

ARTISAN LAKES EAST COMMUNITY DEVELOPMENT DISTRICT



PROPOSED BUDGET

FISCAL YEAR 2023

PREPARED BY:

JPWARD & ASSOCIATES, LLC, 2301 NORTHEAST 37 STREET, FT. LAUDERDALE, FL. 33308

T: 954-658-4900 E: JimWard@JPWardAssociates.com

Artisan Lakes East Community Development District
General Fund - Budget
Fiscal Year 2023

Description	Fiscal Year		Anticipated	Fiscal Year
	2022	Actual at	Year End	2023
	Budget	11/30/2021	09/30/2022	Budget
Revenues and Other Sources				
Carryforward	\$ -	\$ -	\$ -	\$ -
Interest Income - General Account	\$ -	\$ -	\$ -	\$ -
Assessment Revenue				
Assessments - On-Roll	\$ 102,780	\$ 5,292	\$ 102,780	\$ 102,790
Assessments - Off-Roll	\$ -	\$ -	\$ -	\$ -
Contributions - Private Sources				
Taylor Morrison	\$ -	\$ -	\$ 4,204	\$ -
Total Revenue & Other Sources	\$ 102,780	\$ 5,292	\$ 102,780	\$ 102,790
Appropriations				
Legislative				
Board of Supervisor's Fees	\$ -	\$ -	\$ -	\$ -
Board of Supervisor's - FICA	\$ -	\$ -	\$ -	\$ -
Executive				
Professional - Management	\$ 20,000	\$ 3,611	\$ 20,000	\$ 23,000
Financial and Administrative				
Audit Services	\$ 5,200	\$ -	\$ 4,200	\$ 4,300
Accounting Services	\$ -	\$ -	\$ -	\$ -
Assessment Roll Preparation	\$ -	\$ -	\$ -	\$ -
Arbitrage Rebate Fees	\$ 1,000	\$ -	\$ 1,000	\$ 1,000
Other Contractual Services				
Recording and Transcription	\$ -	\$ -	\$ -	\$ -
Legal Advertising	\$ 3,000	\$ 82	\$ 2,000	\$ 2,000
Trustee Services	\$ 11,600	\$ -	\$ 8,170	\$ 8,170
Dissemination Agent Services	\$ 6,000	\$ -	\$ 6,000	\$ 6,000
Property Appraiser Fees	\$ -	\$ -	\$ -	\$ -
Bank Service Fees	\$ 360	\$ 75	\$ 250	\$ 250
Travel and Per Diem				
	\$ -	\$ -	\$ -	\$ -
Communications and Freight Services				
Telephone	\$ -	\$ -	\$ -	\$ -
Postage, Freight & Messenger	\$ 750	\$ 43	\$ 150	\$ 150
Rentals and Leases				
Miscellaneous Equipment	\$ -	\$ -	\$ -	\$ -
Computer Services (Web Site)	\$ 2,000	\$ -	\$ 2,400	\$ 1,200
Insurance				
	\$ 5,800	\$ 5,570	\$ 5,570	\$ 5,800
Subscriptions and Memberships				
	\$ 175	\$ 175	\$ 175	\$ 175
Printing and Binding				
	\$ 700	\$ 266	\$ 500	\$ 500
Office Supplies				
	\$ -	\$ -	\$ -	\$ -

Artisan Lakes East Community Development District
General Fund - Budget
Fiscal Year 2023

