\$4,742.65	\$7,959.50
2045	\$3,878.28	\$417.87	\$39.80	\$406.27	\$4,742.22	\$4,081.22
2046	\$4,081.22	\$214.26	\$20.41	\$414.39	\$4,730.28	\$0.00
TOTAL	\$57,858.55	\$47,115.83	\$4,533.31	\$8,252.19	\$117,759.88	

*Subject to change.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT BUYER DISCLOSURE
--

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 744432)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 Waterbrook of Argyle Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

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.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

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

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

**TOWN OF ARGYLE
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT**

**ESTIMATED ANNUAL INSTALLMENT SCHEDULE*
LOT TYPE: NON-RESIDENTIAL (PARCEL 744432)**

TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$502.86	\$1,268.86	\$124.07	\$110.50	\$2,006.29	\$24,311.47
2023	\$522.20	\$1,247.49	\$121.56	\$112.71	\$2,003.95	\$23,789.27
2024	\$551.21	\$1,223.33	\$118.95	\$114.96	\$2,008.45	\$23,238.06
2025	\$580.23	\$1,197.84	\$116.19	\$117.26	\$2,011.52	\$22,657.83
2026	\$609.24	\$1,171.01	\$113.29	\$119.60	\$2,013.14	\$22,048.59
2027	\$638.25	\$1,142.83	\$110.24	\$122.00	\$2,013.32	\$21,410.34
2028	\$667.26	\$1,113.31	\$107.05	\$124.44	\$2,012.06	\$20,743.08
2029	\$705.94	\$1,079.11	\$103.72	\$126.92	\$2,015.69	\$20,037.14
2030	\$744.62	\$1,042.93	\$100.19	\$129.46	\$2,017.20	\$19,292.52
2031	\$783.31	\$1,004.77	\$96.46	\$132.05	\$2,016.59	\$18,509.21
2032	\$821.99	\$964.63	\$92.55	\$134.69	\$2,013.85	\$17,687.23
2033	\$870.34	\$922.50	\$88.44	\$137.39	\$2,018.66	\$16,816.89
2034	\$918.69	\$877.89	\$84.08	\$140.13	\$2,020.80	\$15,898.20
2035	\$967.04	\$830.81	\$79.49	\$142.94	\$2,020.28	\$14,931.15
2036	\$1,025.07	\$781.25	\$74.66	\$145.80	\$2,026.77	\$13,906.09
2037	\$1,083.09	\$728.72	\$69.53	\$148.71	\$2,030.05	\$12,823.00
2038	\$1,131.44	\$673.21	\$64.11	\$151.69	\$2,020.45	\$11,691.56
2039	\$1,199.13	\$613.81	\$58.46	\$154.72	\$2,026.12	\$10,492.42
2040	\$1,266.83	\$550.85	\$52.46	\$157.81	\$2,027.96	\$9,225.59
2041	\$1,334.52	\$484.34	\$46.13	\$160.97	\$2,025.96	\$7,891.07
2042	\$1,411.88	\$414.28	\$39.46	\$164.19	\$2,029.81	\$6,479.19
2043	\$1,489.25	\$340.16	\$32.40	\$167.47	\$2,029.27	\$4,989.94
2044	\$1,576.28	\$261.97	\$24.95	\$170.82	\$2,034.03	\$3,413.66
2045	\$1,663.31	\$179.22	\$17.07	\$174.24	\$2,033.84	\$1,750.35
2046	\$1,750.35	\$91.89	\$8.75	\$177.72	\$2,028.72	\$0.00
TOTAL	\$24,814.34	\$20,207.00	\$1,944.24	\$3,539.20	\$50,504.77	

*Subject to change.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

AFTER RECORDING RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 744432)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 the Arcadia Farms Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

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. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE: NON-RESIDENTIAL (PARCEL 744432)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$502.86	\$1,268.86	\$124.07	\$110.50	\$2,006.29	\$24,311.47
2023	\$522.20	\$1,247.49	\$121.56	\$112.71	\$2,003.95	\$23,789.27
2024	\$551.21	\$1,223.33	\$118.95	\$114.96	\$2,008.45	\$23,238.06
2025	\$580.23	\$1,197.84	\$116.19	\$117.26	\$2,011.52	\$22,657.83
2026	\$609.24	\$1,171.01	\$113.29	\$119.60	\$2,013.14	\$22,048.59
2027	\$638.25	\$1,142.83	\$110.24	\$122.00	\$2,013.32	\$21,410.34
2028	\$667.26	\$1,113.31	\$107.05	\$124.44	\$2,012.06	\$20,743.08
2029	\$705.94	\$1,079.11	\$103.72	\$126.92	\$2,015.69	\$20,037.14
2030	\$744.62	\$1,042.93	\$100.19	\$129.46	\$2,017.20	\$19,292.52
2031	\$783.31	\$1,004.77	\$96.46	\$132.05	\$2,016.59	\$18,509.21
2032	\$821.99	\$964.63	\$92.55	\$134.69	\$2,013.85	\$17,687.23
2033	\$870.34	\$922.50	\$88.44	\$137.39	\$2,018.66	\$16,816.89
2034	\$918.69	\$877.89	\$84.08	\$140.13	\$2,020.80	\$15,898.20
2035	\$967.04	\$830.81	\$79.49	\$142.94	\$2,020.28	\$14,931.15
2036	\$1,025.07	\$781.25	\$74.66	\$145.80	\$2,026.77	\$13,906.09
2037	\$1,083.09	\$728.72	\$69.53	\$148.71	\$2,030.05	\$12,823.00
2038	\$1,131.44	\$673.21	\$64.11	\$151.69	\$2,020.45	\$11,691.56
2039	\$1,199.13	\$613.81	\$58.46	\$154.72	\$2,026.12	\$10,492.42
2040	\$1,266.83	\$550.85	\$52.46	\$157.81	\$2,027.96	\$9,225.59
2041	\$1,334.52	\$484.34	\$46.13	\$160.97	\$2,025.96	\$7,891.07
2042	\$1,411.88	\$414.28	\$39.46	\$164.19	\$2,029.81	\$6,479.19
2043	\$1,489.25	\$340.16	\$32.40	\$167.47	\$2,029.27	\$4,989.94
2044	\$1,576.28	\$261.97	\$24.95	\$170.82	\$2,034.03	\$3,413.66
2045	\$1,663.31	\$179.22	\$17.07	\$174.24	\$2,033.84	\$1,750.35
2046	\$1,750.35	\$91.89	\$8.75	\$177.72	\$2,028.72	\$0.00
TOTAL	\$24,814.34	\$20,207.00	\$1,944.24	\$3,539.20	\$50,504.77	