Description	Fiscal Year		Anticipated	Fiscal Year
	2022	Actual at	Year End	2023
	Budget	11/30/2021	09/30/2022	Budget
Legal Services				
General Counsel	\$ 7,500	\$ 358	\$ 7,500	\$ 12,800
Boundary Amendment	\$ -	\$ 4,204	\$ 4,204	\$ -
Other General Government Services				
Engineering Services	\$ 7,500	\$ 153	\$ 2,500	\$ 7,500
Contingencies	\$ 14,000	\$ -	\$ -	\$ 12,750
Capital Outlay	\$ -	\$ -	\$ -	\$ -
Reserves				
Operational Reserve (Future Years)	\$ 10,000	\$ -	\$ -	\$ 10,000
Other Fees and Charges				
Discounts, Tax Collector Fee and Property Appraiser Fee	\$ 7,195	\$ -	\$ 7,195	\$ 7,195
Total Appropriations	\$ 102,780	\$ 14,537	\$ 71,814	\$ 102,790
Fund Balances:				
Change from Current Year Operations	\$ -	\$ (9,245)	\$ 30,966	\$ -
Fund Balance - Beginning				
Restricted for Future Operations	\$ 10,000	\$ 10,000	\$ 10,000	\$ 20,000
Unassigned.	\$ 29,098	\$ 29,098	\$ 29,098	\$ 50,064
Total Fund Balance	\$ 39,098	\$ 29,854	\$ 70,064	\$ 70,064
Assessment Rate	\$ 97.42			\$ 97.43
Units Subject to Assessment	1055			1055

Artisan Lakes East Community Development District
Debt Service Fund - Series 2018 Bonds - Budget
Fiscal Year 2023

Description	Fiscal Year 2022 Budget	Actual at 11/30/2021	Anticipated Year End 09/30/2022	Fiscal Year 2023 Budget
Revenues and Other Sources				
Carryforward	\$ -	\$ -	\$ -	\$ -
Interest Income				
Revenue Account	\$ -	\$ 1	\$ 3	\$ -
Reserve Account	\$ -	\$ 2	\$ 4	\$ -
Interest Account	\$ -	\$ -	\$ -	\$ -
Prepayment Account	\$ -	\$ -	\$ -	\$ -
Capitalized Interest Account	\$ -	\$ 0	\$ -	\$ -
Special Assessment Revenue				
Special Assessment - On-Roll	\$ 425,762	\$ 24,679	\$ 425,762	\$ 425,762
Special Assessment - Off-Roll	\$ -	\$ -	\$ -	\$ -
Special Assessment - Prepayment	\$ -	\$ -	\$ -	\$ -
Contributions - Private Sources				
Taylor Morrison	\$ -	\$ -	\$ -	\$ -
Total Revenue & Other Sources	\$ 425,762	\$ 24,683	\$ 425,769	\$ 425,762
Expenditures and Other Uses				
Debt Service				
Principal Debt Service - Mandatory	\$ 100,000	\$ -	\$ 100,000	\$ 105,000
Principal Debt Service - Early Redemptions				
Interest Expense	\$ 296,150	\$ 148,075	\$ 296,150	\$ 291,950
Other Fees and Charges				
Discounts for Early Payment	\$ 27,731	\$ -	\$ 27,731	\$ 27,787
Operating Transfers Out	\$ -	\$ -	\$ -	\$ -
Total Expenditures and Other Uses	\$ 423,881	\$ 148,075	\$ 423,881	\$ 424,737
Net Increase/(Decrease) in Fund Balance	\$ -	\$ (123,392)	\$ 1,888	\$ 1,025
Fund Balance - Beginning	\$ 357,544	\$ 357,544	\$ 357,544	\$ 359,432
Fund Balance - Ending	\$ 357,544	\$ 234,152	\$ 359,432	\$ 360,457

Restricted Fund Balance:

Reserve Account Requirement	\$ 199,004
Restricted for November 1, 2023 Interest Payment	\$ 143,770
Total - Restricted Fund Balance:	\$ 342,774

Description of Product	Number of Units	FY 2022 Rate	FY 2023 Rate
Single Family 30' - 39'	0	\$ -	\$ -
Single Family 40' - 49'	198	\$ 848.98	\$ 848.98
Single Family 50' - 59'	130	\$ 1,061.22	\$ 1,061.22
Single Family 60' - 69'	94	\$ 1,273.46	\$ 1,273.46
Total:	422		