*Subject to change.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT BUYER DISCLOSURE
--

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]
PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 744433)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 Waterbrook of Argyle Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

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.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

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

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

**TOWN OF ARGYLE
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT**

**ESTIMATED ANNUAL INSTALLMENT SCHEDULE*
LOT TYPE: NON-RESIDENTIAL (PARCEL 744433)**

TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$198.11	\$499.89	\$48.88	\$43.53	\$790.42	\$9,577.99
2023	\$205.73	\$491.47	\$47.89	\$44.40	\$789.50	\$9,372.26
2024	\$217.16	\$481.96	\$46.86	\$45.29	\$791.27	\$9,155.09
2025	\$228.59	\$471.91	\$45.78	\$46.20	\$792.48	\$8,926.50
2026	\$240.02	\$461.34	\$44.63	\$47.12	\$793.11	\$8,686.48
2027	\$251.45	\$450.24	\$43.43	\$48.06	\$793.19	\$8,435.03
2028	\$262.88	\$438.61	\$42.18	\$49.02	\$792.69	\$8,172.15
2029	\$278.12	\$425.14	\$40.86	\$50.00	\$794.12	\$7,894.03
2030	\$293.36	\$410.88	\$39.47	\$51.00	\$794.72	\$7,600.67
2031	\$308.60	\$395.85	\$38.00	\$52.02	\$794.48	\$7,292.07
2032	\$323.84	\$380.03	\$36.46	\$53.07	\$793.40	\$6,968.23
2033	\$342.89	\$363.44	\$34.84	\$54.13	\$795.29	\$6,625.35
2034	\$361.94	\$345.86	\$33.13	\$55.21	\$796.14	\$6,263.41
2035	\$380.99	\$327.31	\$31.32	\$56.31	\$795.93	\$5,882.42
2036	\$403.85	\$307.79	\$29.41	\$57.44	\$798.49	\$5,478.58
2037	\$426.70	\$287.09	\$27.39	\$58.59	\$799.78	\$5,051.87
2038	\$445.75	\$265.22	\$25.26	\$59.76	\$796.00	\$4,606.12
2039	\$472.42	\$241.82	\$23.03	\$60.96	\$798.23	\$4,133.70
2040	\$499.09	\$217.02	\$20.67	\$62.17	\$798.95	\$3,634.61
2041	\$525.76	\$190.82	\$18.17	\$63.42	\$798.17	\$3,108.85
2042	\$556.24	\$163.21	\$15.54	\$64.69	\$799.68	\$2,552.61
2043	\$586.72	\$134.01	\$12.76	\$65.98	\$799.47	\$1,965.89
2044	\$621.01	\$103.21	\$9.83	\$67.30	\$801.34	\$1,344.88
2045	\$655.30	\$70.61	\$6.72	\$68.65	\$801.27	\$689.58
2046	\$689.58	\$36.20	\$3.45	\$70.02	\$799.25	\$0.00
TOTAL	\$9,776.10	\$7,960.95	\$765.97	\$1,394.34	\$19,897.36	

*Subject to change.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

AFTER RECORDING RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 744433)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 the Arcadia Farms Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