Artisan Lakes East Community Development District

Debt Service Fund - Series 2018

Description	Principal Prepayments	Principal	Coupon Rate	Interest	Annual Debt Service
Par Amount Issued:		\$ 6,060,000	Varies		
5/1/2019				\$ 110,669.53	
11/1/2019				\$ 152,065.00	\$ 262,735
5/1/2020	\$ 95,000		4.20%	\$ 152,065.00	
11/1/2020				\$ 150,070.00	\$ 397,135
5/1/2021	\$ 95,000		4.20%	\$ 150,070.00	
11/1/2021				\$ 148,075.00	\$ 393,145
5/1/2022	\$ 100,000		4.20%	\$ 148,075.00	
11/1/2022				\$ 145,975.00	\$ 394,050
5/1/2023	\$ 105,000		4.20%	\$ 145,975.00	
11/1/2023				\$ 143,770.00	\$ 394,745
5/1/2024	\$ 110,000		4.20%	\$ 143,770.00	
11/1/2024				\$ 141,460.00	\$ 395,230
5/1/2025	\$ 115,000		4.55%	\$ 141,460.00	
11/1/2025				\$ 138,843.75	\$ 395,304
5/1/2026	\$ 120,000		4.55%	\$ 138,843.75	
11/1/2026				\$ 136,113.75	\$ 394,958
5/1/2027	\$ 125,000		4.55%	\$ 136,113.75	
11/1/2027				\$ 133,270.00	\$ 394,384
5/1/2028	\$ 130,000		4.55%	\$ 133,270.00	
11/1/2028				\$ 130,312.50	\$ 393,583
5/1/2029	\$ 140,000		4.55%	\$ 130,312.50	
11/1/2029				\$ 127,127.50	\$ 397,440
5/1/2030	\$ 145,000		5.10%	\$ 127,127.50	
11/1/2030				\$ 123,430.00	\$ 395,558
5/1/2031	\$ 155,000		5.10%	\$ 123,430.00	
11/1/2031				\$ 119,477.50	\$ 397,908
5/1/2032	\$ 160,000		5.10%	\$ 119,477.50	
11/1/2032				\$ 115,397.50	\$ 394,875
5/1/2033	\$ 170,000		5.10%	\$ 115,397.50	
11/1/2033				\$ 111,062.50	\$ 396,460
5/1/2034	\$ 180,000		5.10%	\$ 111,062.50	
11/1/2034				\$ 106,472.50	\$ 397,535
5/1/2035	\$ 185,000		5.10%	\$ 106,472.50	
11/1/2035				\$ 101,755.00	\$ 393,228
5/1/2036	\$ 195,000		5.10%	\$ 101,755.00	
11/1/2036				\$ 96,782.50	\$ 393,538
5/1/2037	\$ 205,000		5.10%	\$ 96,782.50	
11/1/2037				\$ 91,555.00	\$ 393,338
5/1/2038	\$ 220,000		5.10%	\$ 91,555.00	
11/1/2038				\$ 85,945.00	\$ 397,500
5/1/2039	\$ 230,000		5.10%	\$ 85,945.00	
11/1/2039				\$ 80,080.00	\$ 346,025
5/1/2040	\$ 240,000		5.20%	\$ 80,080.00	
11/1/2040				\$ 73,840.00	\$ 393,920
5/1/2041	\$ 255,000		5.20%	\$ 73,840.00	

Artisan Lakes East Community Development District

Debt Service Fund - Series 2018

Description	Principal Prepayments	Principal	Coupon Rate	Interest	Annual Debt Service
11/1/2041				\$ 67,210.00	\$ 396,050
5/1/2042		\$ 270,000	5.20%	\$ 67,210.00	
11/1/2042				\$ 60,190.00	\$ 127,400
5/1/2043		\$ 280,000	5.20%	\$ 60,190.00	
11/1/2043				\$ 52,910.00	\$ 393,100
5/1/2044		\$ 295,000	5.20%	\$ 52,910.00	
11/1/2044				\$ 45,240.00	\$ 393,150
5/1/2045		\$ 315,000	5.20%	\$ 45,240.00	
11/1/2045				\$ 37,050.00	\$ 397,290
5/1/2046		\$ 330,000	5.20%	\$ 37,050.00	
11/1/2046				\$ 28,470.00	\$ 395,520
5/1/2047		\$ 345,000	5.20%	\$ 28,470.00	
11/1/2047				\$ 19,500.00	\$ 392,970
5/1/2048		\$ 365,000	5.20%	\$ 19,500.00	
11/1/2048				\$ 10,010.00	\$ 394,510
5/1/2049		\$ 385,000	5.20%	\$ 10,010.00	
					\$ 395,010