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. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE: NON-RESIDENTIAL (PARCEL 744433)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$198.11	\$499.89	\$48.88	\$43.53	\$790.42	\$9,577.99
2023	\$205.73	\$491.47	\$47.89	\$44.40	\$789.50	\$9,372.26
2024	\$217.16	\$481.96	\$46.86	\$45.29	\$791.27	\$9,155.09
2025	\$228.59	\$471.91	\$45.78	\$46.20	\$792.48	\$8,926.50
2026	\$240.02	\$461.34	\$44.63	\$47.12	\$793.11	\$8,686.48
2027	\$251.45	\$450.24	\$43.43	\$48.06	\$793.19	\$8,435.03
2028	\$262.88	\$438.61	\$42.18	\$49.02	\$792.69	\$8,172.15
2029	\$278.12	\$425.14	\$40.86	\$50.00	\$794.12	\$7,894.03
2030	\$293.36	\$410.88	\$39.47	\$51.00	\$794.72	\$7,600.67
2031	\$308.60	\$395.85	\$38.00	\$52.02	\$794.48	\$7,292.07
2032	\$323.84	\$380.03	\$36.46	\$53.07	\$793.40	\$6,968.23
2033	\$342.89	\$363.44	\$34.84	\$54.13	\$795.29	\$6,625.35
2034	\$361.94	\$345.86	\$33.13	\$55.21	\$796.14	\$6,263.41
2035	\$380.99	\$327.31	\$31.32	\$56.31	\$795.93	\$5,882.42
2036	\$403.85	\$307.79	\$29.41	\$57.44	\$798.49	\$5,478.58
2037	\$426.70	\$287.09	\$27.39	\$58.59	\$799.78	\$5,051.87
2038	\$445.75	\$265.22	\$25.26	\$59.76	\$796.00	\$4,606.12
2039	\$472.42	\$241.82	\$23.03	\$60.96	\$798.23	\$4,133.70
2040	\$499.09	\$217.02	\$20.67	\$62.17	\$798.95	\$3,634.61
2041	\$525.76	\$190.82	\$18.17	\$63.42	\$798.17	\$3,108.85
2042	\$556.24	\$163.21	\$15.54	\$64.69	\$799.68	\$2,552.61
2043	\$586.72	\$134.01	\$12.76	\$65.98	\$799.47	\$1,965.89
2044	\$621.01	\$103.21	\$9.83	\$67.30	\$801.34	\$1,344.88
2045	\$655.30	\$70.61	\$6.72	\$68.65	\$801.27	\$689.58
2046	\$689.58	\$36.20	\$3.45	\$70.02	\$799.25	\$0.00
TOTAL	\$9,776.10	\$7,960.95	\$765.97	\$1,394.34	\$19,897.36	

*Subject to change.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT BUYER DISCLOSURE
--

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]
PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 748157)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 Waterbrook of Argyle Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

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.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

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

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

**TOWN OF ARGYLE
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT**

**ESTIMATED ANNUAL INSTALLMENT SCHEDULE*
LOT TYPE: NON-RESIDENTIAL (PARCEL 748517)**

TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$2,350.06	\$5,929.84	\$579.83	\$516.38	\$9,376.12	\$113,616.43
2023	\$2,440.45	\$5,829.96	\$568.08	\$526.71	\$9,365.20	\$111,175.99
2024	\$2,576.03	\$5,717.09	\$555.88	\$537.25	\$9,386.25	\$108,599.96
2025	\$2,711.61	\$5,597.95	\$543.00	\$547.99	\$9,400.55	\$105,888.35
2026	\$2,847.19	\$5,472.54	\$529.44	\$558.95	\$9,408.12	\$103,041.16
2027	\$2,982.77	\$5,340.85	\$515.21	\$570.13	\$9,408.96	\$100,058.39
2028	\$3,118.35	\$5,202.90	\$500.29	\$581.53	\$9,403.08	\$96,940.04
2029	\$3,299.12	\$5,043.09	\$484.70	\$593.16	\$9,420.07	\$93,640.91
2030	\$3,479.90	\$4,874.00	\$468.20	\$605.03	\$9,427.14	\$90,161.01
2031	\$3,660.67	\$4,695.66	\$450.81	\$617.13	\$9,424.27	\$86,500.34
2032	\$3,841.45	\$4,508.05	\$432.50	\$629.47	\$9,411.47	\$82,658.89
2033	\$4,067.41	\$4,311.18	\$413.29	\$642.06	\$9,433.94	\$78,591.48
2034	\$4,293.38	\$4,102.72	\$392.96	\$654.90	\$9,443.96	\$74,298.10
2035	\$4,519.35	\$3,882.69	\$371.49	\$668.00	\$9,441.52	\$69,778.75
2036	\$4,790.51	\$3,651.07	\$348.89	\$681.36	\$9,471.83	\$64,988.24
2037	\$5,061.67	\$3,405.56	\$324.94	\$694.99	\$9,487.15	\$59,926.57
2038	\$5,287.64	\$3,146.14	\$299.63	\$708.89	\$9,442.30	\$54,638.93
2039	\$5,603.99	\$2,868.54	\$273.19	\$723.06	\$9,468.79	\$49,034.94
2040	\$5,920.35	\$2,574.33	\$245.17	\$737.52	\$9,477.38	\$43,114.59
2041	\$6,236.70	\$2,263.52	\$215.57	\$752.28	\$9,468.07	\$36,877.89
2042	\$6,598.25	\$1,936.09	\$184.39	\$767.32	\$9,486.05	\$30,279.64
2043	\$6,959.80	\$1,589.68	\$151.40	\$782.67	\$9,483.54	\$23,319.84
2044	\$7,366.54	\$1,224.29	\$116.60	\$798.32	\$9,505.75	\$15,953.30
2045	\$7,773.28	\$837.55	\$79.77	\$814.29	\$9,504.88	\$8,180.02
2046	\$8,180.02	\$429.45	\$40.90	\$830.57	\$9,480.95	\$0.00
TOTAL	\$115,966.50	\$94,434.74	\$9,086.15	\$16,539.96	\$236,027.34	

*Subject to change.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

AFTER RECORDING RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 748157)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 the Arcadia Farms Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

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. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE: NON-RESIDENTIAL (PARCEL 748157)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$2,350.06	\$5,929.84	\$579.83	\$516.38	\$9,376.12	\$113,616.43
2023	\$2,440.45	\$5,829.96	\$568.08	\$526.71	\$9,365.20	\$111,175.99
2024	\$2,576.03	\$5,717.09	\$555.88	\$537.25	\$9,386.25	\$108,599.96
2025	\$2,711.61	\$5,597.95	\$543.00	\$547.99	\$9,400.55	\$105,888.35
2026	\$2,847.19	\$5,472.54	\$529.44	\$558.95	\$9,408.12	\$103,041.16
2027	\$2,982.77	\$5,340.85	\$515.21	\$570.13	\$9,408.96	\$100,058.39
2028	\$3,118.35	\$5,202.90	\$500.29	\$581.53	\$9,403.08	\$96,940.04
2029	\$3,299.12	\$5,043.09	\$484.70	\$593.16	\$9,420.07	\$93,640.91
2030	\$3,479.90	\$4,874.00	\$468.20	\$605.03	\$9,427.14	\$90,161.01
2031	\$3,660.67	\$4,695.66	\$450.81	\$617.13	\$9,424.27	\$86,500.34
2032	\$3,841.45	\$4,508.05	\$432.50	\$629.47	\$9,411.47	\$82,658.89
2033	\$4,067.41	\$4,311.18	\$413.29	\$642.06	\$9,433.94	\$78,591.48
2034	\$4,293.38	\$4,102.72	\$392.96	\$654.90	\$9,443.96	\$74,298.10
2035	\$4,519.35	\$3,882.69	\$371.49	\$668.00	\$9,441.52	\$69,778.75
2036	\$4,790.51	\$3,651.07	\$348.89	\$681.36	\$9,471.83	\$64,988.24
2037	\$5,061.67	\$3,405.56	\$324.94	\$694.99	\$9,487.15	\$59,926.57
2038	\$5,287.64	\$3,146.14	\$299.63	\$708.89	\$9,442.30	\$54,638.93
2039	\$5,603.99	\$2,868.54	\$273.19	\$723.06	\$9,468.79	\$49,034.94
2040	\$5,920.35	\$2,574.33	\$245.17	\$737.52	\$9,477.38	\$43,114.59
2041	\$6,236.70	\$2,263.52	\$215.57	\$752.28	\$9,468.07	\$36,877.89
2042	\$6,598.25	\$1,936.09	\$184.39	\$767.32	\$9,486.05	\$30,279.64
2043	\$6,959.80	\$1,589.68	\$151.40	\$782.67	\$9,483.54	\$23,319.84
2044	\$7,366.54	\$1,224.29	\$116.60	\$798.32	\$9,505.75	\$15,953.30
2045	\$7,773.28	\$837.55	\$79.77	\$814.29	\$9,504.88	\$8,180.02
2046	\$8,180.02	\$429.45	\$40.90	\$830.57	\$9,480.95	\$0.00
TOTAL	\$115,966.50	\$94,434.74	\$9,086.15	\$16,539.96	\$236,027.34	

*Subject to change.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT BUYER DISCLOSURE
--

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]
PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 773559)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 Waterbrook of Argyle Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

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.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

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

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

**TOWN OF ARGYLE
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT**

**ESTIMATED ANNUAL INSTALLMENT SCHEDULE*
LOT TYPE: NON-RESIDENTIAL (PARCEL 773559)**

TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$1,617.25	\$4,080.75	\$399.02	\$355.36	\$6,452.38	\$78,187.65
2023	\$1,679.45	\$4,012.02	\$390.94	\$362.47	\$6,444.87	\$76,508.21
2024	\$1,772.75	\$3,934.34	\$382.54	\$369.72	\$6,459.35	\$74,735.45
2025	\$1,866.05	\$3,852.35	\$373.68	\$377.11	\$6,469.20	\$72,869.40
2026	\$1,959.36	\$3,766.05	\$364.35	\$384.65	\$6,474.40	\$70,910.04
2027	\$2,052.66	\$3,675.43	\$354.55	\$392.35	\$6,474.98	\$68,857.38
2028	\$2,145.96	\$3,580.49	\$344.29	\$400.19	\$6,470.93	\$66,711.42
2029	\$2,270.37	\$3,470.51	\$333.56	\$408.20	\$6,482.63	\$64,441.06
2030	\$2,394.77	\$3,354.15	\$322.21	\$416.36	\$6,487.49	\$62,046.29
2031	\$2,519.17	\$3,231.42	\$310.23	\$424.69	\$6,485.52	\$59,527.12
2032	\$2,643.58	\$3,102.31	\$297.64	\$433.18	\$6,476.71	\$56,883.54
2033	\$2,799.08	\$2,966.83	\$284.42	\$441.85	\$6,492.18	\$54,084.46
2034	\$2,954.59	\$2,823.38	\$270.42	\$450.68	\$6,499.07	\$51,129.87
2035	\$3,110.09	\$2,671.96	\$255.65	\$459.70	\$6,497.39	\$48,019.78
2036	\$3,296.70	\$2,512.56	\$240.10	\$468.89	\$6,518.25	\$44,723.09
2037	\$3,483.30	\$2,343.61	\$223.62	\$478.27	\$6,528.79	\$41,239.79
2038	\$3,638.80	\$2,165.09	\$206.20	\$487.84	\$6,497.93	\$37,600.98
2039	\$3,856.51	\$1,974.05	\$188.00	\$497.59	\$6,516.16	\$33,744.47
2040	\$4,074.22	\$1,771.58	\$168.72	\$507.54	\$6,522.07	\$29,670.26
2041	\$4,291.92	\$1,557.69	\$148.35	\$517.69	\$6,515.66	\$25,378.33
2042	\$4,540.73	\$1,332.36	\$126.89	\$528.05	\$6,528.03	\$20,837.60
2043	\$4,789.54	\$1,093.97	\$104.19	\$538.61	\$6,526.31	\$16,048.06
2044	\$5,069.45	\$842.52	\$80.24	\$549.38	\$6,541.59	\$10,978.62
2045	\$5,349.35	\$576.38	\$54.89	\$560.37	\$6,540.99	\$5,629.26
2046	\$5,629.26	\$295.54	\$28.15	\$571.58	\$6,524.52	\$0.00
TOTAL	\$79,804.90	\$64,987.34	\$6,252.84	\$11,382.34	\$162,427.42	