Artisan Lakes East Community Development District

Debt Service Fund - Series 2021 Bonds - Budget

Fiscal Year 2023

Description	Fiscal Year 2022 Budget	Actual at 11/30/2021	Anticipated Year End 09/30/2022	Fiscal Year 2023 Budget
Revenues and Other Sources				
Carryforward (Capitalized Interest)	\$ 253,720	\$ -	\$ -	\$ 115,908
Interest Income				
Revenue Account	\$ -	\$ -	\$ -	\$ -
Reserve Account	\$ -	\$ -	\$ -	\$ -
Interest Account		\$ -	\$ -	\$ -
Prepayment Account	\$ -	\$ -	\$ -	\$ -
Capitalized Interest Account	\$ -	\$ -	\$ -	\$ -
Special Assessment Revenue				\$ -
Special Assessment - On-Roll	\$ -	\$ -	\$ -	\$ 753,176
Special Assessment - Off-Roll	\$ 326,945	\$ -	\$ 326,945	\$ -
Special Assessment - Prepayment	\$ -	\$ -	\$ -	\$ -
Debt Proceeds				
Series 2018 Issuance Proceeds	\$ -	\$ -	\$ -	\$ -
Total Revenue & Other Sources	\$ 580,665	\$ -	\$ 326,945	\$ 869,083
Expenditures and Other Uses				
Debt Service				
Principal Debt Service - Mandatory				
Series 2021-1 Eaves Bend	\$ 125,000	\$ -	\$ 125,000	\$ 130,000
Series 2021-2 Heritage Park	\$ -	\$ -	\$ -	\$ 140,000
Principal Debt Service - Early Redemptions	\$ -	\$ -	\$ -	\$ -
Interest Expense				
Series 2021-1 Eaves Bend	\$ 166,096	\$ 64,404	\$ 128,809	\$ 200,508
Series 2021-2 Heritage Park	\$ 189,316	\$ 73,408	\$ 189,316	\$ 231,815
Other Fees and Charges				
Discounts for Early Payment	\$ -	\$ -	\$ -	\$ 49,273
Transfers Out	\$ -	\$ -	\$ -	\$ -
Total Expenditures and Other Uses	\$ 480,412	\$ 137,813	\$ 443,125	\$ 751,596
Net Increase/(Decrease) in Fund Balance	\$ -	\$ (137,813)	\$ (116,180)	\$ 1,580
Fund Balance - Beginning	\$ 721,584	\$ 721,584	\$ 721,584	\$ 605,405
Fund Balance - Ending	\$ 721,584	\$ 583,772	\$ 605,405	\$ 606,985
Restricted Fund Balance:				
Reserve Account Requirement			\$ 137,283	
Restricted for November 1, 2023 Interest Payment				
Series 2021-1 Eaves Bend			\$ 98,759	
Series 2021-2 Heritage Park			\$ 114,298	
Total - Restricted Fund Balance:			\$ 350,340	

Artisan Lakes East Community Development District
Debt Service Fund - Series 2021 Bonds - Budget
Fiscal Year 2023

Description	Fiscal Year 2022 Budget	Actual at 11/30/2021	Anticipated Year End 09/30/2022	Fiscal Year 2023 Budget
-------------	----------------------------	-------------------------	------------------------------------	----------------------------

Assessment Rates	Eaves Bend		Heritage Park	
	FY 2022	FY 2023	FY 2022	FY 2023
Single Family 40' - 49'	\$794.63	\$794.63	\$ 794.63	\$ 794.63
Single Family 50' - 59'	\$993.29	\$993.29	\$ 993.29	\$ 993.29
Single Family 60' - 69'	\$1,191.95	\$1,191.95	\$ 1,191.95	\$ 1,191.95