*Subject to change.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

AFTER RECORDING RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 773559)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 the Arcadia Farms Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

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. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE: NON-RESIDENTIAL (PARCEL 773559)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$1,617.25	\$4,080.75	\$399.02	\$355.36	\$6,452.38	\$78,187.65
2023	\$1,679.45	\$4,012.02	\$390.94	\$362.47	\$6,444.87	\$76,508.21
2024	\$1,772.75	\$3,934.34	\$382.54	\$369.72	\$6,459.35	\$74,735.45
2025	\$1,866.05	\$3,852.35	\$373.68	\$377.11	\$6,469.20	\$72,869.40
2026	\$1,959.36	\$3,766.05	\$364.35	\$384.65	\$6,474.40	\$70,910.04
2027	\$2,052.66	\$3,675.43	\$354.55	\$392.35	\$6,474.98	\$68,857.38
2028	\$2,145.96	\$3,580.49	\$344.29	\$400.19	\$6,470.93	\$66,711.42
2029	\$2,270.37	\$3,470.51	\$333.56	\$408.20	\$6,482.63	\$64,441.06
2030	\$2,394.77	\$3,354.15	\$322.21	\$416.36	\$6,487.49	\$62,046.29
2031	\$2,519.17	\$3,231.42	\$310.23	\$424.69	\$6,485.52	\$59,527.12
2032	\$2,643.58	\$3,102.31	\$297.64	\$433.18	\$6,476.71	\$56,883.54
2033	\$2,799.08	\$2,966.83	\$284.42	\$441.85	\$6,492.18	\$54,084.46
2034	\$2,954.59	\$2,823.38	\$270.42	\$450.68	\$6,499.07	\$51,129.87
2035	\$3,110.09	\$2,671.96	\$255.65	\$459.70	\$6,497.39	\$48,019.78
2036	\$3,296.70	\$2,512.56	\$240.10	\$468.89	\$6,518.25	\$44,723.09
2037	\$3,483.30	\$2,343.61	\$223.62	\$478.27	\$6,528.79	\$41,239.79
2038	\$3,638.80	\$2,165.09	\$206.20	\$487.84	\$6,497.93	\$37,600.98
2039	\$3,856.51	\$1,974.05	\$188.00	\$497.59	\$6,516.16	\$33,744.47
2040	\$4,074.22	\$1,771.58	\$168.72	\$507.54	\$6,522.07	\$29,670.26
2041	\$4,291.92	\$1,557.69	\$148.35	\$517.69	\$6,515.66	\$25,378.33
2042	\$4,540.73	\$1,332.36	\$126.89	\$528.05	\$6,528.03	\$20,837.60
2043	\$4,789.54	\$1,093.97	\$104.19	\$538.61	\$6,526.31	\$16,048.06
2044	\$5,069.45	\$842.52	\$80.24	\$549.38	\$6,541.59	\$10,978.62
2045	\$5,349.35	\$576.38	\$54.89	\$560.37	\$6,540.99	\$5,629.26
2046	\$5,629.26	\$295.54	\$28.15	\$571.58	\$6,524.52	\$0.00
TOTAL	\$79,804.90	\$64,987.34	\$6,252.84	\$11,382.34	\$162,427.42	

*Subject to change.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT BUYER DISCLOSURE
--

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 773562)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 Waterbrook of Argyle Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

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.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

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

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

**TOWN OF ARGYLE
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT**

**ESTIMATED ANNUAL INSTALLMENT SCHEDULE*
LOT TYPE: NON-RESIDENTIAL (PARCEL 773562)**

TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$2,425.87	\$6,121.12	\$598.54	\$533.04	\$9,678.57	\$117,281.48
2023	\$2,519.17	\$6,018.02	\$586.41	\$543.70	\$9,667.31	\$114,762.31
2024	\$2,659.13	\$5,901.51	\$573.81	\$554.58	\$9,689.03	\$112,103.18
2025	\$2,799.08	\$5,778.53	\$560.52	\$565.67	\$9,703.79	\$109,304.10
2026	\$2,939.03	\$5,649.07	\$546.52	\$576.98	\$9,711.61	\$106,365.07
2027	\$3,078.99	\$5,513.14	\$531.83	\$588.52	\$9,712.48	\$103,286.08
2028	\$3,218.94	\$5,370.74	\$516.43	\$600.29	\$9,706.40	\$100,067.13
2029	\$3,405.55	\$5,205.77	\$500.34	\$612.30	\$9,723.95	\$96,661.59
2030	\$3,592.15	\$5,031.23	\$483.31	\$624.54	\$9,731.24	\$93,069.43
2031	\$3,778.76	\$4,847.13	\$465.35	\$637.03	\$9,728.27	\$89,290.67
2032	\$3,965.36	\$4,653.47	\$446.45	\$649.78	\$9,715.06	\$85,325.31
2033	\$4,198.62	\$4,450.25	\$426.63	\$662.77	\$9,738.27	\$81,126.69
2034	\$4,431.88	\$4,235.07	\$405.63	\$676.03	\$9,748.61	\$76,694.81
2035	\$4,665.13	\$4,007.93	\$383.47	\$689.55	\$9,746.09	\$72,029.68
2036	\$4,945.04	\$3,768.85	\$360.15	\$703.34	\$9,777.37	\$67,084.63
2037	\$5,224.95	\$3,515.41	\$335.42	\$717.40	\$9,793.19	\$61,859.68
2038	\$5,458.21	\$3,247.63	\$309.30	\$731.75	\$9,746.89	\$56,401.48
2039	\$5,784.77	\$2,961.08	\$282.01	\$746.39	\$9,774.24	\$50,616.71
2040	\$6,111.33	\$2,657.38	\$253.08	\$761.32	\$9,783.10	\$44,505.38
2041	\$6,437.89	\$2,336.53	\$222.53	\$776.54	\$9,773.49	\$38,067.50
2042	\$6,811.10	\$1,998.54	\$190.34	\$792.07	\$9,792.05	\$31,256.40
2043	\$7,184.31	\$1,640.96	\$156.28	\$807.91	\$9,789.46	\$24,072.09
2044	\$7,604.17	\$1,263.78	\$120.36	\$824.07	\$9,812.39	\$16,467.92
2045	\$8,024.03	\$864.57	\$82.34	\$840.55	\$9,811.49	\$8,443.89
2046	\$8,443.89	\$443.30	\$42.22	\$857.37	\$9,786.78	\$0.00
TOTAL	\$119,707.35	\$97,481.02	\$9,379.25	\$17,073.50	\$243,641.13	

*Subject to change.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

AFTER RECORDING RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 773562)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 the Arcadia Farms Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

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. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE: NON-RESIDENTIAL (PARCEL 773562)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$2,425.87	\$6,121.12	\$598.54	\$533.04	\$9,678.57	\$117,281.48
2023	\$2,519.17	\$6,018.02	\$586.41	\$543.70	\$9,667.31	\$114,762.31
2024	\$2,659.13	\$5,901.51	\$573.81	\$554.58	\$9,689.03	\$112,103.18
2025	\$2,799.08	\$5,778.53	\$560.52	\$565.67	\$9,703.79	\$109,304.10
2026	\$2,939.03	\$5,649.07	\$546.52	\$576.98	\$9,711.61	\$106,365.07
2027	\$3,078.99	\$5,513.14	\$531.83	\$588.52	\$9,712.48	\$103,286.08
2028	\$3,218.94	\$5,370.74	\$516.43	\$600.29	\$9,706.40	\$100,067.13
2029	\$3,405.55	\$5,205.77	\$500.34	\$612.30	\$9,723.95	\$96,661.59
2030	\$3,592.15	\$5,031.23	\$483.31	\$624.54	\$9,731.24	\$93,069.43
2031	\$3,778.76	\$4,847.13	\$465.35	\$637.03	\$9,728.27	\$89,290.67
2032	\$3,965.36	\$4,653.47	\$446.45	\$649.78	\$9,715.06	\$85,325.31
2033	\$4,198.62	\$4,450.25	\$426.63	\$662.77	\$9,738.27	\$81,126.69
2034	\$4,431.88	\$4,235.07	\$405.63	\$676.03	\$9,748.61	\$76,694.81
2035	\$4,665.13	\$4,007.93	\$383.47	\$689.55	\$9,746.09	\$72,029.68
2036	\$4,945.04	\$3,768.85	\$360.15	\$703.34	\$9,777.37	\$67,084.63
2037	\$5,224.95	\$3,515.41	\$335.42	\$717.40	\$9,793.19	\$61,859.68
2038	\$5,458.21	\$3,247.63	\$309.30	\$731.75	\$9,746.89	\$56,401.48
2039	\$5,784.77	\$2,961.08	\$282.01	\$746.39	\$9,774.24	\$50,616.71
2040	\$6,111.33	\$2,657.38	\$253.08	\$761.32	\$9,783.10	\$44,505.38
2041	\$6,437.89	\$2,336.53	\$222.53	\$776.54	\$9,773.49	\$38,067.50
2042	\$6,811.10	\$1,998.54	\$190.34	\$792.07	\$9,792.05	\$31,256.40
2043	\$7,184.31	\$1,640.96	\$156.28	\$807.91	\$9,789.46	\$24,072.09
2044	\$7,604.17	\$1,263.78	\$120.36	\$824.07	\$9,812.39	\$16,467.92
2045	\$8,024.03	\$864.57	\$82.34	\$840.55	\$9,811.49	\$8,443.89
2046	\$8,443.89	\$443.30	\$42.22	\$857.37	\$9,786.78	\$0.00
TOTAL	\$119,707.35	\$97,481.02	\$9,379.25	\$17,073.50	\$243,641.13	

*Subject to change.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT BUYER DISCLOSURE
--

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]
PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 959126)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 Waterbrook of Argyle Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

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.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