**Artisan Lakes East Community Development District
Debt Service Fund - Series 2021-1 Bonds - Eaves Bend**

Description	Principal Prepayments	Principal	Coupon Rate	Interest	Annual Debt Service	Bond Balance
Par Amount Issued:		\$ 6,015,000	Varies			
7/7/2021						
11/1/2021				\$ 64,404.46	\$ 64,404	\$ 6,015,000
5/1/2022	\$ 125,000		2.300%	\$ 101,691.25		\$ 5,890,000
11/1/2022				\$ 100,253.75	\$ 291,096	\$ 5,890,000
5/1/2023	\$ 130,000		2.300%	\$ 100,253.75		\$ 5,760,000
11/1/2023				\$ 98,758.75	\$ 330,508	\$ 5,760,000
5/1/2024	\$ 135,000		2.300%	\$ 98,758.75		\$ 5,625,000
11/1/2024				\$ 97,206.25	\$ 332,518	\$ 5,625,000
5/1/2025	\$ 135,000		2.300%	\$ 97,206.25		\$ 5,490,000
11/1/2025				\$ 95,653.75	\$ 329,413	\$ 5,490,000
5/1/2026	\$ 140,000		2.300%	\$ 95,653.75		\$ 5,350,000
11/1/2026				\$ 94,043.75	\$ 331,308	\$ 5,350,000
5/1/2027	\$ 140,000		2.750%	\$ 94,043.75		\$ 5,210,000
11/1/2027				\$ 92,118.75	\$ 328,088	\$ 5,210,000
5/1/2028	\$ 145,000		2.750%	\$ 92,118.75		\$ 5,065,000
11/1/2028				\$ 90,125.00	\$ 329,238	\$ 5,065,000
5/1/2029	\$ 150,000		2.750%	\$ 90,125.00		\$ 4,915,000
11/1/2029				\$ 88,062.50	\$ 330,250	\$ 4,915,000
5/1/2030	\$ 155,000		2.750%	\$ 88,062.50		\$ 4,760,000
11/1/2030				\$ 85,931.25	\$ 331,125	\$ 4,760,000
5/1/2031	\$ 160,000		2.750%	\$ 85,931.25		\$ 4,600,000
11/1/2031				\$ 83,731.25	\$ 331,863	\$ 4,600,000
5/1/2032	\$ 165,000		3.125%	\$ 83,731.25		\$ 4,435,000
11/1/2032				\$ 81,153.13	\$ 332,463	\$ 4,435,000
5/1/2033	\$ 170,000		3.125%	\$ 81,153.13		\$ 4,265,000
11/1/2033				\$ 78,496.88	\$ 332,306	\$ 4,265,000
5/1/2034	\$ 175,000		3.125%	\$ 78,496.88		\$ 4,090,000
11/1/2034				\$ 75,762.50	\$ 331,994	\$ 4,090,000
5/1/2035	\$ 180,000		3.125%	\$ 75,762.50		\$ 3,910,000
11/1/2035				\$ 72,950.00	\$ 331,525	\$ 3,910,000
5/1/2036	\$ 185,000		3.125%	\$ 72,950.00		\$ 3,725,000
11/1/2036				\$ 70,059.38	\$ 330,900	\$ 3,725,000
5/1/2037	\$ 190,000		3.125%	\$ 70,059.38		\$ 3,535,000
11/1/2037				\$ 67,090.63	\$ 330,119	\$ 3,535,000
5/1/2038	\$ 195,000		3.125%	\$ 67,090.63		\$ 3,340,000
11/1/2038				\$ 64,043.75	\$ 329,181	\$ 3,340,000
5/1/2039	\$ 205,000		3.125%	\$ 64,043.75		\$ 3,135,000
11/1/2039				\$ 60,840.63	\$ 333,088	\$ 3,135,000
5/1/2040	\$ 210,000		3.125%	\$ 60,840.63		\$ 2,925,000
11/1/2040				\$ 57,559.38	\$ 331,681	\$ 2,925,000
5/1/2041	\$ 215,000		3.125%	\$ 57,559.38		\$ 2,710,000
11/1/2041				\$ 54,200.00	\$ 330,119	\$ 2,710,000
5/1/2042	\$ 225,000		4.000%	\$ 54,200.00		\$ 2,485,000
11/1/2042				\$ 49,700.00	\$ 333,400	\$ 2,485,000
5/1/2043	\$ 235,000		4.000%	\$ 49,700.00		\$ 2,250,000