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

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

**SECTION 5.014(A) NOTICE
(REQUIRED BEFORE CONTRACT EXECUTION)**

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT						
ESTIMATED ANNUAL INSTALLMENT SCHEDULE*						
LOT TYPE: NON-RESIDENTIAL (PARCEL 959126)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$3,993.34	\$10,076.26	\$985.28	\$877.47	\$15,932.34	\$193,062.42
2023	\$4,146.93	\$9,906.54	\$965.31	\$895.01	\$15,913.80	\$188,915.49
2024	\$4,377.31	\$9,714.75	\$944.58	\$912.91	\$15,949.55	\$184,538.18
2025	\$4,607.69	\$9,512.30	\$922.69	\$931.17	\$15,973.86	\$179,930.49
2026	\$4,838.08	\$9,299.19	\$899.65	\$949.80	\$15,986.72	\$175,092.41
2027	\$5,068.46	\$9,075.43	\$875.46	\$968.79	\$15,988.15	\$170,023.94
2028	\$5,298.85	\$8,841.01	\$850.12	\$988.17	\$15,978.15	\$164,725.10
2029	\$5,606.03	\$8,569.45	\$823.63	\$1,007.93	\$16,007.04	\$159,119.07
2030	\$5,913.21	\$8,282.14	\$795.60	\$1,028.09	\$16,019.03	\$153,205.86
2031	\$6,220.39	\$7,979.09	\$766.03	\$1,048.65	\$16,014.16	\$146,985.47
2032	\$6,527.57	\$7,660.29	\$734.93	\$1,069.63	\$15,992.41	\$140,457.90
2033	\$6,911.54	\$7,325.76	\$702.29	\$1,091.02	\$16,030.61	\$133,546.36
2034	\$7,295.52	\$6,971.54	\$667.73	\$1,112.84	\$16,047.63	\$126,250.84
2035	\$7,679.49	\$6,597.64	\$631.25	\$1,135.10	\$16,043.48	\$118,571.35
2036	\$8,140.26	\$6,204.07	\$592.86	\$1,157.80	\$16,094.98	\$110,431.09
2037	\$8,601.03	\$5,786.88	\$552.16	\$1,180.95	\$16,121.02	\$101,830.06
2038	\$8,985.01	\$5,346.08	\$509.15	\$1,204.57	\$16,044.81	\$92,845.05
2039	\$9,522.57	\$4,874.37	\$464.23	\$1,228.66	\$16,089.82	\$83,322.48
2040	\$10,060.13	\$4,374.43	\$416.61	\$1,253.24	\$16,104.41	\$73,262.35
2041	\$10,597.70	\$3,846.27	\$366.31	\$1,278.30	\$16,088.58	\$62,664.65
2042	\$11,212.06	\$3,289.89	\$313.32	\$1,303.87	\$16,119.14	\$51,452.59
2043	\$11,826.42	\$2,701.26	\$257.26	\$1,329.94	\$16,114.89	\$39,626.18
2044	\$12,517.57	\$2,080.37	\$198.13	\$1,356.54	\$16,152.62	\$27,108.61
2045	\$13,208.73	\$1,423.20	\$135.54	\$1,383.67	\$16,151.14	\$13,899.88
2046	\$13,899.88	\$729.74	\$69.50	\$1,411.35	\$16,110.47	\$0.00
TOTAL	\$197,055.76	\$160,467.97	\$15,439.62	\$28,105.48	\$401,068.82	

*Subject to change.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

AFTER RECORDING RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
TOWN OF ARGYLE, TEXAS
CONCERNING THE FOLLOWING PROPERTY

[INSERT PROPERTY ADDRESS]

PROPERTY ADDRESS

LOT TYPE: NON-RESIDENTIAL (PARCEL 959126)

As the purchaser of the real property described above, you are obligated to pay assessments to the Town of Argyle, 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 the Arcadia Farms Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

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 the Town of Argyle. The exact amount of each annual installment will be approved each year by the City Council of the Town of Argyle in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the Town of Argyle.

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.

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

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. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE: _____

DATE: _____

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE: _____

DATE: _____

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS §
 §
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

SECTION 5.0143 NOTICE

(REQUIRED AT CLOSING AND MUST BE RECORDED IN DENTON COUNTY DEED OF RECORDS)

TOWN OF ARGYLE WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT ESTIMATED ANNUAL INSTALLMENT SCHEDULE* LOT TYPE: NON-RESIDENTIAL (PARCEL 959126)						
TAX YEAR	PRINCIPAL	INTEREST	ADDITIONAL INTEREST	ADMINISTRATIVE EXPENSES	ANNUAL INSTALLMENT	YEAR END PRINCIPAL BALANCE
2022	\$3,993.34	\$10,076.26	\$985.28	\$877.47	\$15,932.34	\$193,062.42
2023	\$4,146.93	\$9,906.54	\$965.31	\$895.01	\$15,913.80	\$188,915.49
2024	\$4,377.31	\$9,714.75	\$944.58	\$912.91	\$15,949.55	\$184,538.18
2025	\$4,607.69	\$9,512.30	\$922.69	\$931.17	\$15,973.86	\$179,930.49
2026	\$4,838.08	\$9,299.19	\$899.65	\$949.80	\$15,986.72	\$175,092.41
2027	\$5,068.46	\$9,075.43	\$875.46	\$968.79	\$15,988.15	\$170,023.94
2028	\$5,298.85	\$8,841.01	\$850.12	\$988.17	\$15,978.15	\$164,725.10
2029	\$5,606.03	\$8,569.45	\$823.63	\$1,007.93	\$16,007.04	\$159,119.07
2030	\$5,913.21	\$8,282.14	\$795.60	\$1,028.09	\$16,019.03	\$153,205.86
2031	\$6,220.39	\$7,979.09	\$766.03	\$1,048.65	\$16,014.16	\$146,985.47
2032	\$6,527.57	\$7,660.29	\$734.93	\$1,069.63	\$15,992.41	\$140,457.90
2033	\$6,911.54	\$7,325.76	\$702.29	\$1,091.02	\$16,030.61	\$133,546.36
2034	\$7,295.52	\$6,971.54	\$667.73	\$1,112.84	\$16,047.63	\$126,250.84
2035	\$7,679.49	\$6,597.64	\$631.25	\$1,135.10	\$16,043.48	\$118,571.35
2036	\$8,140.26	\$6,204.07	\$592.86	\$1,157.80	\$16,094.98	\$110,431.09
2037	\$8,601.03	\$5,786.88	\$552.16	\$1,180.95	\$16,121.02	\$101,830.06
2038	\$8,985.01	\$5,346.08	\$509.15	\$1,204.57	\$16,044.81	\$92,845.05
2039	\$9,522.57	\$4,874.37	\$464.23	\$1,228.66	\$16,089.82	\$83,322.48
2040	\$10,060.13	\$4,374.43	\$416.61	\$1,253.24	\$16,104.41	\$73,262.35
2041	\$10,597.70	\$3,846.27	\$366.31	\$1,278.30	\$16,088.58	\$62,664.65
2042	\$11,212.06	\$3,289.89	\$313.32	\$1,303.87	\$16,119.14	\$51,452.59
2043	\$11,826.42	\$2,701.26	\$257.26	\$1,329.94	\$16,114.89	\$39,626.18
2044	\$12,517.57	\$2,080.37	\$198.13	\$1,356.54	\$16,152.62	\$27,108.61
2045	\$13,208.73	\$1,423.20	\$135.54	\$1,383.67	\$16,151.14	\$13,899.88
2046	\$13,899.88	\$729.74	\$69.50	\$1,411.35	\$16,110.47	\$0.00
TOTAL	\$197,055.76	\$160,467.97	\$15,439.62	\$28,105.48	\$401,068.82	