**Artisan Lakes East Community Development District
Debt Service Fund - Series 2021-1 Bonds - Eaves Bend**

Description	Principal Prepayments	Principal	Coupon Rate	Interest	Annual Debt Service	Bond Balance
11/1/2043				\$ 45,000.00	\$ 334,400	\$ 2,250,000
5/1/2044		\$ 245,000	4.000%	\$ 45,000.00		\$ 2,005,000
11/1/2044				\$ 40,100.00	\$ 85,100	\$ 2,005,000
5/1/2045		\$ 255,000	4.000%	\$ 40,100.00		\$ 1,750,000
11/1/2045				\$ 35,000.00	\$ 335,200	\$ 1,750,000
5/1/2046		\$ 265,000	4.000%	\$ 35,000.00		\$ 1,485,000
11/1/2046				\$ 29,700.00	\$ 335,000	\$ 1,485,000
5/1/2047		\$ 275,000	4.000%	\$ 29,700.00		\$ 1,210,000
11/1/2047				\$ 24,200.00	\$ 334,400	\$ 1,210,000
5/1/2048		\$ 285,000	4.000%	\$ 24,200.00		\$ 925,000
11/1/2048				\$ 18,500.00	\$ 333,400	\$ 925,000
5/1/2049		\$ 295,000	4.000%	\$ 18,500.00		\$ 630,000
11/1/2049				\$ 12,600.00	\$ 332,000	\$ 630,000
5/1/2050		\$ 310,000	4.000%	\$ 12,600.00		\$ 320,000
11/1/2050				\$ 6,400.00	\$ 335,200	\$ 320,000
5/1/2051		\$ 320,000	4.000%	\$ 6,400.00		\$ -
11/1/51				\$ 6,400.00		