*Subject to change.

EXHIBIT D

DEBT SERVICE SCHEDULE

TOWN OF ARGYLE
WATERBROOK OF ARGYLE PUBLIC IMPROVEMENT DISTRICT
SERIES 2018 BONDS
DEBT SERVICE SCHEDULE

DATE	COUPON	PRINCIPAL	INTEREST	TOTAL	PRINCIPAL BALANCE
09/01/19	4.25%	\$0.00	\$688,361.46	\$688,361.46	\$13,550,000.00
09/01/20	4.25%	\$230,000.00	\$686,650.00	\$921,650.00	\$13,320,000.00
09/01/21	4.25%	\$240,000.00	\$676,875.00	\$921,875.00	\$13,080,000.00
09/01/22	4.25%	\$250,000.00	\$666,675.00	\$921,675.00	\$12,830,000.00
09/01/23	4.25%	\$260,000.00	\$656,050.00	\$926,050.00	\$12,570,000.00
09/01/24	4.63%	\$270,000.00	\$645,000.00	\$925,000.00	\$12,300,000.00
09/01/25	4.63%	\$285,000.00	\$632,512.50	\$927,512.50	\$12,015,000.00
09/01/26	4.63%	\$300,000.00	\$619,331.26	\$929,331.26	\$11,715,000.00
09/01/27	4.63%	\$315,000.00	\$605,456.26	\$930,456.26	\$11,400,000.00
09/01/28	4.63%	\$330,000.00	\$590,887.50	\$930,887.50	\$11,070,000.00
09/01/29	5.13%	\$345,000.00	\$575,625.00	\$930,625.00	\$10,725,000.00
09/01/30	5.13%	\$365,000.00	\$557,943.76	\$932,943.76	\$10,360,000.00
09/01/31	5.13%	\$385,000.00	\$539,237.50	\$934,237.50	\$9,975,000.00
09/01/32	5.13%	\$405,000.00	\$519,506.26	\$934,506.26	\$9,570,000.00
09/01/33	5.13%	\$425,000.00	\$498,750.00	\$938,750.00	\$9,145,000.00
09/01/34	5.13%	\$450,000.00	\$476,968.76	\$941,968.76	\$8,695,000.00
09/01/35	5.13%	\$475,000.00	\$453,906.26	\$943,906.26	\$8,220,000.00
09/01/36	5.13%	\$500,000.00	\$429,562.50	\$944,562.50	\$7,720,000.00
09/01/37	5.13%	\$530,000.00	\$403,937.50	\$948,937.50	\$7,190,000.00
09/01/38	5.13%	\$560,000.00	\$376,775.00	\$951,775.00	\$6,630,000.00
09/01/39	5.25%	\$585,000.00	\$348,075.00	\$953,075.00	\$6,045,000.00
09/01/40	5.25%	\$620,000.00	\$317,362.50	\$957,362.50	\$5,425,000.00
09/01/41	5.25%	\$655,000.00	\$284,812.50	\$959,812.50	\$4,770,000.00
09/01/42	5.25%	\$690,000.00	\$250,425.00	\$960,425.00	\$4,080,000.00
09/01/43	5.25%	\$730,000.00	\$214,200.00	\$964,200.00	\$3,350,000.00
09/01/44	5.25%	\$770,000.00	\$175,875.00	\$970,875.00	\$2,580,000.00
09/01/45	5.25%	\$815,000.00	\$135,450.00	\$975,450.00	\$1,765,000.00
09/01/46	5.25%	\$860,000.00	\$92,662.50	\$977,662.50	\$905,000.00
09/01/47	5.25%	\$905,000.00	\$47,512.50	\$977,512.50	\$0.00
TOTALS		\$13,550,000.00	\$13,166,386.52	\$27,121,386.52	