**Artisan Lakes Community Development District
Debt Service Fund - Series 2021-1 Bonds - Heritage Park**

Description	Principal Prepayments	Principal	Coupon Rate	Interest	Annual Debt Service	Bond Balance
Par Amount Issued:		\$ 6,745,000	Varies			
7/7/2021						
11/1/2021				\$ 73,408.08	\$ 73,408	\$ 6,745,000
5/1/2022				\$ 115,907.50		\$ 6,745,000
11/1/2022				\$ 115,907.50	\$ 189,316	\$ 6,745,000
5/1/2023	\$ 140,000		2.300%	\$ 115,907.50		\$ 6,605,000
11/1/2023				\$ 114,297.50	\$ 371,815	\$ 6,605,000
5/1/2024	\$ 145,000		2.300%	\$ 114,297.50		\$ 6,460,000
11/1/2024				\$ 112,630.00	\$ 373,595	\$ 6,460,000
5/1/2025	\$ 145,000		2.300%	\$ 112,630.00		\$ 6,315,000
11/1/2025				\$ 110,962.50	\$ 370,260	\$ 6,315,000
5/1/2026	\$ 150,000		2.300%	\$ 110,962.50		\$ 6,165,000
11/1/2026				\$ 109,237.50	\$ 371,925	\$ 6,165,000
5/1/2027	\$ 155,000		2.750%	\$ 109,237.50		\$ 6,010,000
11/1/2027				\$ 107,106.25	\$ 373,475	\$ 6,010,000
5/1/2028	\$ 160,000		2.750%	\$ 107,106.25		\$ 5,850,000
11/1/2028				\$ 104,906.25	\$ 374,213	\$ 5,850,000
5/1/2029	\$ 165,000		2.750%	\$ 104,906.25		\$ 5,685,000
11/1/2029				\$ 102,637.50	\$ 374,813	\$ 5,685,000
5/1/2030	\$ 165,000		2.750%	\$ 102,637.50		\$ 5,520,000
11/1/2030				\$ 100,368.75	\$ 370,275	\$ 5,520,000
5/1/2031	\$ 170,000		2.750%	\$ 100,368.75		\$ 5,350,000
11/1/2031				\$ 98,031.25	\$ 370,738	\$ 5,350,000
5/1/2032	\$ 175,000		3.125%	\$ 98,031.25		\$ 5,175,000
11/1/2032				\$ 95,296.88	\$ 371,063	\$ 5,175,000
5/1/2033	\$ 185,000		3.125%	\$ 95,296.88		\$ 4,990,000
11/1/2033				\$ 92,406.25	\$ 375,594	\$ 4,990,000
5/1/2034	\$ 190,000		3.125%	\$ 92,406.25		\$ 4,800,000
11/1/2034				\$ 89,437.50	\$ 374,813	\$ 4,800,000
5/1/2035	\$ 195,000		3.125%	\$ 89,437.50		\$ 4,605,000
11/1/2035				\$ 86,390.63	\$ 373,875	\$ 4,605,000
5/1/2036	\$ 200,000		3.125%	\$ 86,390.63		\$ 4,405,000
11/1/2036				\$ 83,265.63	\$ 372,781	\$ 4,405,000
5/1/2037	\$ 205,000		3.125%	\$ 83,265.63		\$ 4,200,000
11/1/2037				\$ 80,062.50	\$ 371,531	\$ 4,200,000
5/1/2038	\$ 215,000		3.125%	\$ 80,062.50		\$ 3,985,000
11/1/2038				\$ 76,703.13	\$ 375,125	\$ 3,985,000
5/1/2039	\$ 220,000		3.125%	\$ 76,703.13		\$ 3,765,000
11/1/2039				\$ 73,265.63	\$ 373,406	\$ 3,765,000
5/1/2040	\$ 230,000		3.125%	\$ 73,265.63		\$ 3,535,000
11/1/2040				\$ 69,671.88	\$ 376,531	\$ 3,535,000
5/1/2041	\$ 235,000		3.125%	\$ 69,671.88		\$ 3,300,000
11/1/2041				\$ 66,000.00	\$ 374,344	\$ 3,300,000
5/1/2042	\$ 245,000		4.000%	\$ 66,000.00		\$ 3,055,000
11/1/2042				\$ 61,100.00	\$ 377,000	\$ 3,055,000
5/1/2043	\$ 255,000		4.000%	\$ 61,100.00		\$ 2,800,000

**Artisan Lakes Community Development District
Debt Service Fund - Series 2021-1 Bonds - Heritage Park**

Description	Principal Prepayments	Principal	Coupon Rate	Interest	Annual Debt Service	Bond Balance
11/1/2043				\$ 56,000.00	\$ 377,200	\$ 2,800,000
5/1/2044		\$ 265,000	4.000%	\$ 56,000.00		\$ 2,535,000
11/1/2044				\$ 50,700.00	\$ 106,700	\$ 2,535,000
5/1/2045		\$ 275,000	4.000%	\$ 50,700.00		\$ 2,260,000
11/1/2045				\$ 45,200.00	\$ 376,400	\$ 2,260,000
5/1/2046		\$ 285,000	4.000%	\$ 45,200.00		\$ 1,975,000
11/1/2046				\$ 39,500.00	\$ 375,400	\$ 1,975,000
5/1/2047		\$ 295,000	4.000%	\$ 39,500.00		\$ 1,680,000
11/1/2047				\$ 33,600.00	\$ 374,000	\$ 1,680,000
5/1/2048		\$ 310,000	4.000%	\$ 33,600.00		\$ 1,370,000
11/1/2048				\$ 27,400.00	\$ 377,200	\$ 1,370,000
5/1/2049		\$ 320,000	4.000%	\$ 27,400.00		\$ 1,050,000
11/1/2049				\$ 21,000.00	\$ 374,800	\$ 1,050,000
5/1/2050		\$ 335,000	4.000%	\$ 21,000.00		\$ 715,000
11/1/2050				\$ 14,300.00	\$ 377,000	\$ 715,000
5/1/2051		\$ 350,000	4.000%	\$ 14,300.00		\$ 365,000
11/1/2051				\$ 7,300.00	\$ 378,600	\$ 365,000
5/1/2052		\$ 365,000	4.000%	\$ 7,300.00		\$ -